

# THE SONOMA

|                         |                                    |                      |
|-------------------------|------------------------------------|----------------------|
| <b>Property Details</b> |                                    | Block 58 Lot 6       |
| <b>Lot Type</b>         |                                    | Commercial           |
| <b>Area (in sqm)</b>    |                                    | 666.00               |
| <b>Selling Price</b>    |                                    | <b>39,960,000.00</b> |
| <b>Other Charges</b>    |                                    | Actual Cost          |
| <b>Reservation Fee</b>  |                                    | 100,000.00           |
| <b>OPTION 1</b>         | <b>CASH</b>                        |                      |
|                         | Selling Price                      | 39,960,000.00        |
|                         | Less: CASH DISCOUNT 10%            | 3,996,000.00         |
|                         | Selling Price less Discount        | 35,964,000.00        |
|                         | Add: VAT 12%                       | 4,315,680.00         |
|                         | <b>NET SELLING PRICE</b>           | <b>40,279,680.00</b> |
|                         | Less: Reservation Fee              | 100,000.00           |
|                         | <b>Total Cash Payment</b>          | <b>40,179,680.00</b> |
| <b>OPTION 2</b>         | <b>20-80 TERM</b>                  |                      |
|                         | Selling Price                      | 39,960,000.00        |
|                         | Less: DISCOUNT FOR DOWN PAYMENT 3% | 1,198,800.00         |
|                         | Selling Price net of Discount      | 38,761,200.00        |
|                         | Add: VAT 12%                       | 4,651,344.00         |
|                         | <b>NET SELLING PRICE</b>           | <b>43,412,544.00</b> |
|                         | Down payment 20%                   | 8,682,508.80         |
|                         | Less: Reservation Fee              | 100,000.00           |
|                         | <b>OUTRIGHT DOWNPAYMENT</b>        | <b>8,582,508.80</b>  |
|                         | Balance 80%                        | 34,730,035.20        |
|                         | Payable in 24 months @ 0%          | <b>1,447,084.80</b>  |
|                         | 36 months @ 15%                    | <b>1,203,928.08</b>  |
| <b>OPTION 3</b>         | <b>30-70 TERM</b>                  |                      |
|                         | Selling Price                      | 39,960,000.00        |
|                         | Less: DISCOUNT FOR DOWN PAYMENT 4% | 1,598,400.00         |
|                         | Selling Price net of Discount      | 38,361,600.00        |
|                         | Add: VAT 12%                       | 4,603,392.00         |
|                         | <b>NET SELLING PRICE</b>           | <b>42,964,992.00</b> |
|                         | Down payment 30%                   | 12,889,497.60        |
|                         | Less: Reservation Fee              | 100,000.00           |
|                         | <b>OUTRIGHT DOWNPAYMENT</b>        | <b>12,789,497.60</b> |
|                         | Balance 70%                        | 30,075,494.40        |
|                         | Payable in 36 months @ 0%          | <b>835,430.40</b>    |
|                         | 48 months @ 16%                    | <b>852,347.96</b>    |

**OPTION 4****50-50 TERM**

|                                 |     |                      |
|---------------------------------|-----|----------------------|
| Selling Price                   |     | 39,960,000.00        |
| Less: DISCOUNT FOR DOWN PAYMENT | 5%  | 1,998,000.00         |
| Selling Price net of Discount   |     | 37,962,000.00        |
| Add: VAT                        | 12% | 4,555,440.00         |
| <b>NET SELLING PRICE</b>        |     | <b>42,517,440.00</b> |

|                             |     |                      |
|-----------------------------|-----|----------------------|
| Down payment                | 50% | 21,258,720.00        |
| Less: Reservation Fee       |     | 100,000.00           |
| <b>OUTRIGHT DOWNPAYMENT</b> |     | <b>21,158,720.00</b> |

|            |                 |                   |
|------------|-----------------|-------------------|
| Balance    | 50%             | 21,258,720.00     |
| Payable in | 48 months @ 0%  | <b>442,890.00</b> |
|            | 60 months @ 17% | <b>528,333.95</b> |

## Notes:

1. Empire East Land Holdings, Inc. reserves the rights to correct any error that may appear on this pricelist.
2. The Sonoma commercial Lots are sold on a first-come, first-serve basis.
3. Selling Price is exclusive of VAT and other charges.
4. Other fees are computed based on actual cost.
3. The Reservation Fee (P100,0000) and all payments made are non-refundable in case of cancellation or withdrawal by the buyer.
4. All checks should be made payable to EMPIRE EAST LAND HOLDINGS, INC.
5. Price and terms are subject to change without prior notice.