



February 15, 2023

MEMORANDUM

FOR : The Regional Executive Director
DENR MIMAROPA Region

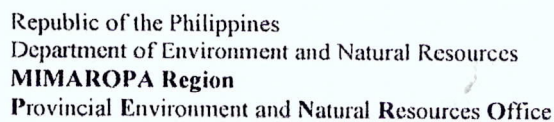
ATTENTION: The Chief Licenses, Patents and Deeds Division

FROM : The In-Charge, Office of the PENRO
Oriental Mindoro

SUBJECT : **REQUEST OF CONSUVIL REALTY DEVELOPMENT CORPORATION REPRESENTED BY MR. FERNANDO C. SUZARA TO CUT NATURALLY GROWN TREES WITHIN PRIVATE TITLED PROPERTY LOCATED IN BRGY. BULUSAN, CALAPAN CITY, ORIENTAL MINDORO**

Forwarded is the request of Consuvil Realty Development Corporation, represented by Mr. Fernando C. Suzara, to cut and utilize six hundred forty-two (642) naturally growing tree species within private titled property with TCT Nos. T-159916, T-127709, and T-88855 located in Brgy. Bulusan, Calapan City, Oriental Mindoro, together with the following required documents necessary for the issuance of a cutting permit:

1. Letter dated April 7, 2022 from Mr. Fernando C. Suzara;
2. Authenticated copy of TCT No. T-159916, T-127709 and T-88855 in the name of Susan Valencia, Karen Kristine Sih, Geraldine Jane S. Ong and Gemma Lyn Sih, Annelle Sih respectively, with Deed of Sale and valid ID;
3. Certification dated April 12, 2022 from Hon. Gerry A. Dangan, Barangay Captain of Bulusan, Calapan City, interposes no objection on the cutting of trees;
4. Certification dated April 26, 2022 from Wilfredo G. Landicho, City ENRO, interposes no objection on the cutting of trees;
5. Inspection/ Inventory report of CENRO Socorro personnel;
6. Tally Sheet, Stand and Stock Table and Tree Charting Map/ Location Map with Geotagged photos of inventoried trees;
7. Application for Special/Private Land Timber Permit (SPLTP/PLTP) filed by Mr. Fernando C. Suzara;
8. Certification dated August 30, 2022 issued by CENRO Rodel M. Boyles;
9. Xerox copy of Official Receipts No. 9177423 and 9177422, both dated August 26, 2022;
10. Attached CD file containing Geo-tagged photos of inventoried trees, Tally sheet and Stand and Stock Table.



CHECKLIST OF REQUIREMENTS (Cutting Permit)

- REMARKS

Ilang-ilang St., Sitio II, Sucqui, Calapan City, Oriental Mindoro



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
Provincial Environment and Natural Resources Office

Considering the merit of the request and completeness/orderliness of the documents submitted, the undersigned concurs with the recommendation of CENRO Socorro for the issuance of the corresponding permit to cut the inventoried trees.

For consideration.



ALMA E. GIBE

TSD Chief/ In-Charge, Office of the PENRO

PENRO Tracking No.: 2210000572
FN: TSD/RPS/Kenneth

Ilang-ilang St., Sitio II, Suqui, Calapan City, Oriental Mindoro
DENR Contact Nos. (043) 288-3017, tel. fax. 288-3006



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
Community Environment and Natural Resources Office

February 10, 2023

MEMORANDUM

FOR : The Regional Executive Director

THRU : The OIC, PENR Officer

FROM : The CENR Officer

SUBJECT : **REQUEST OF CONSUVIL REALTY DEVELOPMENT CORPORATION REPRESENTED BY MR. FERNANDO C. SUZARA TO CUT NATURALLY GROWN TREES WITHIN PRIVATE TITLED PROPERTY LOCATED IN BRGY. BULUSAN, CALAPAN CITY, ORIENTAL MINDORO.**

DENR-MIMAROPA REGION	
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE	
ORIENTAL MINDORO	
PENR TRACKING NO.	
RECEIVED BY:	<i>[Signature]</i>
DATE:	FEB 14 2023
TIME:	

We are forwarding the application and other documents relative to the request of Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara to cut six hundred forty-two (642) naturally growing trees of assorted tree species with an aggregate volume of 331.27 cubic meters within private titled property under TCT No. T-159916, T-127709 and T-88855 located in Barangay Bulusan, Calapan City, Oriental Mindoro.

The permittee is requesting to cut these trees to give way for the proposed development of a subdivision project to be situated on the same location.

Considering the reason and merit of their request notwithstanding the trees being requested to be cut and utilize are found within titled property, this Office recommends the granting of desired permit subject, however, to existing rules and regulations pertaining to this matter.

For evaluation, consideration and approval.

[Signature]
RODEL M. BOYLES



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
Community Environment and Natural Resources Office
Pasi II, Socorro, Oriental Mindoro

July 25, 2022

MEMORANDUM

FOR : The CENRO

THRU : The DMO IV
The Chief, Regulation and Permitting Section

FROM : The Undersign Personnel

*General
long*

**SUBJECT : REPORT ON THE CONDUCT OF INSPECTION/
VERIFICATION AND INVENTORY OF VARIOUS TREES
WITHIN THE TITLED PROPERTY OF CONSUVIL REALTY
DEVELOPMENT CORPORATION REPRESENTED BY FERNANDO
C. SUZARA LOCATED AT BRGY. BULUSAN, CALAPAN CITY,
ORIENTAL MINDORO**

In connection to the above cited subject, please be informed that the undersigned conducted inventory of naturally grown trees on the titled property of Consuvil Realty Development Corporation represented by Fernando C. Suzara situated at Brgy. Bulusan, Calapan City, Oriental Mindoro.

During our actual inventory, six hundred forty two (642) assorted trees with an aggregate volume of 331.27 cubic meters were verified and scaled within the private titled property. The Consuvil Realty Development Corporation proposed a subdivision projects and development in the said properties.

In this regard, the undersigned interposes no objection on the said request and recommends the issuance of cutting permit in accordance with the respective provision of the DENR laws, rules and regulations.

Attached are the Tally sheet, Stock Table, Geo-tag Pictures and Generated Maps of the area.

For his information and favourable action.


ZAREX P. DELA CRUZ
Forest Technician I
Registered Forester
PRC ID. 11456


DENNIS B. CUASAY
Forest Technician II


JOEY ALBERT SAN DIEGO
Forest Technician I

Tracking No: RPS 2206000367

LOT 40-F-1-B

TALLY SHEET

NAME OF PROPONENT: CONSUVIL REALTY CORPORATION							AREA INVENTORIED (ha.):		
LOCATION OF THE PROJECT: BRGY. BULUSAN, CALAPAN CITY,							DATE OF INVENTORY:		
TREE NO.	SPECIES	DBH (M)	MH (M)	TH (M)	VOLUME (MB)	TREE CATEGORY	GPS READING		STEM QUALITY
						PLANTED/ NATURAL	Easting	Northing	
1	ACACIA	95	8	15	3.8	Natural	305247.35	1483197.90	1
2	KANAPAY	45	7	13	0.7	Natural	305243.86	1483188.89	1
3	KANAPAY	40	6	10	0.5	Natural	305225.48	1483194.01	1
4	KALANTAS	105	9	16	5.2	Natural	305229.11	1483171.67	1
5	KALANTAS	32	5	12	0.3	Natural	305229.11	1483171.67	1
6	KALANTAS	33	5	11	0.3	Natural	305216.73	1483182.08	1
7	TALUTO	38	5	11	0.4	Natural	305206.86	1483190.27	1
8	TALUTO	37	5	13	0.4	Natural	305202.71	1483190.85	1
9	TALUTO	36	5	12	0.3	Natural	305191.14	1483188.17	1
10	TALUTO	48	7	13	0.8	Natural	305188.44	1483188.74	1
11	TALUTO	42	6	12	0.6	Natural	305179.41	1483188.99	1
12	TALUTO	36	5	9	0.3	Natural	305178.14	1483187.90	1
13	TALUTO	38	5	9	0.4	Natural	305178.17	1483191.77	1
14	TALUTO	80	7	14	2.3	Natural	305169.87	1483192.75	1
15	KALANTAS	32	6	12	0.3	Natural	305153.41	1483188.08	1
16	KALANTAS	34	6	12	0.4	Natural	305156.08	1483183.45	1
17	ANTIPOLO	45	7	13	0.7	Natural	305138.98	1483189.66	1
18	TALUTO	39	6	12	0.5	Natural	305137.72	1483190.03	1
19	TALUTO	36	6	12	0.4	Natural	305117.38	1483173.03	1
20	TALUTO	40	6	11	0.5	Natural	305117.38	1483173.03	1
21	TALUTO	51	7	13	0.9	Natural	305113.43	1483176.75	1
22	TALUTO	32	5	11	0.3	Natural	305104.50	1483189.17	1
23	TALUTO	48	7	12	0.8	Natural	305103.23	1483189.18	1
24	TALUTO	41	6	12	0.5	Natural	305103.79	1483191.20	1
25	TALUTO	43	6	12	0.6	Natural	305084.18	1483176.04	1
26	TALUTO	36	5	11	0.3	Natural	305076.93	1483171.48	1
27	TALUTO	42	6	13	0.6	Natural	305075.36	1483179.06	1
28	TALUTO	33	5	11	0.3	Natural	305071.46	1483188.86	1
29	TALUTO	33	5	11	0.3	Natural	305055.16	1483181.60	1
30	TALUTO	36	5	11	0.3	Natural	305055.03	1483188.61	1
31	TALUTO	48	7	12	0.8	Natural	305059.11	1483203.33	1
32	TALUTO	26	5	10	0.2	Natural	305042.06	1483192.39	1
33	TALUTO	25	5	11	0.2	Natural	305021.85	1483193.83	1
34	TALUTO	34	5	11	0.3	Natural	305012.99	1483192.42	1
35	TALUTO	26	5	10	0.2	Natural	305012.25	1483188.74	1
36	TALUTO	32	5	13	0.3	Natural	305015.82	1483183.36	1
37	TALUTO	28	5	11	0.2	Natural	305010.74	1483180.63	1
38	TALUTO	28	5	11	0.2	Natural	305003.83	1483173.86	1
39	TALUTO	36	6	13	0.4	Natural	304989.10	1483183.93	1
40	TALUTO	48	7	14	0.8	Natural	304963.53	1483167.88	1
41	TALUTO	37	5	13	0.4	Natural	304959.37	1483166.99	1
42	TALUTO	34	5	13	0.3	Natural	304954.44	1483159.28	1
43	TALUTO	28	5	11	0.2	Natural	304950.90	1483193.43	1
44	TALUTO	27	5	11	0.2	Natural	304933.53	1483187.65	1
45	TALUTO	30	5	12	0.2	Natural	304933.37	1483190.23	1
46	TALUTO	26	5	10	0.2	Natural	304922.02	1483194.37	1
47	TALUTO	24	4	11	0.1	Natural	304902.97	1483180.50	1
48	TALUTO	33	5	13	0.3	Natural	304906.55	1483176.60	1
49	TALUTO	27	5	11	0.2	Natural	304895.58	1483182.58	1
50	TALUTO	29	5	12	0.2	Natural	305243.17	1483196.98	1

51.	TALUTO	28	5	12	0.2	Natural	305235.13	1483196.34	1
52	TALUTO	25	5	11	0.2	Natural	305228.99	1483197.19	1
53	TALUTO	32	5	13	0.3	Natural	305216.50	1483199.73	1
54	TALUTO	34	5	13	0.3	Natural	305204.86	1483199.94	1
55	ANTIPOLO	48	5	12	0.6	Natural	305186.23	1483199.31	1
56	ANTIPOLO	22	4	11	0.1	Natural	305193.43	1483199.31	1
57	ANTIPOLO	26	4	10	0.1	Natural	305198.08	1483201.00	1
58	ANTIPOLO	28	5	11	0.2	Natural	305221.79	1483201.00	1
59	ANTIPOLO	27	5	11	0.2	Natural	305232.59	1483201.42	1
60	ANTIPOLO	30	5	12	0.2	Natural	305245.50	1483202.48	1
61	ANTIPOLO	25	4	10	0.1	Natural	305240.21	1483189.36	1
62	ANTIPOLO	35	6	11	0.4	Natural	305227.29	1483188.72	1
63	ANTIPOLO	35	6	12	0.4	Natural	305216.71	1483189.78	1
64	ANTIPOLO	38	6	12	0.5	Natural	305218.19	1483195.92	1
65	ANTIPOLO	40	7	13	0.6	Natural	305209.51	1483195.71	1
66	ANTIPOLO	40	7	13	0.6	Natural	305226.66	1483180.68	1
67	ANTIPOLO	31	5	10	0.3	Natural	305233.64	1483189.57	1
68	ANTIPOLO	62	8	15	1.6	Natural	305242.32	1483183.86	1
69	ANTIPOLO	41	6	12	0.5	Natural	305234.28	1483184.49	1
70	ANTIPOLO	39	6	12	0.5	Natural	305230.04	1483184.28	1
71	TALUTO	70	6	12	1.5	Natural	305237.88	1483179.62	1
72	TALUTO	56	7	13	1.1	Natural	305237.88	1483179.62	1
73	TALUTO	40	6	12	0.5	Natural	305236.82	1483173.70	1
74	TALUTO	48	7	12	0.8	Natural	305229.20	1483177.08	1
75	TALUTO	56	8	13	1.3	Natural	305206.55	1483172.00	1
76	TALUTO	41	6	12	0.5	Natural	305205.91	1483179.83	1
77	TALUTO	27	4	10	0.2	Natural	305196.39	1483182.37	1
78	TALUTO	35	5	11	0.3	Natural	305172.68	1483174.54	1
79	TALUTO	40	6	12	0.5	Natural	305184.32	1483172.00	1
80	ACACIA	90	8	15	3.4	Natural	305183.90	1483178.78	1
81	TALUTO	48	6	11	0.7	Natural	305190.67	1483174.97	1
82	TALUTO	46	6	11	0.7	Natural	305218.83	1483176.87	1
83	ANTIPOLO	41	6	12	0.5	Natural	305219.25	1483169.04	1
84	ANTIPOLO	35	5	11	0.3	Natural	305232.80	1483166.50	1
85	ANTIPOLO	34	5	11	0.3	Natural	305231.10	1483160.36	1
86	TALUTO	27	4	10	0.2	Natural	305216.71	1483160.36	1
87	TALUTO	40	6	12	0.5	Natural	305208.67	1483160.36	1
88	TALUTO	39	6	11	0.5	Natural	305201.26	1483159.73	1
89	TALUTO	43	6	11	0.6	Natural	305195.33	1483159.73	1
90	TALUTO	48	7	11	0.8	Natural	305189.62	1483159.94	1
91	TALUTO	23	4	10	0.1	Natural	305185.17	1483160.36	1
92	TALUTO	38	5	11	0.4	Natural	305178.61	1483160.57	1
93	TALUTO	39	5	11	0.4	Natural	305186.86	1483166.50	1
94	TALUTO	38	5	12	0.4	Natural	305194.70	1483165.86	1
95	TALUTO	30	4	10	0.2	Natural	305205.07	1483165.23	1
96	TALUTO	30	5	10	0.2	Natural	305198.72	1483172.00	1
97	TALUTO	35	5	11	0.3	Natural	305210.99	1483174.54	1
98	TALUTO	52	7	13	1	Natural	305224.75	1483162.27	1
99	TALUTO	40	6	12	0.5	Natural	305171.62	1483158.67	1
100	TALUTO	61	8	15	1.5	Natural	305154.69	1483158.24	1

101	TALUTO	26	4	11	0.1	Natural	305144.95	1483157.82	1
102	TALUTO	49	7	12	0.9	Natural	305168.87	1483159.94	1
103	TALUTO	21	4	10	0.1	Natural	305165.27	1483158.03	1
104	TALUTO	23	4	10	0.1	Natural	305165.06	1483173.48	1
105	TALUTO	22	4	10	0.1	Natural	305173.11	1483181.32	1
106	TALUTO	24	4	11	0.1	Natural	305166.12	1483194.86	1
107	TALUTO	20	4	11	0.1	Natural	305152.79	1483196.98	1
108	TALUTO	29	5	11	0.2	Natural	305145.17	1483198.04	1
109	TALUTO	38	6	12	0.5	Natural	305146.44	1483191.05	1
110	TALUTO	95	8	15	3.8	Natural	305160.62	1483191.48	1
111	TALUTO	35	5	11	0.3	Natural	305160.19	1483196.13	1
112	TALUTO	28	4	10	0.2	Natural	305179.88	1483196.56	1
113	TALUTO	29	4	10	0.2	Natural	305180.09	1483201.00	1
114	TALUTO	41	6	11	0.5	Natural	305172.05	1483200.58	1
115	TALUTO	33	5	10	0.3	Natural	305179.03	1483174.75	1
116	TALUTO	36	5	11	0.3	Natural	305178.19	1483168.19	1
117	TALUTO	29	5	10	0.2	Natural	305170.35	1483165.44	1
118	TALUTO	33	5	11	0.3	Natural	305160.41	1483167.35	1
119	TALUTO	39	5	10	0.4	Natural	305158.50	1483163.75	1
120	TALUTO	38	5	11	0.4	Natural	305166.76	1483166.50	1
121	TALUTO	40	5	12	0.4	Natural	305165.49	1483162.48	1
122	TALUTO	41	6	12	0.5	Natural	305152.57	1483166.29	1
123	TALUTO	29	5	10	0.2	Natural	305157.23	1483177.29	1
124	TALUTO	32	5	11	0.3	Natural	305166.97	1483187.24	1
125	TALUTO	33	5	12	0.3	Natural	305148.34	1483182.80	1
126	TALUTO	33	5	12	0.3	Natural	305144.74	1483172.64	1
127	TALUTO	21	4	10	0.1	Natural	305145.17	1483166.71	1
128	TALUTO	36	6	11	0.4	Natural	305131.41	1483196.13	1
129	TALUTO	29	4	11	0.2	Natural	305130.56	1483184.07	1
130	BALITE	39	6	12	0.5	Natural	305138.18	1483180.68	1
131	TALUTO	41	6	12	0.5	Natural	305130.98	1483189.15	1
132	TALUTO	28	5	11	0.2	Natural	305139.03	1483184.91	1
133	TALUTO	29	5	11	0.2	Natural	305136.06	1483172.64	1
134	TALUTO	35	5	12	0.3	Natural	305127.60	1483176.45	1
135	TALUTO	29	4	10	0.2	Natural	305127.39	1483162.27	1
136	TALUTO	27	5	10	0.2	Natural	305131.62	1483164.38	1
137	TALUTO	41	6	12	0.5	Natural	305118.28	1483151.26	1
138	TALUTO	32	5	11	0.3	Natural	305127.60	1483149.99	1
139	TALUTO	35	5	10	0.3	Natural	305132.04	1483153.80	1
140	TALUTO	35	6	11	0.4	Natural	305130.77	1483144.27	1
141	TALUTO	43	6	11	0.6	Natural	305121.04	1483145.12	1
142	TALUTO	34	5	10	0.3	Natural	305128.66	1483133.27	1
143	TALUTO	42	6	11	0.6	Natural	305133.74	1483136.02	1
144	TALUTO	31	5	10	0.3	Natural	305125.06	1483140.04	1
145	TALUTO	31	5	11	0.3	Natural	305116.80	1483135.81	1
146	TALUTO	35	6	12	0.4	Natural	305123.36	1483125.65	1
147	TALUTO	35	5	11	0.3	Natural	305132.04	1483121.20	1
148	TALUTO	39	5	11	0.4	Natural	305133.31	1483118.24	1
149	TALUTO	40	6	12	0.5	Natural	305127.17	1483120.78	1
150	TALUTO	31	5	10	0.3	Natural	305121.46	1483120.99	1

151	TALUTO	37	5	11	0.4	Natural	305109.82	1483125.44	1
152	TALUTO	40	6	12	0.5	Natural	305109.82	1483125.44	1
153	TALUTO	37	5	11	0.4	Natural	305095.42	1483126.71	1
154	TALUTO	37	5	11	0.4	Natural	305087.80	1483126.71	1
155	TALUTO	36	5	11	0.3	Natural	305078.91	1483129.67	1
156	TALUTO	25	5	10	0.2	Natural	305077.22	1483131.57	1
157	TALUTO	40	6	11	0.5	Natural	305076.16	1483134.33	1
158	TALUTO	39	6	12	0.5	Natural	305085.69	1483146.18	1
159	TALUTO	28	4	11	0.2	Natural	305080.18	1483134.33	1
160	TALUTO	29	4	11	0.2	Natural	305091.19	1483133.27	1
161	TALUTO	28	4	10	0.2	Natural	305100.72	1483139.83	1
162	TALUTO	22	4	10	0.1	Natural	305103.47	1483130.09	1
163	TALUTO	19	4	9	0.1	Natural	305102.84	1483119.27	1
164	TALUTO	23	4	10	0.1	Natural	305115.74	1483125.22	1
165	TALUTO	30	4	10	0.2	Natural	305109.18	1483137.50	1
166	TALUTO	30	5	11	0.2	Natural	305110.88	1483149.35	1
167	TALUTO	19	4	10	0.1	Natural	305094.15	1483162.69	1
168	TALUTO	20	4	10	0.1	Natural	305094.15	1483162.69	1
169	TALUTO	32	5	10	0.3	Natural	305086.96	1483156.55	1
170	TALUTO	30	5	11	0.2	Natural	305078.91	1483154.86	1
171	TALUTO	61	8	15	1.5	Natural	305078.49	1483147.24	1
172	TALUTO	39	5	11	0.4	Natural	305077.01	1483143.85	1
173	TALUTO	52	7	12	1	Natural	305100.72	1483149.78	1
174	TALUTO	60	8	13	1.5	Natural	305108.34	1483159.09	1
175	TALUTO	40	6	11	0.5	Natural	305103.47	1483167.77	1
176	TALUTO	45	6	12	0.6	Natural	305124.85	1483159.94	1
177	TALUTO	39	6	11	0.5	Natural	305110.66	1483164.59	1
178	T. BAYAWAK	43	6	11	0.6	Natural	305110.03	1483171.37	1
179	TALUTO	31	5	10	0.3	Natural	305109.18	1483184.28	1
180	TALUTO	35	5	11	0.3	Natural	305122.31	1483189.99	1
181	TALUTO	42	5	11	0.5	Natural	305122.52	1483182.16	1
182	TALUTO	43	6	12	0.6	Natural	305121.25	1483192.96	1
183	TALUTO	46	7	13	0.8	Natural	305113.63	1483196.77	1
184	TALUTO	41	5	10	0.4	Natural	305096.27	1483199.52	1
185	TALUTO	34	5	11	0.3	Natural	305087.59	1483199.73	1
186	TALUTO	44	6	12	0.6	Natural	305109.82	1483200.79	1
187	TALUTO	39	5	11	0.4	Natural	305126.75	1483201.42	1
188	TALUTO	40	5	10	0.4	Natural	305137.97	1483201.00	1
189	TALUTO	39	5	10	0.4	Natural	305157.02	1483201.00	1
190	TALUTO	34	5	11	0.3	Natural	305091.61	1483191.90	1
191	TALUTO	33	5	10	0.3	Natural	305095.00	1483182.16	1
192	TALUTO	33	5	10	0.3	Natural	305098.60	1483175.60	1
193	TALUTO	31	5	10	0.3	Natural	305084.18	1483176.04	1
194	TALUTO	33	5	11	0.3	Natural	305084.21	1483188.94	1
195	TALUTO	49	7	13	0.9	Natural	305077.86	1483198.67	1
196	TALUTO	49	7	13	0.9	Natural	305077.86	1483198.67	1
197	TALUTO	20	4	10	0.1	Natural	305073.83	1483195.07	1
198	TALUTO	23	4	10	0.1	Natural	305088.86	1483177.51	1
199	TALUTO	29	5	11	0.2	Natural	305088.86	1483173.06	1
200	TALUTO	42	6	12	0.6	Natural	305079.13	1483166.71	1

201	TALUTO	30	5	11	0.2	Natural	305095.85	1483158.03	1
202	TALUTO	30	5	10	0.2	Natural	305093.94	1483143.85	1
203	TALUTO	43	6	11	0.6	Natural	305064.94	1483171.16	1
204	TALUTO	35	5	11	0.3	Natural	305063.25	1483180.26	1
205	TALUTO	39	5	11	0.4	Natural	305068.33	1483199.73	1
206	TALUTO	30	5	11	0.2	Natural	305058.81	1483195.50	1
207	TALUTO	33	5	12	0.3	Natural	305064.73	1483192.53	1
208	TALUTO	29	5	10	0.2	Natural	305071.51	1483177.93	1
209	TALUTO	43	6	12	0.6	Natural	305052.46	1483176.66	1
210	TALUTO	26	5	11	0.2	Natural	305034.68	1483174.33	1
211	TALUTO	28	5	11	0.2	Natural	305027.48	1483153.38	1
212	TALUTO	50	8	13	1	Natural	305030.65	1483142.58	1
213	TALUTO	38	5	12	0.4	Natural	305039.76	1483160.57	1
214	TALUTO	38	5	11	0.4	Natural	305034.46	1483169.04	1
215	TALUTO	21	4	10	0.1	Natural	305033.41	1483163.75	1
216	TALUTO	32	5	11	0.3	Natural	305038.49	1483150.41	1
217	TALUTO	36	6	11	0.4	Natural	305004.62	1483144.06	1
218	TALUTO	30	5	10	0.2	Natural	305002.71	1483159.51	1
219	TALUTO	38	6	11	0.5	Natural	305012.66	1483166.92	1
220	TALUTO	33	5	11	0.3	Natural	305024.30	1483173.27	1
221	TALUTO	34	5	11	0.3	Natural	305014.57	1483146.18	1
222	TALUTO	37	5	12	0.4	Natural	305021.13	1483138.77	1
223	TALUTO	42	6	13	0.6	Natural	305014.99	1483163.75	1
224	TALUTO	28	4	10	0.2	Natural	305027.69	1483161.42	1
225	TALUTO	70	8	14	2	Natural	305021.13	1483158.67	1
226	TALUTO	37	5	11	0.4	Natural	304993.19	1483147.66	1
227	TALUTO	45	7	12	0.7	Natural	304985.57	1483156.97	1
228	TALUTO	46	7	11	0.8	Natural	304982.39	1483163.32	1
229	TALUTO	36	5	11	0.3	Natural	304988.74	1483171.16	1
230	TALUTO	33	5	10	0.3	Natural	304996.58	1483185.55	1
231	TALUTO	60	8	15	1.5	Natural	304984.72	1483192.96	1
232	TALUTO	43	6	13	0.6	Natural	304965.25	1483186.82	1
233	TALUTO	54	7	14	1.1	Natural	304968.21	1483178.14	1
234	TALUTO	38	5	11	0.4	Natural	304972.02	1483187.45	1
235	TALUTO	38	5	11	0.4	Natural	304976.04	1483172.64	1
236	TALUTO	44	6	12	0.6	Natural	305004.20	1483194.02	1
237	TALUTO	42	6	11	0.6	Natural	305034.89	1483192.75	1
238	TALUTO	38	5	11	0.4	Natural	305029.81	1483182.80	1
239	TALUTO	33	5	10	0.3	Natural	304995.52	1483163.54	1
240	TALUTO	31	5	10	0.3	Natural	304994.88	1483151.47	1
241	TALUTO	46	6	12	0.7	Natural	304983.03	1483144.91	1
242	TALUTO	35	5	10	0.3	Natural	304965.67	1483151.89	1
243	TALUTO	52	6	13	0.8	Natural	304953.40	1483152.95	1
244	TALUTO	30	5	11	0.2	Natural	304941.33	1483157.82	1
245	TALUTO	33	5	10	0.3	Natural	304944.08	1483167.35	1
246	TALUTO	33	6	11	0.3	Natural	304978.37	1483159.73	1
247	TALUTO	30	5	10	0.2	Natural	304962.92	1483162.27	1
248	TALUTO	31	5	11	0.3	Natural	304970.96	1483195.29	1
249	TALUTO	34	5	11	0.3	Natural	304948.10	1483187.24	1
250	TALUTO	60	8	13	1.5	Natural	304939.64	1483150.41	1

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251	TALUTO	42	6	11	0.6	Natural	305016.26	1483137.50	1
252	TALUTO	37	5	11	0.4	Natural	304998.06	1483138.77	1
253	TALUTO	31	5	11	0.3	Natural	304988.11	1483138.77	1
254	TALUTO	45	6	12	0.6	Natural	304961.44	1483145.12	1
255	TALUTO	35	5	11	0.3	Natural	304973.72	1483143.43	1
256	TALUTO	41	6	11	0.5	Natural	304920.59	1483152.95	1
257	TALUTO	36	5	10	0.3	Natural	304903.44	1483152.95	1
258	TALUTO	42	7	12	0.6	Natural	304888.63	1483151.89	1
259	TALUTO	48	7	12	0.8	Natural	304887.57	1483159.73	1
260	TALUTO	25	4	10	0.1	Natural	304902.60	1483165.23	1
261	TALUTO	33	5	11	0.3	Natural	304937.94	1483163.32	1
262	TALUTO	35	6	12	0.4	Natural	304926.51	1483165.65	1
263	TALUTO	38	6	11	0.5	Natural	304918.47	1483163.32	1
264	TALUTO	50	7	13	0.9	Natural	304915.51	1483154.01	1
265	TALUTO	32	5	11	0.3	Natural	304912.97	1483160.57	1
266	TALUTO	43	6	12	0.6	Natural	304896.03	1483160.57	1
267	TALUTO	31	5	10	0.3	Natural	304910.22	1483194.02	1
268	TALUTO	32	5	11	0.3	Natural	304902.17	1483194.86	1
269	TALUTO	51	7	14	0.9	Natural	304897.52	1483194.44	1
270	TALUTO	85	8	12	3	Natural	304896.46	1483189.57	1
271	TALUTO	36	5	11	0.3	Natural	304915.30	1483189.99	1
272	TALUTO	35	5	12	0.3	Natural	304933.08	1483194.65	1
273	TALUTO	39	5	11	0.4	Natural	304944.51	1483194.86	1
274	TALUTO	38	5	11	0.4	Natural	304959.11	1483195.92	1
275	ACACIA	80	7	12	2.3	Natural	304965.88	1483195.71	1
276	TALUTO	37	5	12	0.4	Natural	304980.70	1483197.61	1
277	TALUTO	52	7	14	1	Natural	304995.31	1483197.40	1
278	TALUTO	31	5	11	0.3	Natural	305013.30	1483197.40	1
279	TALUTO	33	5	11	0.3	Natural	305022.40	1483198.25	1
280	T. BAYAWAK	50	7	11	0.9	Natural	305002.71	1483198.67	1
281	TALUTO	25	4	10	0.1	Natural	305012.45	1483135.60	1
282	TALUTO	24	4	9	0.1	Natural	305003.35	1483135.38	1
283	TALUTO	29	5	10	0.2	Natural	304964.56	1483135.24	1
284	TALUTO	29	5	10	0.2	Natural	304956.74	1483139.50	1
285	T. BAYAWAK	98	8	15	4	Natural	304914.45	1483147.66	1
286	TALUTO	32	5	10	0.3	Natural	304925.67	1483146.60	1
287	TALUTO	37	5	11	0.4	Natural	304928.21	1483153.38	1
288	TALUTO	29	5	10	0.2	Natural	304949.37	1483144.70	1
289	TALUTO	42	6	12	0.6	Natural	304985.00	1483135.59	1
290	MANGO	55	4	10	0.6	Natural	305026.63	1483134.33	1
291	TALUTO	37	5	11	0.4	Natural	305026.21	1483148.08	1
292	TALUTO	34	5	10	0.3	Natural	305011.39	1483151.47	1
293	TALUTO	26	4	10	0.1	Natural	305057.54	1483169.46	1
294	TALUTO	29	5	11	0.2	Natural	305040.18	1483179.83	1
295	T. BAYAWAK	95	8	15	3.8	Natural	305046.11	1483188.51	1
296	TALUTO	32	5	12	0.3	Natural	305042.08	1483177.51	1
297	TALUTO	28	5	11	0.2	Natural	305067.48	1483180.26	1
298	SAMPALOK	55	5	12	0.8	Natural	305050.13	1483197.19	1
299	TALUTO	36	4	10	0.3	Natural	305038.49	1483198.04	1
300	BALITE	90	8	15	3.4	Natural	305027.48	1483199.52	1

STAND AND STOCK TABLE

Licensee/ Permittee:CONSUVIL REALTY CORP. REP BY FERNANDO C. SUZARA

Sampling Intensity: 100%

Location: BARANGAY BULUSAN, CALAPAN CITY

Area Inventoried (ha):

Area Forested (ha):

SPECIES GROUPING											TOTAL	
	20	30	40	50	60	70	80	90	100	110	T	V
FURNITURE/ CONSTRUCTION HARDWOOD												
Rain tree (Acacia)							1	2.3	1	3.4	1	3.8
Antipolo	1	0.1	7	1.4	9	4.3	2	1.3	1	1.6		
Kanapai					1	0.5						
LESSER USED SPECIES												
Mango							1	0.6			1	0.6
T. Bayawak				1	0.6	1	0.9				2	7.8
Sampalok							1	0.8				
Kalantas			4	1.3							1	5.2
Balete					1	0.5				1	3.4	
PULPWOOD/ MATCHWOOD SPECIES												
Taluto	17	1.6	102	25	104	45.6	27	22.5	7	9.9	2	3.5
TOTAL	18	1.7	113	27.7	116	51.5	30	24.7	11	13.6	2	3.5
TOTAL NUMBER OF TREES = 300												
TOTAL VOLUME IN CUBIC METERS= 157.7												

Prepared and Inventoried by:

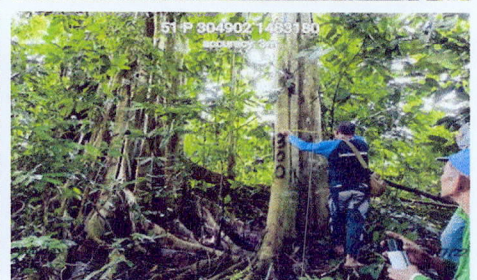
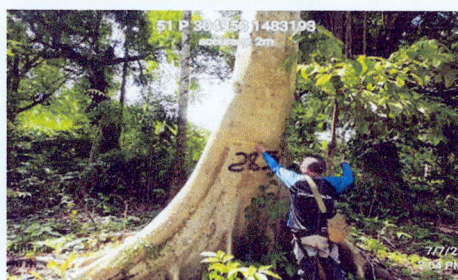
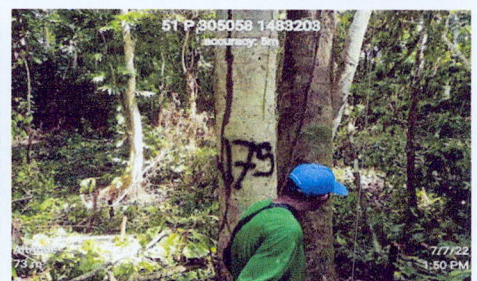
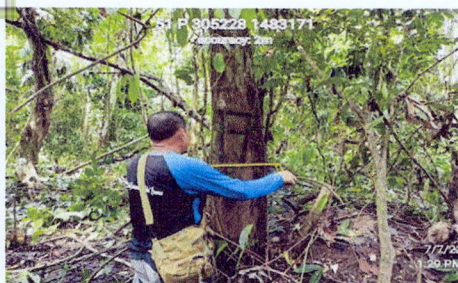
ZAREX P. DELA CRUZ
Forest Technician I
Registered Forester
PRC No. 11456

DENNIS B. CASAY
Forest Technician II

JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, at CENRO Socorro, Oriental Mindoro.

RODEL M. BOYLES
CENR Officer



CERTIFICATION

This is to certify that these are the true geo-tagged pictures of inventoried trees requested by Consuvil Realty Development Corporation situated at Brgy. Bulusan, Calapan City, Oriental Mindoro.

Prepared and Inventoried by:

ZAREX P. DELA CRUZ
Forest Technician I
Registered Forester
PRC ID. 11456

DENNIS B. CUASAY
Forest Technician II

JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, 2022 at
CENRO- Socorro Oriental Mindoro.

RODEL M. BOYLES
CENRO

LOT NO. 40-G

TALLY SHEET

NAME OF PROPONENT: CONSUVIL REALTY CORPORATION							AREA INVENTORIED (ha.):		
LOCATION OF THE PROJECT: BRGY. BULUSAN, CALAPAN CITY, ORIENTAL							DATE OF INVENTORY:		
TREENO.	SPECIES	DBH (M)	MH (M)	TH (M)	VOLUME (M3)	TREE CATEGORY	GPS READING		STEM QUALITY
						PLANTED/ NATURAL	Easting	Northing	
1	TALUTO	84	8	15	2.94	Natural	304875.95	1483090.33	1
2	SAMPALOK	32	5	13	0.27	Natural	304882.76	1483107.44	1
3	TALUTO	40	6	10	0.5	Natural	304888.58	1483113.29	1
4	TALUTO	87	8	15	3.15	Natural	304888.40	1483113.48	1
5	TALUTO	32	5	12	0.27	Natural	304888.96	1483116.43	1
6	TALUTO	33	5	11	0.28	Natural	304887.43	1483104.27	1
7	TALUTO	38	5	11	0.38	Natural	304880.65	1483090.67	1
8	TALUTO	37	5	13	0.36	Natural	304886.02	1483083.99	1
9	TALUTO	36	5	12	0.34	Natural	304894.65	1483080.24	1
10	TALUTO	48	7	13	0.84	Natural	304898.54	1483092.57	1
11	TALUTO	42	6	12	0.55	Natural	304904.52	1483096.58	1
12	TALUTO	36	5	11	0.34	Natural	304904.90	1483098.61	1
13	AGOSIP	38	5	11	0.38	Natural	304903.62	1483096.96	1
14	TALUTO	80	7	14	2.33	Natural	304906.50	1483095.64	1
15	SANTOL	100	10	17	5.2	Natural	304901.78	1483092.36	1
16	BANGKAL	60	8	12	1.5	Natural	304904.62	1483085.33	1
17	BANGKAL	26	5	13	0.18	Natural	304909.28	1483080.69	1
18	BANGKAL	30	5	12	0.23	Natural	304906.68	1483071.30	1
19	MALUGAI	30	5	12	0.23	Natural	304923.55	1483081.14	1
20	ACACIA	40	6	11	0.5	Natural	304925.89	1483081.12	1
21	MALUGAI	30	5	13	0.23	Natural	304926.61	1483080.38	1
22	TALUTO	110	10	17	6.3	Natural	304927.94	1483089.03	1
23	SAMPALOK	48	7	12	0.84	Natural	304926.59	1483102.14	1
24	TALUTO	41	6	12	0.52	Natural	304941.18	1483098.71	1
25	TALUTO	43	6	12	0.58	Natural	304946.63	1483077.65	1
26	TALUTO	36	5	11	0.34	Natural	304973.20	1483032.83	1
27	TALUTO	42	6	13	0.55	Natural	304970.13	1483033.59	1
28	TALUTO	33	5	11	0.28	Natural	304967.26	1483035.64	1
29	TALUTO	33	5	11	0.28	Natural	304965.10	1483036.76	1
30	TALUTO	36	5	11	0.34	Natural	304957.57	1483043.64	1
31	TALUTO	48	7	12	0.84	Natural	304964.47	1483048.93	1
32	TALUTO	26	5	10	0.18	Natural	304966.36	1483061.09	1
33	TALUTO	25	5	11	0.16	Natural	304967.25	1483058.32	1
34	TALUTO	34	5	11	0.3	Natural	304968.37	1483063.47	1
35	TALUTO	26	5	10	0.18	Natural	304968.37	1483063.47	1
36	TALUTO	32	5	13	0.27	Natural	304970.06	1483072.31	1
37	MALUGAI	38	6	11	0.45	Natural	304968.26	1483073.80	1
38	GMELINA	28	5	11	0.2	Natural	304956.06	1483083.48	1
39	ACACIA	36	6	13	0.4	Natural	304958.72	1483102.64	1
40	TALUTO	48	6	14	0.72	Natural	304961.81	1483105.01	1
41	TALUTO	37	5	13	0.36	Natural	304965.79	1483105.54	1
42	ANTIPOLO	34	5	13	0.3	Natural	304967.22	1483104.05	1
43	TALUTO	28	5	11	0.2	Natural	304978.73	1483098.25	1
44	TALUTO	27	5	11	0.19	Natural	304979.85	1483102.85	1
45	TALUTO	30	5	12	0.23	Natural	304986.88	1483102.43	1
46	TALUTO	26	5	10	0.18	Natural	304980.58	1483104.51	1
47	TALUTO	24	4	11	0.12	Natural	304985.86	1483110.74	1
48	ACACIA	33	5	13	0.28	Natural	304987.33	1483114.05	1
49	TALUTO	27	5	11	0.19	Natural	304989.32	1483114.96	1
50	TALUTO	29	5	12	0.22	Natural	304991.17	1483120.11	1

51	TALUTO	38	6	12	0.45	Natural	304994.10	1483127.09	1
52	TALUTO	25	5	11	0.16	Natural	304982.40	1483130.50	1
53	TALUTO	32	5	13	0.27	Natural	304982.40	1483130.50	1
54	TALUTO	34	5	13	0.3	Natural	304964.56	1483135.24	1
55	TALUTO	48	5	12	0.6	Natural	304962.36	1483130.64	1
56	TALUTO	22	4	11	0.1	Natural	304961.44	1483128.81	1
57	TALUTO	26	4	10	0.14	Natural	304958.00	1483126.80	1
58	TALUTO	28	5	11	0.2	Natural	304957.27	1483126.07	1
59	TALUTO	27	5	11	0.19	Natural	304951.17	1483130.72	1
60	TALUTO	30	5	12	0.23	Natural	304918.01	1483114.92	1
61	ACACIA	25	4	10	0.13	Natural	304915.93	1483126.56	1
62	TALUTO	35	6	12	0.38	Natural	304905.54	1483136.96	1
63	TALUTO	35	6	12	0.38	Natural	304905.54	1483136.96	1
64	TALUTO	38	6	12	0.45	Natural	304905.54	1483136.96	1
65	TALUTO	41	7	13	0.61	Natural	305019.97	1483094.43	1
66	TALUTO	43	7	13	0.67	Natural	305125.27	1483109.24	1
67	TALUTO	31	5	10	0.25	Natural	305099.34	1483109.24	1
68	TALUTO	53	7	15	1.02	Natural	305045.37	1483108.71	1
69	TALUTO	41	6	12	0.52	Natural	305022.61	1483115.06	1
70	TALUTO	39	6	12	0.47	Natural	305012.03	1483119.83	1
71	TALUTO	55	7	12	1.1	Natural	305042.72	1483119.83	1
72	TALUTO	56	7	13	1.14	Natural	305075.00	1483112.42	1
73	TALUTO	40	6	12	0.5	Natural	305077.64	1483102.36	1
74	TALUTO	48	6	12	0.72	Natural	305089.82	1483096.01	1
75	TALUTO	56	7	13	1.14	Natural	305105.69	1483096.54	1
76	TALUTO	42	6	12	0.55	Natural	305112.57	1483095.48	1
77	TALUTO	27	4	10	0.15	Natural	305118.92	1483077.49	1
78	TALUTO	35	5	11	0.32	Natural	305109.39	1483067.44	1
79	TALUTO	39	6	12	0.47	Natural	305090.34	1483071.14	1
80	TALUTO	79	8	15	2.6	Natural	305081.35	1483074.85	1
81	GMELINA	47	6	11	0.69	Natural	305071.82	1483077.49	1
82	TALUTO	45	6	11	0.63	Natural	305055.42	1483081.73	1
83	TALUTO	41	6	12	0.52	Natural	305068.12	1483096.01	1
84	TALUTO	35	5	11	0.32	Natural	305050.13	1483104.48	1
85	TALUTO	34	5	11	0.3	Natural	305043.78	1483094.96	1
86	TALUTO	27	4	10	0.15	Natural	305007.27	1483084.37	1
87	TALUTO	40	6	12	0.5	Natural	305000.39	1483063.73	1
88	TALUTO	39	6	11	0.47	Natural	304999.33	1483044.68	1
89	TALUTO	43	6	11	0.58	Natural	305002.83	1483027.51	1
90	TALUTO	48	6	11	0.72	Natural	304989.27	1483039.39	1
91	ACACIA	33	5	10	0.28	Natural	304989.27	1483039.39	1
92	TALUTO	38	5	11	0.38	Natural	304976.04	1483043.10	1
93	TALUTO	39	5	11	0.4	Natural	304978.69	1483054.21	1
94	TALUTO	38	5	12	0.38	Natural	304924.19	1483066.38	1
95	TALUTO	30	4	10	0.19	Natural	304934.77	1483067.44	1
96	TALUTO	30	5	10	0.23	Natural	304950.12	1483062.15	1
97	TALUTO	35	5	11	0.32	Natural	304961.23	1483067.97	1
98	TALUTO	52	7	13	0.99	Natural	304952.23	1483052.62	1
99	TALUTO	40	6	12	0.5	Natural	304943.77	1483052.09	1
100	TALUTO	61	8	15	1.55	Natural	304933.18	1483055.80	1

101	TALUTO	26	4	11	0.14	Natural	304936.36	1483082.78	1
102	TALUTO	49	6	12	0.75	Natural	304948.53	1483093.90	1
103	TALUTO	31	5	10	0.25	Natural	304960.70	1483092.84	1
104	TALUTO	23	4	10	0.11	Natural	304965.99	1483092.84	1
105	TALUTO	32	5	10	0.27	Natural	304989.27	1483087.02	1
106	TALUTO	25	4	11	0.13	Natural	304997.74	1483090.19	1
107	TALUTO	30	5	11	0.23	Natural	305001.44	1483110.83	1
108	TALUTO	29	5	11	0.22	Natural	305011.50	1483108.71	1
109	TALUTO	38	6	12	0.45	Natural	305032.14	1483106.60	1
110	TALUTO	77	8	15	2.47	Natural	305032.14	1483090.19	1
111	TALUTO	35	5	11	0.32	Natural	305011.50	1483074.85	1
112	TALUTO	28	5	10	0.2	Natural	304997.21	1483076.96	1
113	TALUTO	30	5	10	0.23	Natural	304982.92	1483070.61	1
114	TALUTO	41	6	11	0.52	Natural	304994.04	1483048.39	1
115	TALUTO	33	5	10	0.28	Natural	305007.27	1483033.04	1
116	TALUTO	36	5	11	0.34	Natural	305099.34	1483088.08	1
117	TALUTO	29	5	10	0.22	Natural	305099.34	1483088.08	1
118	TALUTO	33	5	11	0.28	Natural	305079.76	1483088.08	1
119	TALUTO	39	5	10	0.4	Natural	305069.18	1483090.72	1
120	TALUTO	38	5	11	0.38	Natural	305055.42	1483090.72	1
121	TALUTO	40	5	12	0.42	Natural	305064.42	1483115.59	1
122	TALUTO	41	6	12	0.52	Natural	305059.12	1483118.24	1
123	TALUTO	29	5	10	0.22	Natural	305051.72	1483115.59	1
124	TALUTO	32	5	11	0.27	Natural	305127.39	1483098.13	1
125	TALUTO	33	5	12	0.28	Natural	305134.88	1483081.48	1
126	TALUTO	33	5	12	0.28	Natural	305118.39	1483085.43	1
127	TALUTO	21	4	10	0.09	Natural	305133.63	1483067.55	1
128	TALUTO	36	6	11	0.4	Natural	305122.09	1483064.26	1
129	TALUTO	29	4	11	0.18	Natural	305114.69	1483061.62	1
130	TALUTO	40	6	12	0.5	Natural	305102.49	1483052.87	1
131	TALUTO	41	6	12	0.52	Natural	305095.75	1483055.28	1
132	TALUTO	28	5	11	0.2	Natural	305085.46	1483058.96	1
133	TALUTO	29	5	11	0.22	Natural	305073.94	1483071.14	1
134	TALUTO	35	5	12	0.32	Natural	305073.94	1483071.14	1
135	TALUTO	29	4	10	0.18	Natural	305059.65	1483076.43	1
136	TALUTO	27	5	10	0.19	Natural	305059.65	1483076.43	1
137	TALUTO	41	6	12	0.52	Natural	305055.42	1483081.73	1
138	TALUTO	32	5	11	0.27	Natural	305050.66	1483078.55	1
139	TALUTO	35	5	10	0.32	Natural	305032.14	1483090.19	1
140	TALUTO	35	6	11	0.38	Natural	305032.14	1483090.19	1
141	TALUTO	43	6	11	0.58	Natural	305029.49	1483084.37	1
142	TALUTO	33	5	10	0.28	Natural	305007.27	1483084.37	1
143	TALUTO	41	6	11	0.52	Natural	305007.27	1483084.37	1
144	TALUTO	31	5	10	0.25	Natural	305002.50	1483078.02	1
145	TALUTO	32	5	11	0.27	Natural	305008.85	1483102.89	1
146	TALUTO	35	5	12	0.32	Natural	305008.85	1483102.89	1
147	TALUTO	35	5	11	0.32	Natural	304979.22	1483088.61	1
148	TALUTO	39	5	11	0.4	Natural	304946.63	1483077.65	1
149	TALUTO	40	6	12	0.5	Natural	304926.61	1483080.38	1
150	TALUTO	31	5	10	0.25	Natural	304920.48	1483076.43	1

151	TALUTO	37	5	11	0.36	Natural	304927.94	1483089.03	1
152	TALUTO	42	6	12	0.55	Natural	304929.48	1483108.71	1
153	TALUTO	37	5	11	0.36	Natural	304958.72	1483102.64	1
154	TALUTO	39	5	11	0.4	Natural	304936.89	1483105.54	1
155	TALUTO	36	5	11	0.34	Natural	304918.37	1483108.71	1
156	TALUTO	25	5	10	0.16	Natural	304901.96	1483103.95	1
157	TALUTO	40	6	11	0.5	Natural	304892.44	1483097.60	1
158	TALUTO	39	6	12	0.47	Natural	304887.14	1483098.13	1
159	TALUTO	28	4	11	0.16	Natural	304874.97	1483102.36	1
160	MALUGAI	29	4	11	0.18	Natural	304887.67	1483092.84	1
161	TALUTO	28	4	10	0.16	Natural	304906.68	1483071.30	1
162	TALUTO	22	4	10	0.1	Natural	304918.70	1483058.45	1
163	TALUTO	29	5	9	0.22	Natural	304917.31	1483070.08	1
164	TALUTO	33	5	10	0.28	Natural	304946.63	1483077.65	1
165	TALUTO	30	5	10	0.23	Natural	304935.30	1483075.91	1
166	TALUTO	36	5	11	0.34	Natural	304916.78	1483090.72	1
167	TALUTO	26	4	10	0.14	Natural	304918.89	1483098.13	1
168	TALUTO	30	4	10	0.19	Natural	304909.90	1483103.95	1
169	TALUTO	32	5	10	0.27	Natural	304905.67	1483109.24	1
170	TALUTO	30	5	11	0.23	Natural	304905.67	1483109.24	1
171	TALUTO	51	7	15	0.95	Natural	304905.67	1483109.24	1
172	TALUTO	39	5	11	0.4	Natural	304878.15	1483113.48	1
173	TALUTO	52	7	12	0.99	Natural	304888.96	1483116.43	1
174	TALUTO	49	6	13	0.75	Natural	304872.82	1483124.36	1
175	TALUTO	40	6	11	0.5	Natural	304950.64	1483071.67	1
176	TALUTO	45	6	12	0.63	Natural	304995.62	1483060.56	1
177	TALUTO	39	6	11	0.47	Natural	304974.99	1483109.77	1
178	TALUTO	43	6	11	0.58	Natural	304969.17	1483122.47	1
179	TALUTO	31	5	10	0.25	Natural	304981.87	1483123.53	1
180	TALUTO	35	5	11	0.32	Natural	304971.28	1483127.76	1
181	TALUTO	42	5	11	0.46	Natural	304959.64	1483111.89	1
182	TALUTO	43	6	12	0.58	Natural	305008.85	1483102.89	1
183	TALUTO	46	6	13	0.66	Natural	305012.03	1483091.25	1
184	TALUTO	41	5	10	0.44	Natural	305016.79	1483086.49	1
185	TALUTO	34	5	11	0.3	Natural	305027.90	1483124.06	1
186	TALUTO	43	6	12	0.58	Natural	305016.41	1483131.04	1
187	TALUTO	39	5	11	0.4	Natural	305003.03	1483126.18	1
188	TALUTO	40	5	10	0.42	Natural	305003.03	1483126.18	1
189	TALUTO	39	5	10	0.4	Natural	305026.84	1483118.77	1
190	TALUTO	34	5	11	0.3	Natural	305035.84	1483118.24	1
191	TALUTO	33	5	10	0.28	Natural	305012.03	1483119.83	1
192	TALUTO	35	5	10	0.32	Natural	305107.81	1483076.43	1
193	TALUTO	31	5	10	0.25	Natural	305090.34	1483071.14	1
194	TALUTO	33	5	11	0.28	Natural	305088.23	1483082.26	1
195	TALUTO	49	7	13	0.87	Natural	305079.76	1483088.08	1
196	TALUTO	38	5	13	0.38	Natural	305092.46	1483102.36	1
197	TALUTO	30	5	10	0.23	Natural	305090.87	1483108.18	1
198	TALUTO	23	4	10	0.11	Natural	305085.05	1483110.30	1
199	TALUTO	29	5	11	0.22	Natural	305117.33	1483110.30	1
200	ANTIPOLO	42	6	12	0.55	Natural	305109.39	1483109.24	1

201	TALUTO	25	4	11	0.13	Natural	305126.86	1483087.02	1
202	TALUTO	30	5	10	0.23	Natural	305128.44	1483080.67	1
203	TALUTO	33	5	11	0.28	Natural	305128.44	1483073.26	1
204	TALUTO	35	5	11	0.32	Natural	305106.75	1483061.62	1
205	TALUTO	39	5	11	0.4	Natural	305100.40	1483062.15	1
206	TALUTO	30	5	11	0.23	Natural	305085.46	1483058.96	1
207	TALUTO	33	5	12	0.28	Natural	305003.03	1483057.38	1
208	TALUTO	29	5	10	0.22	Natural	305007.27	1483066.38	1
209	TALUTO	41	6	12	0.52	Natural	304988.22	1483068.50	1
210	TALUTO	26	5	11	0.18	Natural	304984.51	1483063.21	1
211	TALUTO	28	5	11	0.2	Natural	304974.99	1483058.44	1
212	TALUTO	40	6	13	0.5	Natural	304976.04	1483043.10	1
213	TALUTO	38	5	12	0.38	Natural	304998.80	1483038.33	1
214	TALUTO	37	5	11	0.36	Natural	305007.27	1483033.04	1
215	TALUTO	21	4	10	0.09	Natural	304917.31	1483070.08	1
216	TALUTO	32	5	11	0.27	Natural	304918.70	1483058.45	1
217	TALUTO	36	6	11	0.4	Natural	304918.70	1483058.45	1
218	TALUTO	34	5	10	0.3	Natural	304981.87	1483078.55	1
219	TALUTO	38	5	11	0.38	Natural	304967.05	1483081.73	1
220	ACACIA	33	5	11	0.28	Natural	304949.06	1483085.96	1
221	TALUTO	34	5	11	0.3	Natural	304938.47	1483090.72	1
222	TALUTO	37	5	12	0.36	Natural	304938.47	1483090.72	1
223	TALUTO	42	6	13	0.55	Natural	305026.84	1483099.19	1
224	TALUTO	28	4	10	0.16	Natural	305037.96	1483099.19	1
225	TALUTO	60	8	14	1.5	Natural	305064.42	1483106.07	1
226	TALUTO	37	5	11	0.36	Natural	305059.12	1483109.24	1
227	TALUTO	45	6	12	0.63	Natural	305064.42	1483085.96	1
228	TALUTO	46	6	11	0.66	Natural	305043.25	1483085.96	1
229	TALUTO	36	5	11	0.34	Natural	305029.49	1483084.37	1
230	TIBIG	33	5	10	0.28	Natural	304986.88	1483102.43	1
231	TALUTO	50	7	15	0.91	Natural	305108.34	1483083.84	1
232	TALUTO	43	6	13	0.58	Natural	305122.09	1483098.66	1
233	TALUTO	44	6	14	0.6	Natural	305102.84	1483119.27	1
234	TALUTO	38	5	11	0.38	Natural	305092.46	1483114.53	1
235	TALUTO	41	5	11	0.44	Natural	305080.82	1483116.12	1
236	TALUTO	44	6	12	0.6	Natural	304946.41	1483134.64	1
237	TALUTO	42	6	11	0.55	Natural	304938.57	1483141.82	1
238	TALUTO	38	5	11	0.38	Natural	304930.54	1483136.76	1
239	TALUTO	33	5	10	0.28	Natural	304930.54	1483136.76	1
240	ACACIA	31	5	10	0.25	Natural	304919.95	1483136.76	1
241	TALUTO	44	6	12	0.6	Natural	304912.02	1483139.41	1
242	TALUTO	35	5	10	0.32	Natural	304905.54	1483136.96	1
243	TALUTO	52	6	13	0.84	Natural	304895.61	1483140.46	1
244	TALUTO	30	5	11	0.23	Natural	304998.27	1483098.66	1
245	TIBIG	33	5	10	0.28	Natural	304938.57	1483141.82	1
246	TALUTO	33	5	11	0.28	Natural	304930.54	1483136.76	1
247	TALUTO	30	5	10	0.23	Natural	304930.54	1483136.76	1
248	TALUTO	31	5	11	0.25	Natural	304919.95	1483136.76	1
249	TALUTO	34	5	11	0.3	Natural	304912.02	1483139.41	1
250	GMELINA	43	6	13	0.58	Natural	304905.54	1483136.96	1

STAND AND STOCK TABLE

LICENSEE/PERMITEE: CONSUIL REALTY CORPORATION

LOCATION: BRGY. BULUSAN, CALAPAN CITY, ORIENTAL MINDORO

SAMPLING INVENTORY- 100%

AREA FORESTED:

AREA INVENTORIED:

SPECIES GROUPINGS	DIAMETER CLASS IN CENTIMETERS																TOTAL			
	20		30		40		50		60		80		90		100		110			
	T	V	T	V	T	V	T	V	T	V	T	V	T	V	T	V	T	V	T	V
FURNITURE/ CONSTRUCTION HARDWOOD																				
MAUGAI			3	0.64	1	0.45													4	1.09
ACACIA			5	1.22	2	0.9													7	2.12
BANGKAL			2	0.41					1	1.5									3	1.91
SANTOL															1	5.2			1	5.2
ANTIPOLO			1	0.3	1	0.55													2	0.85
LESSER USED SPECIES																				
GMEIINA			1	0.2	1	0.58	1	0.69											3	1.47
TIBIG			2	0.56															2	0.56
SAMPALOK			1	0.27			1	0.84											2	1.11
AGOSP					1	0.38													1	0.38
PULPWOOD/MATCH WOOD SPECIES																				
TALUTO	7	0.72	89	20.46	98	43.14	20	15.72	5	6.43	4	10.34	1	3.15			1	6.3	225	106.26
TOTAL	7	0.72	103	24.06	104	46	22	17.3	6	7.9	4	10.34	1	3.15	1	5.2	1	6.3	250	120.95

TOTAL NUMBER OF TREES = 250

TOTAL VOLUME IN CUBIC METER = 120.95

Prepared and Inventoried by:

ZAREX P. DELACRUZ
Forest Technician I
Registered Forester
PRC ID. 11456

DENNIS B. QUASAY
Forest Technician II

JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, 2022 at CENRO- Socorro Oriental Mindoro.

RODEL M. BOYLES
CENRO



CERTIFICATION

This is to certify that these are the true geo-tagged pictures of inventoried trees requested by Consuvil Realty Development Corporation situated at Brgy. Bulusan, Calapan City, Oriental Mindoro.

Prepared and Inventoried by:

ZAREX P. DELA CRUZ
Forest Technician I
Registered Forester
PRC ID. 11456

DENNIS B. CUASAY
Forest Technician II

JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, 2022 at
CENRO- Socorro Oriental Mindoro.

RODEL M. BOYLES
CENRO

LOT NO. 39-B

TALLY SHEET

NAME OF PROPONENT: CONSUVEL REALTY CORPORATION							AREA INVENTORIED (ha.):		
LOCATION OF THE PROJECT: BRGY. BULUSAN, CALAPAN CITY, ORIENTAL							DATE OF INVENTORY:		
TREE NO.	SPECIES	DBH (M)	MH (M)	TH (M)	VOLUME (M3)	TREE CATEGORY	GPS READING		STEM QUALITY
						PLANTED/ NATURAL	Easting	Northing	
1	ANTIPOLO	28	5	11	0.2	NATURAL	304833.1	1483323	1
2	DITA	27	5	11	0.19	NATURAL	304837.9	1483312	1
3	TIBIG	25	5	10	0.16	NATURAL	304847.4	1483330	1
4	TIBIG	26	5	11	0.18	NATURAL	304865.8	1483328	1
5	TIBIG	29	5	12	0.22	NATURAL	304883	1483334	1
6	TIBIG	30	5	11	0.23	NATURAL	304895.9	1483344	1
7	TIBIG	23	4	9	0.11	NATURAL	304890.3	1483306	1
8	TIBIG	25	4	10	0.13	NATURAL	304864.9	1483277	1
9	TIBIG	26	5	11	0.18	NATURAL	304873.4	1483257	1
10	TIBIG	40	6	12	0.5	NATURAL	304861.9	1483265	1
11	BALITE	50	7	12	0.91	NATURAL	304841.8	1483256	1
12	BALITE	70	8	14	2.04	NATURAL	304839.3	1483259	1
13	TIBIG	40	6	11	0.5	NATURAL	304841.9	1483249	1
14	TIBIG	20	4	9	0.08	NATURAL	304851.4	1483216	1
15	TIBIG	22	4	9	0.1	NATURAL	304860.2	1483235	1
16	TIBIG	26	5	11	0.18	NATURAL	304860.7	1483232	1
17	TIBIG	26	5	13	0.18	NATURAL	304848.2	1483217	1
18	TIBIG	30	5	12	0.23	NATURAL	304829.9	1483205	1
19	TIBIG	70	8	14	2.04	NATURAL	304849.1	1483192	1
20	TIBIG	55	6	12	0.94	NATURAL	304853.1	1483199	1
21	MANGO	40	6	13	0.5	NATURAL	304858	1483196	1
22	TALUTO	45	6	13	0.63	NATURAL	304885.8	1483150	1
23	KANAPAY	29	5	12	0.22	NATURAL	304880.4	1483151	1
24	TIBIG	26	5	11	0.18	NATURAL	304852.4	1483149	1
25	TALUTO	30	5	12	0.23	NATURAL	304855.7	1483139	1
26	ANTIPOLO	49	6	13	0.75	NATURAL	304868	1483114	1
27	TALUTO	20	4	9	0.08	NATURAL	304866.6	1483116	1
28	TIBIG	33	5	11	0.28	NATURAL	304829	1483110	1
29	TALUTO	30	5	11	0.23	NATURAL	304802.8	1483104	1
30	KANAPAY	31	5	11	0.25	NATURAL	304791.8	1483106	1
31	KANAPAY	50	7	14	0.91	NATURAL	304775.9	1483085	1
32	KANAPAY	30	5	10	0.23	NATURAL	304769.6	1483091	1
33	KANAPAY	31	5	11	0.25	NATURAL	304764.2	1483088	1
34	KANAPAY	33	5	11	0.28	NATURAL	304763.3	1483088	1
35	KANAPAY	40	6	12	0.5	NATURAL	304757	1483087	1
36	TIBIG	20	4	9	0.08	NATURAL	304753.4	1483092	1
37	TALUTO	38	6	11	0.45	NATURAL	304740.3	1483098	1
38	TALUTO	28	5	11	0.2	NATURAL	304748.2	1483097	1
39	TALUTO	36	6	13	0.4	NATURAL	304755.3	1483101	1
40	TALUTO	48	6	14	0.72	NATURAL	304761.5	1483117	1
41	TALUTO	37	5	13	0.36	NATURAL	304765	1483118	1
42	TALUTO	34	5	13	0.3	NATURAL	304758.9	1483125	1
43	TALUTO	28	5	11	0.2	NATURAL	304752.7	1483127	1
44	TALUTO	27	5	11	0.19	NATURAL	304771.3	1483124	1
45	ACACIA	60	8	14	1.5	NATURAL	304786	1483132	1

46	TIBIG	20	4	9	0.08	NATURAL	304802.2	1483147	1
47	TIBIG	29	5	11	0.22	NATURAL	304794.3	1483154	1
48	TALUTO	26	5	13	0.18	NATURAL	304787.8	1483153	1
49	TIBIG	27	5	11	0.19	NATURAL	304778.4	1483149	1
50	TIBIG	60	8	14	1.5	NATURAL	304768.1	1483148	1
51	ACACIA	70	8	14	2.04	NATURAL	304768.1	1483148	1
52	ACACIA	60	8	14	1.5	NATURAL	304768.1	1483104	1
53	TIBIG	70	8	14	2.04	NATURAL	304782.4	1483095	1
54	TIBIG	50	7	13	0.91	NATURAL	304789.8	1483093	1
55	TALUTO	48	5	12	0.6	NATURAL	304784	1483082	1
56	TIBIG	30	5	11	0.23	NATURAL	304812.1	1483096	1
57	TIBIG	30	5	10	0.23	NATURAL	304810.4	1483115	1
58	TIBIG	40	6	12	0.5	NATURAL	304786.6	1483113	1
59	TIBIG	40	6	12	0.5	NATURAL	304770.2	1483139	1
60	TIBIG	39	5	12	0.4	NATURAL	304759.1	1483136	1
61	ACACIA	70	8	14	2.04	NATURAL	304783.4	1483142	1
62	ACACIA	40	6	12	0.5	NATURAL	304818.4	1483108	1
63	TALUTO	29	5	11	0.22	NATURAL	304811.5	1483103	1
64	TALUTO	28	5	11	0.2	NATURAL	304803.5	1483091	1
65	TALUTO	30	5	11	0.23	NATURAL	304839.4	1483109	1
66	TALUTO	40	6	13	0.5	NATURAL	304855.4	1483115	1
67	TALUTO	40	6	12	0.5	NATURAL	304859.2	1483105	1
68	TALUTO	45	6	12	0.63	NATURAL	304859.6	1483129	1
69	TALUTO	30	6	12	0.28	NATURAL	304843.2	1483126	1
70	TALUTO	40	6	12	0.5	NATURAL	304835.3	1483124	1
71	TALUTO	30	5	11	0.23	NATURAL	304845.9	1483137	1
72	TIBIG	35	5	11	0.32	NATURAL	304853.3	1483127	1
73	ANTIPOLO	73	8	14	2.22	NATURAL	304869.2	1483149	1
74	TIBIG	60	7	13	1.31	NATURAL	304869.2	1483133	1
75	TIBIG	60	7	13	1.31	NATURAL	304862.8	1483143	1
76	TALUTO	70	8	14	2.04	NATURAL	304841.6	1483144	1
77	ACACIA	30	5	10	0.23	NATURAL	304863.9	1483213	1
78	TIBIG	31	5	11	0.25	NATURAL	304844.3	1483206	1
79	TALUTO	60	7	13	1.31	NATURAL	304839.5	1483197	1
80	TIBIG	50	7	13	0.91	NATURAL	304858	1483196	1
81	ACACIA	60	7	13	1.31	NATURAL	304848	1483227	1
82	TALUTO	40	6	11	0.5	NATURAL	304835.8	1483216	1
83	ACACIA	35	5	12	0.32	NATURAL	304844.8	1483239	1
84	TIBIG	30	5	11	0.23	NATURAL	304851.7	1483271	1
85	TALUTO	30	5	11	0.23	NATURAL	304859.1	1483256	1
86	TALUTO	27	4	10	0.15	NATURAL	304849.6	1483248	1
87	ACACIA	35	5	12	0.32	NATURAL	304869.7	1483248	1
88	TIBIG	39	5	11	0.4	NATURAL	304880.8	1483321	1
89	ACACIA	40	6	12	0.5	NATURAL	304863.3	1483321	1
90	ACACIA	50	6	12	0.78	NATURAL	304846.4	1483322	1
91	ACACIA	40	6	12	0.5	NATURAL	304859.6	1483312	1
92	ACACIA	60	7	13	1.31	NATURAL	304875.5	1483313	1

STEM QUALITY:

Code 1 – Straight cylindrical tree without defects or damage

Code 2 - Tree with the defects or damage

Code 3 – Tree with several defects or damage


Prepared and Inventoried by:


ZAREX P. DELA CRUZ

Forest Technician I

Registered Forester

PRC ID. 11456


DENNIS B. CUASAY

Forest Technician II


JOEY ALBERT SAN DIEGO

Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, 2022 at
CENRO- Socorro Oriental Mindoro.


RODEL M. BOYLES
CENRO



CERTIFICATION

This is to certify that these are the true geo-tagged pictures of inventoried trees requested by Consuvil Realty Development Corporation situated at Brgy. Bulusan, Calapan City, Oriental Mindoro.

Prepared and Inventoried by:

ZAREX P. DELA CRUZ
Forest Technician I
Registered Forester
PRC ID. 11456

DENNIS B. CUASAY
Forest Technician II


JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, 2022 at
CENRO- Socorro Oriental Mindoro.

RODEL M. BOYLES
CENRO

STAND AND STOCK TABLE														
Licensee/ Permittee:CONSUVIL REALTY CORP. REP BY FERNANDO C. SUZARA												Sampling Intensity: 100%		
Location: BARANGAY BULUSAN, CALAPAN CITY												Area Inventoried (ha):		
Area Forested (ha):														
SPECIES GROUPING	20		30		40		50		60		70		TOTAL	
	T	V	T	V	T	V	T	V	T	V	T	V	T	V
FURNITURE/ CONSTRUCTION HARDWOOD														
Rain tree (Acacia)			1	0.23	5	2.14	1	0.78	4	5.62	2	4.08	13	12.85
Antipolo			1	0.2			1	0.75			1	2.22	3	3.17
Kanapai			5	1.23	1	0.5	1	0.91					7	2.64
LESSER USED SPECIES														
Mango					1	0.5							1	0.5
Tibig	5	0.45	17	3.5	7	3.12	2	1.82	4	5.06	2	4.08	37	18.03
Balete							1	0.91			1	2.04	2	2.95
PULPWOOD/ MATCHWOOD SPECIES														
Taluto	1	0.08	14	3.07	7	3.21	4	2.58	1	1.31	1	2.04	28	12.29
Dita			1	0.19									1	0.19
TOTAL	6	0.53	39	8.42	21	9.47	10	7.75	9	11.99	7	14.46	92	52.62
TOTAL NUMBER OF TREES = 92														
TOTAL VOLUME IN CUBIC METERS= 52.62														

Prepared and Inventoried by:


ZAREX P. DELACRUZ
Forest Technician I
Registered Forester
PRC No. 11456

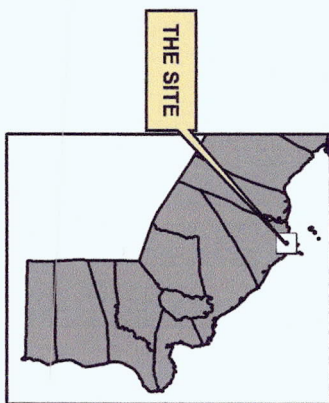

DENNIS B. CUASAY
Forest Technician II


JOEY ALBERT SAN DIEGO
Forest Technician I

SUBSCRIBED AND SWORN TO before me this 26 JUL 2022, at CENRO Socorro, Oriental Mindoro.


RODEL M. BOYLES
CENR Officer

LOCATION MAP



LOT NO.: 40-G				LOT NO.: 40-F-1-B			
TECHNICAL DESCRIPTION				TECHNICAL DESCRIPTION			
CORNER	DIRECTION	DISTANCE	UNIT	CORNER	DIRECTION	DISTANCE	UNIT
1-2	S 82.7 E	260.85	Meters	1-2	N 14.26 E	50.51	Meters
2-3	S 5.7 W	51.77	Meters	2-3	N 88.53 E	361.14	Meters
3-4	S 55.57 W	24.28	Meters	3-4	S 20.38 W	55.59	Meters
4-5	N 70.18 W	78.46	Meters	4-5	S 89.13 W	94.26	Meters
5-6	N 87.2 W	17.43	Meters	5-6	S 5.7 W	38.62	Meters
6-7	S 26.17 W	28.03	Meters	6-7	N 82.7 W	69.66	Meters
7-8	S 15.23 E	28.36	Meters	7-8	N 10.46 E	40.06	Meters
8-9	N 75.49 W	82.81	Meters	8-9	N 82.7 W	30	Meters
9-10	N 51.36 W	89.47	Meters	9-10	S 10.46 W	40.06	Meters
10-1	N 14.26 E	51.83	Meters	10-1	N 82.7 W	161.19	Meters
TIE POINT				TIE POINT			
Marked 1 is being N 61- 10 E, 662.62 meters from BLM NO. 14, CAD-104 Calapan Cad				Marked 1 is being N 61- 10 E, 662.62 meters from BLM NO. 14, CAD-104 Calapan Cad			

LOT NO.: 39-B

TECHNICAL DESCRIPTION			
CORNER	DIRECTION	DISTANCE	UNIT
1-2	S 65.48 E	40.09	Meters
2-3	N 69.47 E	40.64	Meters
3-4	N 74.52 E	91.55	Meters
4-5	S 2.30 E	111.18	Meters
5-6	S 14.26 W	141.83	Meters
6-7	N 53.58 W	23.46	Meters
7-8	S 63.25 W	86.27	Meters
8-9	N 70.15 W	159.01	Meters
9-1	N 29.45 E	228.09	Meters
TIE POINT			
Marked 1 is being N 41-14 E, 659.96 meters from BLM NO. 14, CAD-104 Calapan Cad			

LOT NO.: 39-B
50,165 SQ. Meters

LOT NO.: 40-F-1-B
21,933 SQ. Meters

LOT NO.: 40-G
20,000 SQ. Meters

MAP

MAP SHOWING THE LOCATION OF INVENTORIED TREES WITHIN THE TITLED PROPERTY OF CONSUVIL REALTY DEVELOPEMENT CORPORATION LOT 39-B, LOT 41-F-1-B & LOT 40-G WITH TCT NO. T-159916, 127709 & 88855

LOCATION : BARANGAY BULUSAN CALAPAN CITY ORIENTAL MINDORO

LEGEND

- INVENTORIED TREES
- SURVEY PROPERTY BOUNDARY
- CORNER

AREA = 92,098 Sq. M

642 Trees

Scale 1:4,000

0 0.0375 0.075 0.15 0.225 0.3 Km

W N E S

Republic of the Philippines
Department of Environment and Natural Resources
Community Environment and Natural Resources
Pasi, Socorro, Oriental Mindoro

CERTIFICATION

This is to certify that this is true copy and correct map where the inventoried trees are located

Prepared by:

ZAREX P. DELA CRUZ
Forest Technician I



Digitized by:

MICHAEL ANKILDO A. ACUZAR
FT/II GIS-local


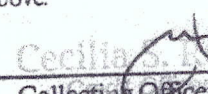
Noted by:

MARIA ALVARO RENELYN A. CULLA-UMALI
LMO III/Chief, RPS

ORIGINAL

		Official Receipt of the Republic of the Philippines	
		No. 9177423	
		Date <u>August 26, 2022</u>	
Agency <u>DENR - W. SOCORRO</u>		Fund _____	
Payor <u>Consuelo Realty Devt. Corp. - City of Cagayan</u> <u>Rep. by Fernando C. Siguera</u>			
Nature of Collection	Account Code	Amount	
Certification fee	40201000	50.-	
Other service income	40201990	36.-	
* Clearance / permit to cut planted trees w/in private titled property			
TOTAL		86.-	
Amount in Words <u>Eighty six pesos</u>			
<input checked="" type="checkbox"/> Cash <input type="checkbox"/> Check <input type="checkbox"/> Money Order	Drawee Bank _____	Number _____	Date _____
Received the amount stated above.			
 Collecting Officer			
NOTE: Write the number and date of this receipt on the back of check or money order received.			

ORIGINAL

		Official Receipt of the Republic of the Philippines	
		No. 9177422	
		Date <u>August 26, 2022</u>	
Agency <u>DENR - W. SOCORRO</u>		Fund _____	
Payor <u>Consuelo Realty Devt. Corp. - City of Cagayan</u> <u>Rep. by Fernando C. Siguera</u>			
Nature of Collection	Account Code	Amount	
Certification fee	40201000	50.-	
Other service income	40201990	36.-	
* Cert. of land status CA 3 D			
TOTAL		86.-	
Amount in Words <u>Eighty six pesos</u>			
<input checked="" type="checkbox"/> Cash <input type="checkbox"/> Check <input type="checkbox"/> Money Order	Drawee Bank _____	Number _____	Date _____
Received the amount stated above.			
 Collecting Officer			
NOTE: Write the number and date of this receipt on the back of check or money order received.			

Application No.	_____	Permit Fee	_____
Cert. of Reg. No.	_____	Application Fee	Php 50.00
Expiry Date	_____	Reg. Fee	_____
Oath Fee	Php 36.00	Bond Fee	_____
		TOTAL	Php 86.00

NEW OR RENEWAL _____ (State Which)
 PLACE AND DATE Brgy. Bulusan, Calapan City, Oriental Mindoro

Make your writing legible. Fill all space properly to avoid delay.

APPLICATION FOR SPECIAL/PRIVATE LAND TIMBER PERMIT (SPLTP/PLTP)

The Regional Executive Director
 DENR-MIMAROPA Region, L & S Building
 Roxas Boulevard, Metro Manila

Sir :

I/ We _____ CONSVIL REALTY DEVELOPMENT CORPORATION
 REPRESENTED BY MR. FERNANDO C. SUZARA of legal age, a citizen of the Philippines
 with postal address at Barangay Lalud, Calapan City, Oriental Mindoro hereby apply for the
 registration as Special Private Land Timber Permit (SPLTP).

2. I am not a government employee and do not receive compensation of _____ n/a
 from the government. If government employee, a written permission from the Department Head
 must be submitted.

3. My place or proposed place of business of operation is in Brgy. Bulusan, Calapan
 City, Oriental Mindoro.

4. The expected gross annual volume of my business is valued at _____ n/a.
 5. The total number of men employed or to be employed is _____ 5 _____ with
 corresponding total of _____ 9 _____ dependents.

6. Kind of equipment used or to be used, state type, make, size and value
 _____ registered chainsaw

7. I am selling or intend to sale my product (wholesale or retail) to _____ n/a

If dealer is an alien, a photostat or xerox copy of his permit to engage in retail, trade or business
 must be submitted.

8. My experience as SPLTP/PLTP Permittee is new.

9. My previous SPLTP/PLTP Application No. New Application issued on n/a to expire on n/a.

10. I am a holder of O.T. License No. n/a and/or sawmill permit no. n/a.

11. I am n/a buying logs or lumber from n/a

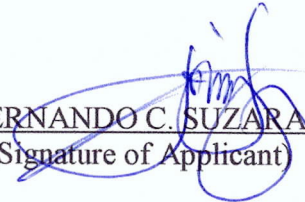
12. To show my good faith in filling this application, I am enclosing herewith the required application fee Php 50.00, registration fee _____ and oath fee of Php 36.00 in cash or money order payable at the Director of Forest Management Service and a Cash Bond of _____.

13. I will formally comply with all the provisions of RA No. 1239 as well as the rules and regulations of the DENR.

14. I fully understand that the making of false statement on this application shall be sufficient cause for its disapproval and any false statement on this application, omission of facts intentionally done may cause for the cancellation of the registration and the forfeiture of the bond without prejudice to filing of criminal action that the government may take against me.

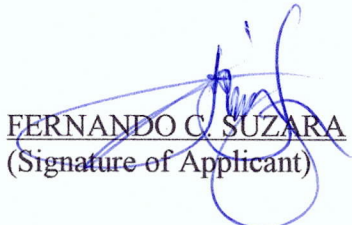
15. I FINALLY UNDERSTAND THAT THE MERE FILING OF THIS APPLICATION AND/OR PERMIT AND UPON PAYMENT OF THE NECESSARY FEES DOES NOT ENTITLE ME TO START OPERATION WHICH MUST COMMENCE ONLY AFTER THE ISSUANCE OF THE SPECIAL/ PRIVATE LAND TIMBER PERMIT (S/PLTP).

Calapan City, Oriental Mindoro
(Postal Address)

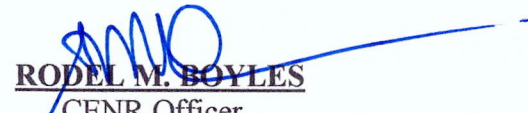

FERNANDO C. SUZARA
(Signature of Applicant)

Republic of the Philippines)
) S.S.
Municipality of Socorro)

I / WE, CONSUVIL REALTY DEVELOPMENT CORPORATION REPRESENTED BY MR. FERNANDO C. SUZARA the applicant, after having been sworn to upon my oath; say that I have thoroughly read the fore going application and that each and every statement therein is true and correct to the best of my knowledge and belief.


FERNANDO C. SUZARA
(Signature of Applicant)

BEFORE ME at the Municipality and/or City above indicated, this 26th day of August, 2022 personally appeared the same person exhibited to me his Residence Certificate No. 1252 9174 date issued January 05, 2022 issued at Calapan City, Oriental Mindoro.


RODEL M. BOYLES
CENR Officer
(Officer Administering Oath)



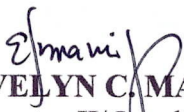
Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA REGION
Community Environment and Natural Resources Office
Pasi, Socorro, Oriental Mindoro

TO WHOM IT MAY CONCERN:

This is to certify that parcel of land registered in the name of Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara with TCT No. T-159916, T-88855 and T-127709 situated at Barangay Bulusan, Calapan City, Oriental Mindoro is verified to be within Alienable and Disposable Land as per LC Map No. 4 and Project No. 5 certified on November 06, 1920.

This certification is hereby issued upon request of Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara for whatever legal purpose it may serve. Certification, Inspection and Oath Fee in the amount of Eighty-Six Pesos (P86.00) was paid under O.R. No. 9177422 dated August 26, 2022 at CENRO-Socorro, Brgy. Pasi II, Socorro, Oriental Mindoro.

Verified by:


EVELYN C. MAMIGO
Forester II/ Land Verifier

Certified by:


RODELL M. BOYLES
CENR Officer



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA REGION
Community Environment and Natural Resources Office
Pasi, Socorro, Oriental Mindoro

DENR- Forest Utilization
Mr. Fernando C. Suzara
Brgy. Lalud, Calapan City, Oriental Mindoro

CERTIFICATION

TO WHOM IT MAY CONCERN:

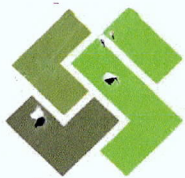
This is to certify that as per inspection and verification conducted by Personnel of this Office, trees applied by Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara were found not rare and endangered in the locality.

Further certifies that the cutting/gathering of six hundred forty-two (642) assorted tree species inside the titled property of Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara will not cause detrimental effects to the natural condition of the adjacent lots.

This certification is issued upon the request of Consuvil Realty Development Corporation represented by Mr. Fernando C. Suzara as a requirement for the processing of their application for PLTP/ SPLTP.

Issued this 30th day of August, 2022 at CENRO-Socorro, Brgy. Pasi II, Oriental Mindoro.


RODELL M. BOYLES
CENR Officer



CONSUM REALTY DEVELOPMENT CORPORATION

Head Office Address: Sanlahi Building, Tamaraw Village, Lalud, Calapan City, Oriental Mindoro

Tel. Nos. (043) 286-7182. Fax No. (043) 441-0346

Sales Office Address: 2/F Suzara Building, J.P. Rizal corner A. Bonifacio Streets, Calapan City, Oriental Mindoro

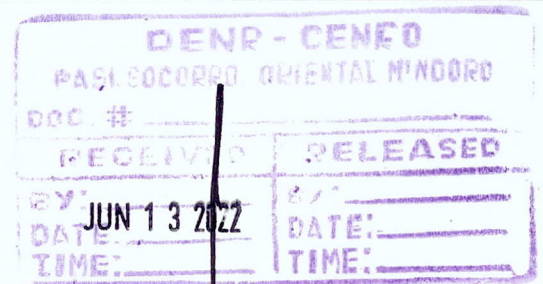
Telephone No. (043) 288-1669. Mobile Nos. 0908-491 2682. 0922-772 3165

April 7, 2022

MR. RODEL M. BOYLES

CENRO

Pasi II Socorro,
Oriental Mindoro



Dear Sir,

As we continue our subdivision development at Barangay Bulusan, Calapan City, we are requesting your office for a certification allowing our company to cut all assorted trees to clear the proposed subdivision projects within the properties stated below:

TCT NO.	LOT OWNER/S
T-159916	SUSAN B. VALENCIA
T-88855	GEMMA LYN SIH, ANNELLE SIH
T-127709	KAREN KRISTINE SIH, GERALDINE JANE S. ONG

We are hoping for your favorable reply on this matter.

Thank you.

Sincerely,

FERNANDO C. SUZARA
President



Republic of the Philippines
Province of Oriental Mindoro
City of Calapan
BARANGAY BULUSAN

OFFICE OF THE BARANGAY CHAIRMAN

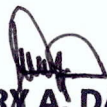
CERTIFICATION

THIS IS TO CERTIFY that the **CONSUVIL REALTY DEVELOPMENT CORPORATION**, has filed application to cut all assorted trees for subdivision project within the properties stated; TCT T-159916 own by **SUSAN VALENCIA**, TCT T-88855 own by **GEMMA YN SIH, ANNELLE SIH** and TCT T-127709 own by **KAREN KRISTINE SIH, GERALDIN JANE S. ONG**, all properties are situated at Barangay Bulusan, Calapan City.

It is further certify that the barangay interposes no objection for the application to cut assorted Trees, for the purpose of housing project in this Barangay.

This office grant permission to cut assorted trees, provided that they comply all the necessary requirement accordingly to existing laws regulations, and orders to impose by Community Environment and Natural Resources/ **CENRO**.

Given this 12th day of April, 2022 in Barangay Bulusan, Calapan City, Oriental Mindoro.


GERRY A. DANGAN
Barangay Chairman



Republic of the Philippines
City Environment and Natural Resources Department
Calapan City



C E R T I F I C A T I O N

To Whom It May Concern:

This is to certify that this office interposes no objection to the application of **CONSUVIL REALTY DEVELOPMENT CORPORATION** represented by **Mr. Fernando C. Suzara** (President) to cut various trees in their properties with **TCT No. T – 159916, T – 88855 and T – 127709** located at Barangay Bulusan, Calapan City.

This certification is issued upon request of the above-named applicant provided that all necessary documents are secured from all concerned instrumentalities of the local and national government particularly the Department of Environment and Natural Resources – Community Environment and Natural Resources Office (DENR- CENRO).

Given this 26th day of April 2022 at Calapan City.


WILFREDO G. LANDICHO
City ENRO

BOARD RESOLUTION
CONSUVIL REALTY DEVELOPMENT CORPORATION
RN 003-2022

The Board of Directors of CONSUVIL REALTY DEVELOPMENT CORPORATION, a corporation duly organized and existing under and by virtue of the laws of the Republic of the Philippines with principal office address at Suzara Bldg. Calumpit St., Lalud, Calapan City, Oriental Mindoro, Philippines, during a special meeting on 24 May 2022 at the Corporation's principal place of business, at which meeting a quorum was present and acting throughout, unanimously approved the following RESOLUTIONS:

WHEREAS CONSUVIL REALTY DEVELOPMENT CORPORATION is the lawful owner of several lots located at Barangay Bulusan, Calapan City, Oriental Mindoro, Philippines, covered by TCT No. T-159916 registered under the name of SUSAN V. VALENCIA, TCT No. T-88855 and TCT No. T-127709 registered under the name of GEMMA LYN SIH AND ANNELLE SIH having been the assignee thereof via the Deed of Assignment signed by GEMMA LYN SIH AND ARNI ANNELLE SIH dated 25 September 2018 with respect to TCT No. 159916 and VINES REALTY HOLDINGS AND DEVELOPMENT CORP. dated 1 July 2013 with respect to TCT No. 159916 assigned to the latter by SUSAN VALENCIA via Deed of Assignment dated 25 September 2018.

WHEREAS, CONSUVIL REALTY DEVELOPMENT CORPORATION is currently developing the said lots and, in the course, thereof needs to cut down some trees in the said lots.

NOW THEREFORE, IT IS HEREBY RESOLVED that CONSUVIL REALTY DEVELOPMENT CORPORATION applies to the Department of Environment and Natural Resources (DENR) to cut various trees in properties located at Barangay Bulusan, Calapan City, Oriental Mindoro, Philippines, covered by TCT No. T-159916 registered under the name of SUSAN V. VALENCIA, TCT No. T-88855 and TCT No. T-127709 registered under the name of GEMMA LYN SIH AND ANNELLE SIH.

RESOLVED FURTHER that the Corporation hereby authorizes its representative, FERNANDO C. SUZARA, to sign any and all documents in connection with the application of transaction of cutting trees with the DENR.

RESOLVED FINALLY that FERNANDO C. SUZARA be authorized to sign and deliver, all documents and papers in connection herewith for and behalf of the Corporation.

Signed this _____ at Calapan City, Oriental Mindoro.

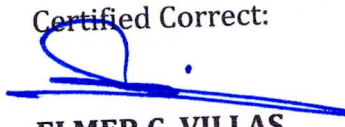
FCS

GLC

LCS

RCC

Certified Correct:


ELMER C. VILLAS
Corporate Secretary

DENR CENRO SOCORRO
ORIENTAL MINDORO

RECEIVED

Date: 7/6/2022

1.15pm

BOARD RESOLUTION
CONSUVIL REALTY DEVELOPMENT CORPORATION
RN 003-2022

The Board of Directors of CONSUVIL REALTY DEVELOPMENT CORPORATION., a corporation duly organized and existing under and by virtue of the laws of the Republic of the Philippines with principal office address at Suzara Bldg. Calumpit St., Lalud, Calapan City, Oriental Mindoro, Philippines, during a special meeting on 24 May 2022 at the Corporation's principal place of business, at which meeting a quorum was present and acting throughout, unanimously approved the following RESOLUTIONS:

WHEREAS CONSUVIL REALTY DEVELOPMENT CORPORATION is the lawful owner of several lots located at Barangay Bulusan, Calapan City, Oriental Mindoro, Philippines, covered by TCT No. T-159916 registered under the name of SUSAN V. VALENCIA, TCT No. T-88855 and TCT No. T-127709 registered under the name of GEMMA LYN SIH AND ANNELLE SIH having been the assignee thereof via the Deed of Assignment signed by GEMMA LYN SIH AND ARNI ANNELLE SIH dated 25 September 2018 with respect to TCT No. 159916 and VINES REALTY HOLDINGS AND DEVELOPMENT CORP. dated 1 July 2013 with respect to TCT No. 159916 assigned to the latter by SUSAN VALENCIA via Deed of Assignment dated 25 September 2018.

WHEREAS, CONSUVIL REALTY DEVELOPMENT CORPORATION is currently developing the said lots and, in the course, thereof needs to cut down some trees in the said lots.

NOW THEREFORE, IT IS HEREBY RESOLVED that CONSUVIL REALTY DEVELOPMENT CORPORATION applies to the Department of Environment and Natural Resources (DENR) to cut various trees in properties located at Barangay Bulusan, Calapan City, Oriental Mindoro, Philippines, covered by TCT No. T-159916 registered under the name of SUSAN V. VALENCIA, TCT No. T-88855 and TCT No. T-127709 registered under the name of GEMMA LYN SIH AND ANNELLE SIH.

RESOLVED FURTHER that the Corporation hereby authorizes its representative, FERNANDO C. SUZARA, to sign any and all documents in connection with the application of transaction of cutting trees with the DENR.

RESOLVED FINALLY that FERNANDO C. SUZARA be authorized to sign and deliver, all documents and papers in connection herewith for and behalf of the Corporation.

Signed this _____ at Calapan City, Oriental Mindoro.

FCS

GLC

LCS

RCC

Certified Correct:

ELMER C. VILLAS

Corporate Secretary

DENR CENRO SOCORRO
ORIENTAL MINDORO
RECEIVED

Date: 7/6/2022 1:15pm

SECRETARY'S CERTIFICATE

I, ELMER C. VILLAS, Filipino, of legal age, with postal address at Masipit, Calapan City, Oriental Mindoro, Philippines, after being duly sworn in accordance with law depose and say:

1. I am the duly elected Corporate Secretary of Consuvil Realty Development Corporation, a corporation duly organized and existing under the laws of the Republic of the Philippines.
2. At the special meeting of the Board of Directors of the Corporation on May 24, 2022, the board of directors of the Corporation has approved unanimously the following resolutions:

WHEREAS CONSUVIL REALTY DEVELOPMENT CORPORATION is the lawful owner of several lots located at Barangay Bulusan, Calapan City, Oriental Mindoro, Philippines, covered by TCT No. T-159916 registered under the name of SUSAN V. VALENCIA, TCT No. T-88855 and TCT No. T-127709 registered under the name of GEMMA LYN SIH AND ANNELLE SIH having been the assignee thereof via the Deed of Assignment signed by GEMMA LYN SIH AND ARNI ANNELLE SIH dated 25 September 2018 with respect to TCT No. 159916 and VINES REALTY HOLDINGS AND DEVELOPMENT CORP. dated 1 July 2013 with respect to TCT No. 159916 assigned to the latter by SUSAN VALENCIA via Deed of Assignment dated 25 September 2018.

WHEREAS, CONSUVIL REALTY DEVELOPMENT CORPORATION is currently developing the said lots and, in the course, thereof needs to cut down some trees in the said lots.

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RESOLVED FURTHER that the Corporation hereby authorizes its representative, FERNANDO C. SUZARA, to sign any and all documents in connection with the application of transaction of cutting trees with the DENR.

RESOLVED FINALLY that FERNANDO C. SUZARA be authorized to sign and deliver, all documents and papers in connection herewith for and behalf of the Corporation.

3. I am executing this affidavit to attest to the truth of the foregoing and for whatever legal purpose this may serve.

IN WITNESS WHEREOF, I hereto set my hand this _____ at Calapan City, Oriental Mindoro.


ELMER C. VILLAS
Corporate Secretary

SUBSCRIBED AND SWORN to before me by **ELMER C. VILLAS**, who is personally known to me to be the same person who presented the foregoing instrument and signed the instrument in my presence, this **JUN 07 2022** at Calapan City, Affiant exhibiting to me his TIN ID 149-359-096.

Doc. No. 323
Page No. 66
Book No. XV
Series of 2022.


ATTY. CHARLOTTE F. AGUBA-GOCO
NOTARY PUBLIC

MY COMMISSION UNTIL 31 DECEMBER 2022
ROLL NO. 46063, IBP LIFETIME ID NO. 03989
PTR NO. 0852199, CALAPAN 01/06/2022
MCLE NO. VII-0003124 valid until 04/14/2025
G/F LGC Bldg. Lalud, Calapan City,
Oriental Mindoro, Philippines
(043)288-7860



REPUBLIC OF THE PHILIPPINES
SECURITIES AND EXCHANGE COMMISSION
SEC Building, EDSA, Greenhills
City of Mandaluyong, Metro Manila

COMPANY REG. NO. CS200703559
COMPANY TIN 006-657-471

CERTIFICATE OF INCORPORATION

KNOW ALL PERSONS BY THESE PRESENTS:

This is to certify that the Articles of Incorporation and By-Laws of

CONSVIL REALTY DEVELOPMENT CORPORATION

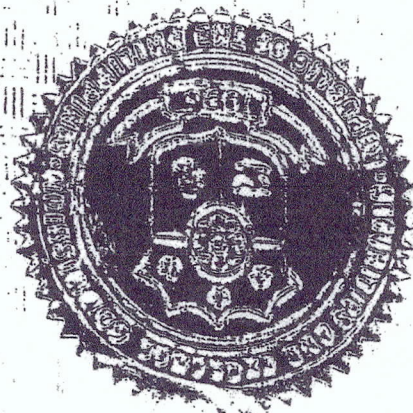
were duly approved by the Commission on this date upon the issuance of this Certificate of Incorporation in accordance with the Corporation Code of the Philippines (Batas Pambansa Blg. 68), and copies of said Articles and By-Laws are hereto attached.

This Certificate grants juridical personality to the corporation but does not authorize it to undertake business activities requiring a Secondary License from this Commission such as, but not limited to acting as: broker or dealer in securities, government securities eligible dealer (GSED), investment adviser of an investment company, close-end or open-end investment company, investment house, transfer agent, commodity/financial futures exchange/broker/merchant, financing company, pre-need plan issuer, general agent in pre-need plans and time shares/club shares/membership certificates issues or selling agents thereof. Neither does this Certificate constitute as permit to undertake activities for which other government agencies require a license or permit.

As a registered corporation, it shall submit annually to this Commission the reports indicated at the back of this certificate.

IN WITNESS WHEREOF, I have herunto set my hand and caused the seal of this Commission to be affixed at Mandaluyong City, Metro Manila, Philippines, this 8th day of March, Two Thousand Seven.

Benito A. Cataran
Benito A. CATARAN
Director
Company Registration and Monitoring Department



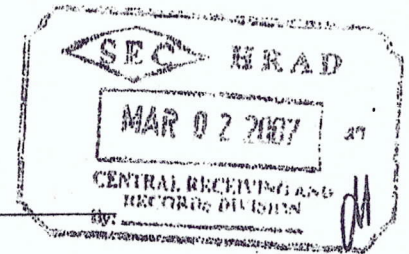
SEC EXPRESS LANE
REALTY

conformed copy

ARTICLES OF INCORPORATION
OF

CONSUVIL REALTY DEVELOPMENT CORPORATION

(Name of Corporation)



Know All Men By These Presents:

The undersigned incorporators, all of legal age and majority of whom are residents of the Philippines, have this day voluntarily agreed to form a stock corporation under the laws of the Republic of the Philippines.

THAT WE HEREBY CERTIFY :

FIRST: That the name of this corporation shall be:

CONSUVIL REALTY DEVELOPMENT CORPORATION

SECOND: A . That the primary purpose of this corporation is

to own , use, improve, develop, subdivide, sell, exchange, lease, and hold for investment or otherwise , real estate of all kinds, including buildings, houses, apartments and other structures .

B. That the corporation shall have all the express powers of a corporation as provided for under Section 36 of the Corporation Code of the Philippines.

THIRD: That the place where the principal office of the corporation is to be established is at :

No./Street Suzara Bldg., Calumpit St., Lalud (If Applicable)

City/Town Calapan City Province Oriental Mindoro

FOURTH: That the term for which the corporation is to exist is fifty (50) years from and after the date of issuance of the certificate of incorporation.

(Allowable Foreign Equity Participation - 40 % of the Outstanding Capital Stock)

(NOTE: Express Lane will receive only forms with typewritten entries. For Express Lane purposes, incorporators/ directors should be limited to five (5) . Otherwise, file with the Regular Lane.)

FIFTH: That the names, nationalities, and residences of the incorporators are as follows:

Name	Nationality	Residence (Complete Address)
<u>Fernando C. Suzara</u>	<u>Filipino</u>	<u>Lumangbayan, Calapan City</u>
<u>Larry C. Suzara</u>	<u>Filipino</u>	<u>Km.5, Sta. Isabel, Calapan City</u>
<u>Gerardo L. Concepcion</u>	<u>Filipino</u>	<u>No.2, Aboboto St., SVE, Calapan City</u>
<u>Roberto L. Concepcion</u>	<u>Filipino</u>	<u>Pachoca, Calapan City</u>
<u>Elmer C. Villas</u>	<u>Filipino</u>	<u>Km.5, Masipit, Calapan City</u>
_____	_____	_____

SIXTH: That the number of directors of the corporation is Five (5) who are also the incorporators.

SEVENTH: That the authorized capital stock of the corporation is Five Million Pesos (P5,000,000.00) pesos in lawful money of the Philippines, divided into fifty thousand (50,000) shares with the par value of One Hundred Pesos (P100.00) pesos per share.

EIGHTH: That the subscribers to the capital stock and the amount paid - in to their subscriptions are as follows:

Name	Nationality	No. of Shares Subscribed	Amount Subscribed	Amount Paid
<u>Fernando C. Suzara</u>	<u>Filipino</u>	<u>2,500</u>	<u>250,000.00</u>	<u>62,500.00</u>
<u>Larry C. Suzara</u>	<u>Filipino</u>	<u>2,500</u>	<u>250,000.00</u>	<u>62,500.00</u>
<u>Gerardo L. Concepcion</u>	<u>Filipino</u>	<u>2,500</u>	<u>250,000.00</u>	<u>62,500.00</u>
<u>Roberto L. Concepcion</u>	<u>Filipino</u>	<u>2,500</u>	<u>250,000.00</u>	<u>62,500.00</u>
<u>Elmer C. Villas</u>	<u>Filipino</u>	<u>2,500</u>	<u>250,000.00</u>	<u>62,500.00</u>
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
Total		<u>12,500</u>	<u>1,250,000.00</u>	<u>312,500.00</u>

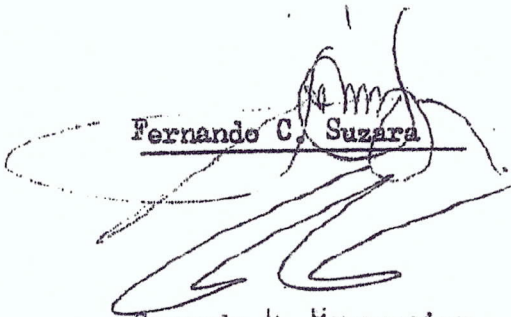
(Reminder: At least 25 % of the Authorized Capital Stock should be subscribed and at least 25 % of the Subscribed should be paid)

NINTH: That no transfer of stock or interest which would reduce the ownership of Filipino citizens to less than the required percentage of the capital stock as provided by existing laws shall be allowed or permitted to be recorded in the proper books of the corporation and this restriction shall be indicated in all the stocks certificates issued by the corporation.

TENTH : That Gerardo L. Concepcion has been elected by the subscribers as treasurer of the corporation to act as such until his successor is duly elected and qualified in accordance with the by-laws; and that as such Treasurer, he / she has been authorized to receive for and in the name and for the benefit of the corporation, all subscriptions paid in by the subscribers.

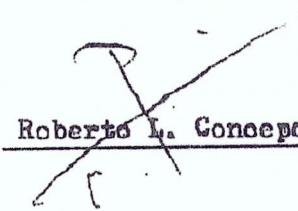
ELEVENTH: That the corporation manifests its willingness to change its corporate name in the event another person, firm or entity has acquired a prior right to use the said firm name or one deceptively or confusingly similar to it.

In Witness whereof, we have set our hands this 31st day of Jan. 2007 at Lalud, Calapan City.


Fernando C. Suzara


Larry C. Suzara


Gerardo L. Concepcion


Roberto L. Concepcion


Elmer C. Villas

WITNESSES:


Flor S. Marasigan


Donata P. Carais

(All incorporators appearing on the fifth article and the two witnesses should affix their signatures on the blanks provided in this page above their respective names.)

ACKNOWLEDGEMENT

Republic of the Philippines)
City of Calapan S.S.
Prov. of Or. Mindoro)

BEFORE ME , a Notary Public in and for _____ Philippines, this
_____ day of ~~FEB 10 2007~~ 20 _____ personally appeared :

Name	Community Tax Certificate No.	Date & Place Issued
Fernando C. Suzara	24782620	Jan. 8, 2007 Calapan City
Larry C. Suzara	24782168	Jan. 10, 2007 Calapan City
Gerardo L. Concepcion	24784298	Jan. 11, 2007 Calapan City
Roberto L. Concepcion	24783731	Jan. 8, 2007 Calapan City
Elmer C. Villas	24779883	Jan. 2, 2007 Calapan City

all known to me and to me known to be the same persons who executed the foregoing Articles of Incorporation and they acknowledged to me that the same is their free and voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my notarial seal on the date and at the place first above written.

BIENVENIDO P. GARING
NOTARY PUBLIC
NOTARY PUBLIC
JAN 11 December 31, 2007
IBP NO. 641384 : 12-19-06
CALAPAN CITY

Doc. No. 354 ;
Page No. 72 ;
Book No. 71 ;
Series of 2007 .

TREASURER'S AFFIDAVIT

REPUBLIC OF THE PHILIPPINES
CITY/MUNICIPALITY OF CALAPAN
PROVINCE OF ORIENTAL MINDORO

)
) S.S.
)

I, Gerardo L. Concepcion being duly sworn, depose and say :

That I have been elected by the subscribers of the corporation as Treasurer thereof, to act as such until my successor has been duly elected and qualified in accordance with the by-laws of the corporation, and that as such Treasurer, I hereby certify under oath that at least 25% of the authorized capital stock of the corporation has been subscribed and at least 25% of the subscription has been paid, and received by me in cash / property for the benefit and credit of the corporation.

This is also to authorize the Securities and Exchange Commission and Bangko Sentral Ng Pilipinas to examine and verify the deposit in the

United Coconut Planters Bank

(Name of Bank)

Calapan City branch

(Branch)

in my name as treasurer in trust for the CONSUVIL REALTY DEVELOPMENT CORPORATION

(Name of Corporation)

in the amount of Three Hundred Twelve Thousand Five (P 312,500.00)
~~Hundred Pesos~~ representing the paid-up capital of the said corporation which is in the process of incorporation. This authority is valid and inspection of said deposit may be made even after the issuance of the Certificate of Incorporation to the corporation. Should the deposit be transferred to another bank prior to or after incorporation, this will also serve as authority to verify and examine the same. The representative of the Securities and Exchange Commission is also authorized to examine the pertinent books and records of accounts of the corporation as well as all supporting papers to determine the utilization and disbursement of the said paid-up capital.

In case the said paid-up capital is not deposited or withdrawn prior to the approval of the articles of incorporation, I, in behalf of the above named corporation, waive our right to a notice and hearing in the revocation of our Certificate of Incorporation.

Gerardo L. Concepcion

Treasurer

FEB 10 2007

SUBSCRIBED AND SWORN to before me this 10 day of February, 2007
at Calapan City, Philippines, affiant exhibiting to me his Community
Tax Certificate No. 24784298 issued at Calapan City on Jan. 11, 2007.

NOTARY PUBLIC

Until December 31, 2007

PTA NO. 17200-01-02-07

IEP NO. 64100-12-13-05

CALAPAN CITY

Doc. No. 3135;
Page No. 12;
Book No. 71;
Series of 20 07

BY - LAWS

OF

CONSUVIL REALTY DEVELOPMENT CORPORATION

(Name of Corporation)

ARTICLE I

SUBSCRIPTION, ISSUANCE AND TRANSFER OF SHARES

Section 1. Subscriptions - Subscribers to the capital stock of the corporation shall pay the value of the stock in accordance with the terms and conditions prescribed by the Board of Directors. Unpaid subscriptions shall not earn interest unless determined by the Board of Directors.

Section 2. Certificate - The stockholder shall be entitled to one or more certificates for fully paid stock subscription in his name in the books of the corporation. The certificates shall contain the matters required by law and the Articles of Incorporation. They shall be in such form and design as may be determined by the Board of Directors and numbered consecutively. The certificate shall be signed by the President, countersigned by the Secretary or Assistant Secretary, and sealed with the corporate seal.

Section 3. Transfer of Shares - Subject to the restrictions, terms and conditions contained in the Articles of Incorporation, shares may be transferred, sold, assigned or pledged by delivery of the certificates duly indorsed by the stockholder, his attorney-in-fact, or other legally authorized person. The transfer shall be valid and binding on the corporation only upon record thereof in the books of the corporation. The Secretary shall cancel the stock certificates and issue new certificates to the transferee.

No share of stock against which the corporation holds unpaid claim shall be transferable in the books of the corporation.

All certificates surrendered for transfer shall be stamped "Cancelled" on the face thereof, together with the date of cancellation, and attached to the corresponding stub with the certificate book.

Section 4. Lost Certificates - In case any stock certificate is lost, stolen, or destroyed, a new certificate may be issued in lieu thereof in accordance with the procedure prescribed under Section 73 of the Corporation Code.

ARTICLE II

MEETINGS OF STOCKHOLDERS

Section 1. Annual / Regular Meetings - The annual/regular meetings of stockholders shall be held at the principal office on 2nd Wednesday of March of each year, if a legal holiday, then on the day following.

Section 2. Special Meeting - The special meetings of stockholders, for any purpose or purposes, may at any time be called by any of the following: (a) Board of Directors, at its own instance, or at the written request of stockholders representing a majority of the outstanding capital stock, (b) President.

Section 3. Place of Meeting - Stockholders meetings, whether regular or special, shall be held in the principal office of the corporation or at any place designated by the Board of Directors in the city or municipality where the principal office of the corporation is located.

Section 4. Notice of Meeting - Notices for regular or special meetings of stockholders may be sent by the Secretary by personal delivery or by mail at least two (2) weeks prior to the date of the meeting to each stockholder of record at his last known address. The notice shall state the place, date and hour of the meeting, and the purpose or purposes for which the meeting is called.

When the meeting of stockholders is adjourned to another time or place, it shall not be necessary to give any notice of the adjourned meeting if the time and place to which the meeting is adjourned are announced at the meeting at which the adjournment is taken. At the reconvened meeting, any business may be transacted that might have been transacted on the original date of the meeting.

Section 5. Quorum - Unless otherwise provided by law, in all regular or special meeting of stockholders, a majority of the outstanding capital stock must be present or represented in order to constitute a quorum. If no quorum is constituted, the meeting shall be adjourned until the requisite amount of stock shall be present.

Section 6. Conduct of Meeting - Meeting of the stockholders shall be presided over by the President, or in his absence, by a chairman to be chosen by the stockholders. The Secretary, shall act as Secretary of every meetings, but if not present, the chairman of the meeting shall appoint a secretary of the meeting.

Section 7. Manner of Voting - At all meetings of stockholders, a stockholder may vote in person or by proxy. Unless otherwise provided in the proxy, it shall be valid only for the meeting at which it has been presented to the Secretary. All proxies must be in the hands of the Secretary before the time set for the meeting. Proxies filed with the Secretary may be revoked by the stockholders either in an instrument in writing duly presented and recorded with the Secretary, prior to a scheduled meeting or by their personal presence at the meeting.

Section 8. Closing of Transfer Books or Fixing of Record Date - For the purpose of determining the stockholders entitled to notice of, or to vote at, any meeting of stockholders or any adjournment thereof or to receive payment of any dividend, the Board of Directors may provide that the stock and transfer books be closed for ten (10) working days immediately preceding such meeting.

ARTICLE III

BOARD OF DIRECTORS

Section 1. Powers of the Board - Unless otherwise provided by law, the corporate powers of the corporation shall be exercised, all business conducted and all property of the corporation controlled and held by the Board of Directors to be elected by and from among the stockholders. Without prejudice to such powers as may be granted by law, the Board of Directors shall also have the following powers:

- a.) From time to time, to make and change rules and regulations not inconsistent with these by-laws for the management of the corporation's business and affairs;
- b.) To purchase, receive, take or otherwise acquire for and in the name of the corporation, any and all properties, rights, or privileges, including securities and bonds of other corporations, for such consideration and upon such terms and conditions as the Board may deem proper or convenient;
- c.) To invest the funds of the corporation in other corporations or for purposes other than those for which the corporation was organized, subject to such stockholders' approval as may be required by law;
- d.) To incur such indebtedness as the Board may deem necessary, to issue evidence of indebtedness including without limitation, notes, deeds of trust, bonds, debentures, or securities, subject to such stockholders approval as may be required by law, and/or pledge, mortgage, or otherwise encumber all or part of the properties of the corporation;
- e.) To establish pension, retirement, bonus, or other types of incentives or compensation plans for the employees, including officers and directors of the corporation;
- f.) To prosecute, maintain, defend, compromise or abandon any lawsuit in which the corporation or its officer are either plaintiffs or defendants in connection with the business of the corporation;

g.) To delegate, from time to time, any of the powers of the Board which may lawfully be delegated in the course of the current business of the corporation to any standing or special committee or to any officer or agent and to appoint any person to be agent of the corporation with such powers and upon such terms as may be deemed fit;

h.) To implement these by-laws and to act on any matter not covered by these by-laws, provided such matter does not require the approval or consent of the stockholders under the Corporation Code.

Section 2. Election and Term - The Board of Directors shall be elected during each regular meeting of stockholders and shall hold office for one (1) year and until their successors are elected and qualified.

Section 3. Vacancies - Any vacancy occurring in the Board of Directors other than by removal by the stockholders or by expiration of term, may be filled by the vote of at least a majority of the remaining directors, if still constituting a quorum; otherwise, the vacancy must be filled by the stockholders at a regular or at any special meeting of stockholders called for the purpose. A director so elected to fill a vacancy shall be elected only for the unexpired term of his predecessor in office.

The vacancy resulting from the removal of a director by the stockholders in the manner provided by law may be filled by election at the same meeting of stockholders without further notice, or at any regular or at any special meeting of stockholders called for the purpose, after giving notice as prescribed in these by-laws.

Section 4. Meetings - Regular meetings of the Board of Directors shall be held once a month on such dates and at places as the Chairman of the Board, or upon the request of a majority of the Directors.

Section 5. Notice - Notice of the regular or special meeting of the Board, specifying the date, time and place of the meeting, shall be communicated by the Secretary to each director personally, or by telephone, telegram, or by written message. A director may waive this requirement, either expressly or impliedly.

Section 6. Quorum - A majority of the number of directors as fixed in the Articles of Incorporation shall constitute a quorum for the transaction of corporate business and every decision of at least a majority of the directors present at a meeting at which there is a quorum shall be valid as a corporate act, except for the election of officers which shall require the vote of a majority of all the members of the Board.

Section 7. Conduct of the Meetings - Meetings of the Board of Directors shall be presided over by the Chairman of the Board, or in his absence, by any other director chosen by the Board. The Secretary, shall act as secretary of every meeting, if not present, the Chairman of the meeting, shall appoint a secretary of the meeting.

Section 8. Compensation - By- resolution of the Board, each director, shall receive a reasonable per diem allowance for his attendance at each meeting of the Board. As compensation, the Board shall receive and allocate an amount of not more than ten percent (10%) of the net income before income tax of the corporation during the preceding year. Such compensation shall be determined and apportioned among the directors in such manner as the Board may deem proper, subject to the approval of stockholders representing at least a majority of the outstanding capital stock at a regular or special meeting of the stockholders.

ARTICLE IV

OFFICER

Section 1. Election / Appointment - Immediately after their election, the Board of Directors shall formally organize by electing the President, the Vice-President, the Treasurer, and the Secretary at said meeting.

The Board may, from time to time, appoint such other officers as it may determine to be necessary or proper. Any two (2) or more compatible positions may be held concurrently by the same person, except that no one shall act as President and Treasurer or Secretary at the same time.

Section 2. President - The President shall be the Chief Executive Officer of the corporation and shall exercise the following functions:

- a.) To preside at the meetings of the stockholders;
- b.) To initiate and develop corporate objectives and policies and formulate long range projects, plans and programs for the approval of the Board of Directors, including those for executive training, development and compensation;
- c.) To supervise and manage the business affairs of the corporation upon the direction of the Board of Directors;
- d.) To implement the administrative and operational policies of the corporation under his supervision and control;
- e.) To appoint, remove, suspend or discipline employees of the corporation, prescribe their duties, and determine their salaries;
- f.) To oversee the preparation of the budgets and the statements of accounts of the corporation;
- g.) To represent the corporation at all functions and proceedings;

h.) To execute on behalf of the corporation all contracts, agreements and other instruments affecting the interests of the corporation which require the approval of the Board of Directors.

i.) To make reports to the Board of Directors and stockholders;

j.) To sign certificates of stock;

k.) To perform such other duties as are incident to his office or are entrusted to him by the Board of Directors.

Section 4. The Vice-President - He shall, if qualified, act as President in the absence of the latter. He shall have such other powers and duties as may from time to time be assigned to him by the Board of Directors or by the President.

Section 5. The Secretary - The Secretary must be a resident and a citizen of the Philippines. He shall have the following specific powers and duties:

a.) To record the minutes and transactions of all meetings of the directors and the stockholders and to maintain minute books of such meetings in the form and manner required by law;

b.) To keep record books showing the details required by law with respect to the stock certificates of the corporation, including ledgers and transfer books showing all shares of the corporation subscribed, issued and transferred;

c.) To keep the corporate seal and affix it to all papers and documents requiring a seal, and to attest by his signature all corporate documents requiring the same;

d.) To attend to the giving and serving of all notices of the corporation required by law or these by-laws to be given;

e.) To certify to such corporate acts, countersign corporate documents or certificates, and make reports or statements as may be required of him by law or by government rules and regulations.

f.) To act as inspector at the election of directors and, as such, to determine the number of shares of stock outstanding and entitled to vote, the shares of stock represented at the meeting, the existence of a quorum, the validity and effect of proxies, and to receive votes, ballots or consents, hear and determine questions in connection with the right to vote, count and tabulate all votes, determine the result, and do such acts as are proper to conduct the election.

g.) To perform such other duties as are incident to his office or as may be assigned to him by the Board of Directors or the President.

Section 6. The Treasurer - The Treasurer of the corporation shall have the following duties:

- a.) To keep full and accurate accounts of receipts and disbursements in the books of the corporation;
- b.) To have custody of, and be responsible for, all the funds, securities and bonds of the corporation;
- c.) To deposit in the name and to the credit of the corporation, in such bank as may be designated from time to time by the Board of Directors, all the moneys, funds, securities, bonds, and similar valuable effects belonging to the corporation which may come under his control;
- d.) To render an annual statements showing the financial condition of the corporation and such other financial reports as the Board of Directors, or the President may, from time to time require;
- e.) To prepare such financial reports, statements, certifications and other documents which may, from time to time, be required by government rules and regulations and to submit the same to the proper government agencies;
- f.) To exercise such powers and perform such duties and functions as may be assigned to him by the President.

Section 7. Term of Office - The term of office of all officers shall be one (1) year and until their successors are duly elected and qualified.

Section 8. Vacancies - If any position of the officers becomes vacant by reason of death, resignation, disqualification or for any other cause, the Board of Directors, by majority vote may elect a successor who shall hold office for the unexpired term.

Section 9. Compensation - The officers shall receive such remuneration as the Board of Directors may determine. A director shall not be precluded from serving the corporation in any other capacity as an officer, agent or otherwise, and receiving compensation therefor.

ARTICLE V

OFFICES

Section 1. The principal office of the corporation shall be located at the place stated in Article III of the Articles of Incorporation. The corporation may have such other branch offices, either within or outside the Philippines as the Board of Directors may designate.

ARTICLE VI

AUDIT OF BOOKS, FISCAL YEAR AND DIVIDENDS

Section 1. External Auditor - At the regular stockholders' meeting, the external auditor of the corporation for the ensuing year shall be appointed. The external auditor shall examine, verify and report on the earnings and expenses of the corporation.

Section 2. Fiscal Year - The fiscal year of the corporation shall begin on the first day of January and end on the last day of December of each year.

Section 3. Dividends - Dividends shall be declared and paid out of the unrestricted retained earnings which shall be payable in cash, property, or stock to all stockholders on the basis of outstanding stock held by them, as often and at such times as the Board of Directors may determine and in accordance with law.

ARTICLE VII

AMENDMENTS

Section 1. These by-laws may be amended or repealed or new by-laws adopted by the affirmative vote of at least a majority of the Board of Directors and the stockholders representing a majority of the outstanding capital stock at any stockholders' meeting called for that purpose. However, the power to amend, modify, repeal or adopt new by-laws may be delegated to the Board of Directors by the affirmative vote of stockholders representing not less than two-thirds of the outstanding capital stock; provided, however, that any such delegation of powers to the Board of Directors to amend, repeal or adopt new by-laws may be revoked only by the vote of stockholders representing a majority of the outstanding capital stock at a regular or special meeting.

ARTICLE VIII

SEAL

Section 1. Form and Inscriptions - The corporate seal shall be determined by the Board of Directors.

ARTICLE IX

ADOPTION CLAUSE

The foregoing by-laws were adopted by all the stockholders of the corporation on January 31, 2007 at the principal office of the corporation.

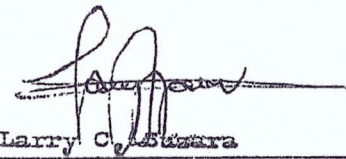
IN WITNESS WHEREOF, we, the undersigned stockholders present at said meeting and voting thereat in favor of the adoption of said by-laws, have hereunto subscribed our names this 31st day of January, 2007 at Lalud, Calapan City.

(Note: 1. If filed with Articles of Incorporation, these by-laws should be signed by all incorporators;


2. If filed after incorporation, should be signed by majority of the subscribers and should submit director's certificate for the adoption of the by-laws.)



Fernando C. Suzara



Larry C. Suzara



Gerardo L. Concepcion



Roberto L. Concepcion



Elmer C. Villas



Republic of the Philippines
Department of Environment and Natural Resources
ENVIRONMENTAL MANAGEMENT BUREAU - MIMAROPA

PENRO Compound, Brgy. Suqui, Calapan City, Oriental Mindoro
Regional Satellite Office: 6th Floor DENR by the Bay Bldg., 1515 Roxas Blvd., Ermita, Manila
Office of the Regional Director: (02) 8536 9786; Clearance and Permitting Division: (02) 8633 2587
Records Management Unit: (02) 8633 8900;
E-mail Address: embmimaropa@emb.gov.ph
Website: www.mimaropa.emb.gov.ph

DENR - CENRO	
PASEO SUBURBAN, ORIENTAL MINDORO	
DOC. #	
RECEIVED	RELEASED
BY: 10 FEB 2023	DATE:
TIME:	TIME:

ENVIRONMENTAL COMPLIANCE CERTIFICATE
(Issued under Presidential Decree 1586)

ECC-OL-R4B-2023-0018

THIS IS TO CERTIFY THAT THE PROPONENT, **CONSUVIL REALTY DEVELOPMENT CORPORATION**, represented by its president, **FERNANDO C. SUZARA**, is granted this Environmental Compliance Certificate (ECC), for the proposed **PUNTA DE ORO HOMES PROJECT** located at **Brgy. Bulusan Calapan City, Oriental Mindoro** by the Department of Environment and Natural Resources (DENR), through the Environmental Management Bureau (EMB).

SUBJECT ONLY to the conditions and restrictions set in this ECC and the attached document labelled as Annexes A and B.

This Certificate is issued with the following details:

PROJECT DESCRIPTION
This Certificate shall cover the construction, operation, and maintenance of the Subdivision/Housing Project with a total land area of 50,165.00 m² (5.0165 Hectares) covered by a Deed of Assignment (TCT No. T-159916) located at Brgy. Bulusan Calapan City, Oriental Mindoro .
The project shall operate and maintain its facilities and amenities as contained in the Initial Environmental Examination Checklist (IEEC) and Environmental Management Plan .

This Certificate is issued in compliance with the requirements of Presidential Decree No. 1586, and in accordance with DENR Administrative Order (D.A.O.) No. 2003-30. Non-compliance with any of the provisions of this Certificate shall be a sufficient cause for the cancellation of this Certificate and/or imposition of a fine in an amount not to exceed Fifty Thousand Pesos (P50, 000.00) for every violation thereof without prejudice to the imposition of fines and penalties under other environmental laws. The EMB, however, is not precluded from reevaluating and correcting any deficiencies or errors that may be found after the issuance of this Certificate.

Issued at EMB-R4B, Regional Satellite Office, 6th Floor DENR by the Bay Bldg., 1515 Roxas Blvd., Ermita, Manila this **January 29, 2023**.

Recommending Approval:

Approved:

EnP. NICOLE YURI V. DORADO
OIC, Clearance and Permitting Division
and concurrent OIC, EIA Section

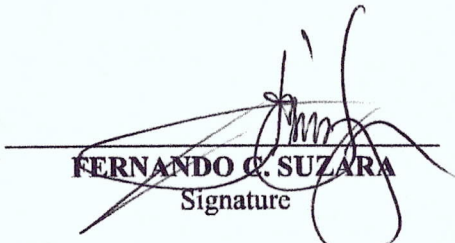
JOE AMEL M. SALINO
Regional Director



Environmental Compliance Certificate
Punta De Oro Homes
Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation

SWORN ACCOUNTABILITY STATEMENT

I, **FERNANDO C. SUZARA**, President of **CONSUVIL REALTY DEVELOPMENT CORPORATION**, with office address located in **Calumpit St. Lalud, Calapan City, Oriental Mindoro** take full responsibility for complying with all conditions in this Environmental Compliance Certificate (ECC).


FERNANDO C. SUZARA
Signature

JAN 31 2023 TIN No. 006-094-424-000

Subscribed and sworn before me this _____, the above-named affiant taking oath presenting UMID 10 - CRN - 0004 - 0672684-9, issued on _____ at Calapan City.

Notary Public


ATTY. TYRON KIM D. BACULO
Notary Public

Until December 31, 2024

Notarial Commission No. NP-22-240

Roll of Attorneys No. 65809

IBP No. 014875 Lifetime Oriental Mindoro

PIR No. 1018742 11-25-2022 (for 2023) Calapan City

MCLE Compliance No. VI-0024986 12-27-22

Doc. No. 218
Page No. 45
Book No. 76
Series of 2023



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I. ENVIRONMENTAL MANAGEMENT

All commitments, mitigating measures and monitoring requirements, contained in the Initial Environmental Examination Checklist Report for the proposed **PUNTA DE ORO HOMES PROJECT**, particularly in the Environmental Management Plan/ Environmental Monitoring Plan, including any modifications and/or additional information as approved by the EMB, shall be instituted to minimize any adverse impact of the project to the environment throughout its implementation, which shall include among others to wit:

POTENTIAL IMPACT PER PROJECT ACTIVITY PER PROJECT PHASE	MITIGATING MEASURES	RATING/ PERFORMANCE OF MITIGATING MEASURES
A. Construction Phase		
A.1 Site Development including excavation (Clearing and Grubbing), Delivery of Construction Materials, and Construction of Roads and Drainage systems, Housing Units/ Commercial Area/ Institutional Area, Water Supply System		
Potential siltation of nearby bodies of water due to soil erosion	<ul style="list-style-type: none"> Provision of sediment/silt control measures such as sediment/silt traps, slope stabilization, etc. Stockpile areas shall be positioned away from drainage and runoff routes Temporary silt traps/ponds shall be set-up around soil piles and a drainage canal shall be provided to divert the runoff water from soil piles and for possible siltation of the existing drainage routes, adjacent agricultural areas and nearby water bodies. Preservation of natural drainage shall be undertaken and shall not be condemned or if disturbed shall be automatically replaced by constructing or incorporating it in the design of the drainage facility of the subdivision; 	100% compliance with RA 9275
Degradation of water quality due to contamination from domestic wastewater	<ul style="list-style-type: none"> Provision of (<u>indicate number</u>) portalets for construction workers <p><i>Note: at least one (1) portalet for 60 workers where the number of male workers exceeds 500 (as per IRR-Industrial Hygiene, PD 856 Amending Administrative Order 111 Series of 1991)</i></p> <p><i>Note: at least one (1) portalet for 25 workers where the number of male workers exceeds 100 (as per IRR-</i></p>	100% conformance to DENR standards and compliance with RA 9275



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	<p><i>Industrial Hygiene, PD 856 Amending Administrative Order 111 Series of 1991)</i></p> <p>Siphoning and collection of sewage from portalets shall be done twice a week.</p> <ul style="list-style-type: none"> • Provision of a hygienic septic tank or wastewater collection system for workers • Hauling of wastewater from portalets by a third-party service provider shall be covered by a license/permit from LGU and with a valid Discharge Permit for a wastewater treatment facility 	
Generation of dust from site preparation/ construction site or the transport of construction/excavated materials by delivery trucks	<ul style="list-style-type: none"> • Maintain wet access roads by water sprinkling along haul roads and active construction areas at least twice a day at a rate of 5 liters per square meter of unpaved road, especially during the dry season • Set project vehicle speed limit to 30kph • Trucks used for transporting construction materials should be fully covered and shall be thoroughly washed before leaving the project site to avoid the transfer of mud/dirt into the road 	<p>100% no dust generation</p> <p>100% compliance with RA 8749</p>
Noise pollution from delivery trucks	Use of mufflers and exhaust silencers	100% Noise within the standard (NPCC MC 002 Series of 1980)
Generation of noise from heavy equipment	<ul style="list-style-type: none"> • Use of mufflers and exhaust silencers for construction equipment • Provision of appropriate noise mitigating measures (such as the construction of fences, enclosure of stationary work areas and equipment, maintenance of equipment, etc.) whenever applicable • Limit operation of noise-generating equipment/construction activities during peak hours 	100% Noise within standards (NPCC MC 002 Series of 1980)
Generation of spoils such as excess fill materials from grading and excavation activities	<ul style="list-style-type: none"> • Use of spoils as fill materials in lower areas within the project premises 	100% of excess spoils collected/hailed



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	<ul style="list-style-type: none"> Unused spoils shall be hauled by a third-party hauler with an approved permit/clearance from LGU 	
Generation of construction debris and other solid wastes	<ul style="list-style-type: none"> Segregation of wastes and provision of temporary waste storage facility/area in compliance with RA 9003 before disposal and hauling by 3rd party accredited/recognized by LGU 	100% compliance with RA 9003
<p>Generation of used oil, paint, batteries, and other hazardous materials</p> <p>Contamination of soil and groundwater due to hazardous wastes (HW) generation, leakage of oil & grease from vehicles and heavy equipment operation</p>	<ul style="list-style-type: none"> Proper segregation and containment of HW in safe, secured & well-ventilated storage areas with proper labelling/placards in accordance with prescribed labels/symbols per HW material classification under DENR AO 2004-36 Collection of hazardous wastes by DENR-accredited 3rd party service provider Preventive maintenance of vehicles and heavy equipment with proper handling of fuels, oils & lubricants to prevent oil spills 	100% compliance with RA 6969
B. Operational Phase		
B.1 Operation of commercial area, institutional area, and occupied housing units		
Generation of domestic wastewater	<p>Provision of adequate Wastewater Treatment Facility (Sewage Treatment Plant) to treat the collected wastewater, whichever is applicable:</p> <p><input checked="" type="checkbox"/> Hygienic septic tank (for 212 occupants or less – DILG MC 2019-62) with regular desludging by a third-party contractor (the contractor must have a valid discharge permit for its treatment facility)</p> <p><input type="checkbox"/> Wastewater treatment facility (for more than 212 occupants – DILG MC 2019-62)</p> <p>Note: For 98L per person per day water consumption; 80% will become wastewater – hence for 300 persons; at least 23.52 cubic meters per day WTF capacity shall be installed and operated</p>	<p>100% conformance to effluent standards</p> <p>100% conformance to DENR standards and compliance with RA 9275</p>
Degradation of air quality due to use of generator set (if any)	<ul style="list-style-type: none"> Regular maintenance of pollution control equipment 	100% compliance with RA 8749



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Generation of domestic wastes	<ul style="list-style-type: none"> • Construction of a centralized Material Recovery Facility (MRF) provided with properly-labelled waste receptacles • Hauling of domestic solid waste by LGU or third-party hauler with permit/clearance from LGU for proper disposal 	100% compliance with RA 9003
Generation of hazardous wastes	<ul style="list-style-type: none"> • Proper segregation and containment of HW in safe, secured & well-ventilated storage areas with proper labelling/placards in accordance with prescribed labels/symbols • Collection of hazardous wastes by DENR-accredited 3rd party service provider 	100% compliance with RA 6969
Generation of effluents due to wastewater generation	<ul style="list-style-type: none"> • Monitoring of the following significant effluent quality parameters (based on PSIC Code 681): <ul style="list-style-type: none"> <input checked="" type="checkbox"/> BOD <input checked="" type="checkbox"/> Fecal Coliform <input checked="" type="checkbox"/> Ammonia <input checked="" type="checkbox"/> Nitrate <input checked="" type="checkbox"/> Phosphate <input checked="" type="checkbox"/> Oil and Grease <input checked="" type="checkbox"/> Surfactants 	100% compliance with DENR effluent standards (RA 9275); (i.e.DAO 2016-08 and DAO 2021-19)

II. GENERAL CONDITIONS

1. That the proponent shall ensure that the project implementation shall ***NOT COMMENCE*** unless all required/clearances from the concerned government agencies are secured. EMB shall be advised when all the permits/clearances are secured and when will be the actual date of project implementation;
2. That the proponent shall establish a reforestation and carbon sink program using endemic/indigenous species to mitigate greenhouse gas (GHG) emissions of the project in line with the DENR's thrust for GHG emissions reduction programs. The program shall be submitted to EMB-4B (MIMAROPA Region) six (6) months prior to the project implementation;
3. That the proponent shall conduct an effective Information, Education and Communication (IEC) Campaign to inform and educate all stakeholders, especially its contractors, workers, and local residents about the mitigating measures embodied in its IEEC, the conditions stipulated in this Certificate and the environmental and human safety features of the project for greater awareness, understanding and sustained acceptance of the project. The program shall be submitted to EMB-4B (MIMAROPA Region) on an annual basis;
4. That the proponent shall strictly manage all external, traffic problems, excessive surface runoff, dust, soil erosion, accidental spillage, and health hazards identified in the Initial Environmental Examination (IEE) Checklist Report and, in case of emergency episodes, appropriate response activities shall be immediately undertaken for the protection of the workers/ personnel, host and nearby communities, and the receiving environment;



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5. That preservation and easement retention of natural drainage/waterways shall be undertaken and should conform with the provisions of the DENR Administrative Order No. 97-05 (Procedures in the Retention of Areas within certain distances along the Banks of Rivers, Streams, and Shores of Seas, Lakes, and Oceans for Environmental Protection). If disturbed, a replacement drainage system shall be constructed within two (2) months from the disturbance;
6. That the solid waste management scheme as provided in the Environmental Management Plan (EMP) shall be continuously implemented from the start of the project operation;
7. That the proponent shall install and maintain an effective **Water Pollution Control Facility**, to ensure maximum efficiency at all times in order to conform to the prescribed DENR standards;
8. That the proponent shall plant an equivalent area of the project with appropriate tree species and shall coordinate with PENRO/CENRO concerned for area identification within thirty (30) days prior to project implementation. And the status of compliance shall be included in the semi-annual submission of CMR;
9. The project operations shall conform to the provisions of RA 6969 (Toxic Substances and Hazardous and Nuclear Wastes Control Act of 1990), RA 8749 (Philippine Clean Air Act of 1999), RA 9003 (Ecological Solid Waste Management Act of 2000), and RA 9275 (Philippine Clean Water Act of 2004) and other relevant policies, rules, and regulations;
10. That the proponent shall set up a competent Environmental Unit (EU) with a Pollution Control Officer, within sixty (60) days from the issuance of this Certificate and shall be duly accredited by this Office in accordance with DAO No. 02, series of 2014 (Revised Guidelines for Pollution Officer Accreditation). The Environmental Unit (EU) shall competently handle the environment-related aspects of the project. In addition to the monitoring requirements as specified in the Environmental Management Plan/ Environmental Monitoring Plan, the EU shall have the following responsibilities:
 - 10.1 Monitor actual project impacts vis-à-vis the predicted impacts and management measures in the Generic IEE Checklist Report;
 - 10.2 Recommend revisions to the EMP/EMoP, whenever necessary subject to the approval of EMB-4B (MIMAROPA Region);
 - 10.3 Ensure that data gathered during monitoring activities are properly documented, assessed, evaluated, and reported to EMB-4B (MIMAROPA Region) in accordance with the standard formats;
 - 10.4 Ensure that monitoring and submissions of reports to EMB-4B (MIMAROPA Region) are carried out as required;
 - 10.5 Regular submission of the following reports:
 - 10.5.1 A semi-annual **ECC Compliance Monitoring Report** within fifteen (15) days at the end of each semi-annual reporting period. The CMR must be provided with supporting documents and in accordance with the prescribed format stipulated in the Implementing Rules and Regulations of P.D. 1586;
 - 10.5.2 Submit a **Quarterly Self-Monitoring Report** within fifteen (15) days at the end of each quarter. The SMR must be in accordance with the prescribed format of the **Self-Monitoring Report (SMR)** pursuant to DAO 2003-27;



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11. **Submit an Abandonment Plan two (2) months prior to the abandonment activities.** It shall include rehabilitation measures/clean-up, costs, remediation of areas possibly contaminated with toxic/hazardous substances, and presentation of options on proposed alternative projects in the area;
12. That the proponent shall allocate ample budget for the implementation of the proposed mitigating/enhancement measures during the operation and abandonment phases of the project;
13. That health and sanitation practices shall be observed in all phases of the project and safety & personal protection equipment/devices shall always be provided to all employees/workers within the premises of the project site to prevent health and occupational hazards;
14. That a billboard containing this message: **"Notice to the Public, This PUNTA DE ORO HOMES PROJECT of CONSUVIL REALTY DEVELOPMENT CORPORATION has been issued an Environmental Compliance Certificate (ECC-OL-R4B-2023-0018) by the Department of Environment and Natural Resources – Environmental Management Bureau MIMAROPA Region on January 29, 2023."** shall be installed at all entry and exit points and in the perimeter of the project site facing the road to inform the general public within thirty (30) days from receipt of the ECC;
15. That a copy of the ECC shall be posted in a conspicuous location at the field office of the project site clearly visible to the public and shall be adequately framed or otherwise protected against damage and at the barangay bulletin board of the host barangay(s) within thirty (30) days from receipt of the ECC;
16. That any authorized DENR-EMB personnel, with a proper identification card and travel/mission order, shall be allowed unconditional access to conduct an on-the-spot inspection and monitoring of the project without the need for prior notice to the proponent to oversee compliance with the ECC.

II. RESTRICTIONS

17. That no other activities should be undertaken other than what was stipulated in the IEEC Report. Should there be an expansion of the project beyond the project description, construction of other structures beyond those stated in the IEEC Report; or any change in the activity or location, shall be made subject to a new Environmental Impact Assessment (EIA) requirements;
18. That all appropriate construction, operational, and resource-use permits/clearances from other national and local government agencies concerned (i.e. PMRB, PNP, LGUs, DPWH, DOH, NWRB, HLURB, MGB, DA, DAR, DOLE, DTI, etc.) shall be secured pertaining to the implementation of the project. Likewise, the proponent shall notify this Office of the reckoning date of project operation;
19. That in case of transfer of ownership/management of this project, these same conditions and restrictions shall apply, and the transferee shall be required to notify this Office within fifteen (15) days as regards the transfer of ownership/management;
20. That all recommendations cited in the submitted ***Geohazard Identification Report (GIR)*** shall be incorporated in the construction of the facilities;
21. That a **Geo-Hazard Assessment Report (GAR)** shall be conducted within the project site and the report shall be submitted to Mines and Geo-sciences Bureau, MIMAROPA Region, copy furnished this Office within sixty (60) days upon receipt hereof;



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22. That the project shall adhere to the HLURB Guidelines of **Presidential Decree No. 957 and Batas Pambansa Bilang 220** for the Open Space requirements. Accordingly, the project proponent shall execute a notarized undertaking that open spaces shall be inalienable and non-buildable;
23. That plans and designs, including the plans for the Wastewater Treatment Facility approved by the City Engineer's Office shall be submitted to this office prior to project implementation;
24. That the proponent (**CONSUVIL REALTY DEVELOPMENT CORPORATION**) shall be accountable for any misrepresentation and failure to state material information in the submitted documents.

The conditions stipulated in this Certificate shall be deemed final within fifteen (15) days from receipt hereof and all conditions and restrictions set forth above shall be complied with by the herein grantee. Moreover, this ECC will automatically EXPIRE IF NOT IMPLEMENTED WITHIN FIVE (5) YEARS from the date of issuance and the proponent must apply for a new ECC if it intends to proceed with the project.



Environmental Compliance Certificate
Punta De Oro Homes
Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation

PROJECT ASSESSMENT PLANNING TOOL

For the assistance of the Proponent and the Government agencies concerned in the management of the Project and for better coordination in mitigation of the impacts of the Project on its surrounding areas and the environment, and by way of recommendation, forwarding these recommendations to the parties and authorities concerned for appropriate action.

<i>Environmental Planning Recommendations and Regulatory Requirements for the Proponent</i>
Local Government Unit (LGU)
<div>1. The proponent shall give priority employment to qualified local residents. Adequate public information for jobs available to local residents in the affected areas shall be provided;</div> <div>2. The proponent shall coordinate with the concerned LGU for the implementation of Solid Waste Management Plan;</div> <div>3. The proponent shall comply with the Building Code and Sanitation Code of the Philippines;</div> <div>4. The proponent shall provide and maintain drainage ways to allow run-off water to flow freely in such a way that it will not overflow or impede during heavy rains;</div> <div>5. The proponent shall maintain the drainage ways along with the road grading;</div> <div>6. The proponent shall implement adequate and appropriately-designed drainage system, soil erosion protection structures and other structural measure to avoid erosion and flooding of adjoining properties.</div>
DENR- Mines and Geosciences Bureau (MGB)
<div>7. The proponent shall implement the recommendation/s in the Geohazard Identification Report (GIR) and proper mitigating measures on the identified possible geologic hazards in the project area.</div>
DENR-Forest Management Bureau (FMB)/PENRO/CENRO
<div>8. The proponent shall secure tree cutting permit and permit/clearance for the removal of endangered or prohibited species and seedling replacement and shall institute measures in accordance with the amended PD 705 Revised Forestry Code (if necessary)</div> <div>9. The proponent shall establish appropriate measures and maintain a buffer zone along the periphery site with appropriate species/dense vegetation cover to mitigate the adverse effect of its operation on the existing condition of the ecosystems in the area and to serve as noise, vibration, and dust buffers.</div>
Department of Labor and Employment (DOLE) – Bureau of Working Condition
<div>10. The proponent shall comply with the Labor Code of the Philippines.</div> <div>11. Provision of appropriate Personal Protective Equipment (PPE) to all workers, if necessary.</div>
Department of Human Settlements and Urban Development (DHSUD)
<div>12. The proponent shall allocate for Open Spaces in no case to be alienated nor build upon thereon any structure. The said open space shall be titled separately and distinct from the lots for sale, pursuant to Section 31 of PD 1216</div>



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13. Compliance with standards and technical requirements for the development of Socialized Housing Projects, if applicable.
National Water Resources Board (NWRB)
14. The proponent shall register with NWRB for the use of water for domestic purposes (<i>not more than 250-L/capita/day by single-household</i>) pursuant to the amended IRR of the Water Code of the Philippines.
Bureau of Fire Protection (BFP)
15. The proponent shall comply with the fire safety protection requirements of the Fire Code of the Philippines
Other concerned Government Agencies
16. That all appropriate construction, operational, and resource-use permits/clearances from other national and local government agencies concerned shall be secured pertaining to the implementation of the project. Likewise, the proponent shall notify this Office of the reckoning date of the project operation
Proponent
17. Close monitoring of the project should be undertaken by the proponent to maintain a high level of safety and efficiency at all phases of the project and to immediately address any environmental hazard that may take place.

For dissemination and proper action of the parties concerned.

EnP. NICOLE YURI V. DORADO
OIC, Clearance and Permitting Division
and concurrent OIC, EIA Section

JOE AMIL M. SALINO
Regional Director



Environmental Compliance Certificate
Punta De Oro Homes
Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation



Republic of the Philippines
Department of Environment and Natural Resources
ENVIRONMENTAL MANAGEMENT BUREAU - MIMAROPA

PENRO Compound, Brgy. Suqui, Calapan City, Oriental Mindoro
Regional Satellite Office: 6th Floor DENR by the Bay Bldg., 1515 Roxas Blvd., Ermita, Manila
Office of the Regional Director: (02) 8536 9786; Clearance and Permitting Division: (02) 8633 2587
Records Management Unit: (02) 8633 8900;
E-mail Address: embmimaropa@emb.gov.ph
Website: www.mimaropa.emb.gov.ph

ENVIRONMENTAL COMPLIANCE CERTIFICATE
(Issued under Presidential Decree 1586)

ECC-OL-R4B-2023-0019

THIS IS TO CERTIFY THAT THE PROPONENT, **CONSUVIL REALTY DEVELOPMENT CORPORATION**, represented by its president, **FERNANDO C. SUZARA**, is granted this Environmental Compliance Certificate (ECC), for the proposed **PUNTA VERDE HOMES PROJECT** located at **Brgy. Bulusan Calapan City, Oriental Mindoro** by the Department of Environment and Natural Resources (DENR), through the Environmental Management Bureau (EMB).

SUBJECT ONLY to the conditions and restrictions set in this ECC and the attached document labelled as Annexes A and B.

This Certificate is issued with the following details:

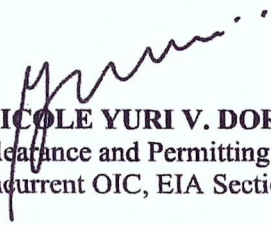
PROJECT DESCRIPTION
This Certificate shall cover the construction, operation, and maintenance of the Subdivision/Housing Project with a total land area of 41,933.00 m² (4.1933 Hectares) covered by Deed of Assignment (TCT No(s). T- 127709 and T-88855) located at Brgy. Bulusan Calapan City, Oriental Mindoro .
The project shall operate and maintain its facilities and amenities as contained in the Initial Environmental Examination Checklist (IEEC) and Environmental Management Plan .

This Certificate is issued in compliance with the requirements of Presidential Decree No. 1586, and in accordance with DENR Administrative Order (D.A.O.) No. 2003-30. Non-compliance with any of the provisions of this Certificate shall be a sufficient cause for the cancellation of this Certificate and/or imposition of a fine in an amount not to exceed Fifty Thousand Pesos (P50, 000.00) for every violation thereof without prejudice to the imposition of fines and penalties under other environmental laws. The EMB, however, is not precluded from reevaluating and correcting any deficiencies or errors that may be found after the issuance of this Certificate.

Issued at EMB-R4B, Regional Satellite Office, 6th Floor DENR by the Bay Bldg., 1515 Roxas Blvd., Ermita, Manila this January 29, 2023.

Recommending Approval:

Approved:


EnP. NICOLE YURI V. DORADO
OIC, Clearance and Permitting Division
and concurrent OIC, EIA Section



JOE AMEL M. SALINO
Regional Director



Environmental Compliance Certificate
Punta Verde Homes
Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation

SWORN ACCOUNTABILITY STATEMENT

I, **FERNANDO C. SUZARA**, President of **CONSUVIL REALTY DEVELOPMENT CORPORATION**, with office address located in **Calumpit St. Lalud, Calapan City, Oriental Mindoro** take full responsibility for complying with all conditions in this Environmental Compliance Certificate (ECC).

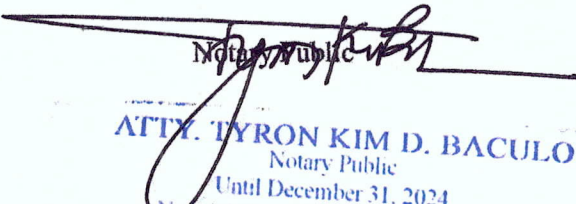

FERNANDO C. SUZARA
Signature

TIN No. 006-094-424-000

JAN 31 2023

Subscribed and sworn before me this _____, the above-named affiant taking oath presenting UMID ID - CRN-0004-0672684-9, issued on _____ at Calapan City.

Doc. No. 217
Page No. 45
Book No. 76
Series of 2023


Notary Public
ATTY. TYRON KIM D. BACULO
Notary Public
Until December 31, 2024
Notarial Commission No. NP-22-240
Roll of Attorneys No. 65809
IBP No. 014875 Lifetime Oriental Mindoro
PTR No. 1018742 11-25-2022 (for 2023) Calapan City
MCLE Compliance No. VI-0024986 12-27-22



Environmental Compliance Certificate
Punta Verde Homes
Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation

I. ENVIRONMENTAL MANAGEMENT

All commitments, mitigating measures and monitoring requirements, contained in the Initial Environmental Examination Checklist Report for the proposed **PUNTA VERDE HOMES PROJECT**, particularly in the Environmental Management Plan/ Environmental Monitoring Plan, including any modifications and/or additional information as approved by the EMB, shall be instituted to minimize any adverse impact of the project to the environment throughout its implementation, which shall include among others to wit:

POTENTIAL IMPACT PER PROJECT ACTIVITY PER PROJECT PHASE	MITIGATING MEASURES	RATING/ PERFORMANCE OF MITIGATING MEASURES
A. Construction Phase		
A.1 Site Development including excavation (Clearing and Grubbing), Delivery of Construction Materials, and Construction of Roads and Drainage systems, Housing Units/ Commercial Area/ Institutional Area, Water Supply System		
Potential siltation of nearby bodies of water due to soil erosion	<ul style="list-style-type: none"> • Provision of sediment/silt control measures such as sediment/silt traps, slope stabilization, etc. • Stockpile areas shall be positioned away from drainage and runoff routes • Temporary silt traps/ponds shall be set-up around soil piles and a drainage canal shall be provided to divert the runoff water from soil piles and for possible siltation of the existing drainage routes, adjacent agricultural areas and nearby water bodies. Preservation of natural drainage shall be undertaken and shall not be condemned or if disturbed shall be automatically replaced by constructing or incorporating it in the design of the drainage facility of the subdivision; 	100% compliance with RA 9275
Degradation of water quality due to contamination from domestic wastewater	<ul style="list-style-type: none"> • Provision of (<u>indicate number</u>) portalets for construction workers <p><i>Note: at least one (1) portalet for 60 workers where the number of male workers exceeds 500 (as per IRR-Industrial Hygiene, PD 856 Amending Administrative Order 111 Series of 1991)</i></p> <p><i>Note: at least one (1) portalet for 25 workers where the number of male workers exceeds 100 (as per IRR-</i></p>	100% conformance to DENR standards and compliance with RA 9275



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	<p><i>Industrial Hygiene, PD 856 Amending Administrative Order 111 Series of 1991)</i></p> <p>Siphoning and collection of sewage from portalets shall be done twice a week.</p> <ul style="list-style-type: none"> • Provision of a hygienic septic tank or wastewater collection system for workers • Hauling of wastewater from portalets by a third-party service provider shall be covered by a license/permit from LGU and with a valid Discharge Permit for a wastewater treatment facility 	
Generation of dust from site preparation/ construction site or the transport of construction/excavated materials by delivery trucks	<ul style="list-style-type: none"> • Maintain wet access roads by water sprinkling along haul roads and active construction areas at least twice a day at a rate of 5 liters per square meter of unpaved road, especially during the dry season • Set project vehicle speed limit to 30kph • Trucks used for transporting construction materials should be fully covered and shall be thoroughly washed before leaving the project site to avoid the transfer of mud/dirt into the road 	<p>100% no dust generation</p> <p>100% compliance with RA 8749</p>
Noise pollution from delivery trucks	Use of mufflers and exhaust silencers	100% Noise within the standard (NPCC MC 002 Series of 1980)
Generation of noise from heavy equipment	<ul style="list-style-type: none"> • Use of mufflers and exhaust silencers for construction equipment • Provision of appropriate noise mitigating measures (such as the construction of fences, enclosure of stationary work areas and equipment, maintenance of equipment, etc.) whenever applicable • Limit operation of noise-generating equipment/construction activities during peak hours 	100% Noise within standards (NPCC MC 002 Series of 1980)
Generation of spoils such as excess fill materials from grading and excavation activities	<ul style="list-style-type: none"> • Use of spoils as fill materials in lower areas within the project premises 	100% of excess spoils collected/hailed



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	<ul style="list-style-type: none"> Unused spoils shall be hauled by a third-party hauler with an approved permit/clearance from LGU 	
Generation of construction debris and other solid wastes	<ul style="list-style-type: none"> Segregation of wastes and provision of temporary waste storage facility/area in compliance with RA 9003 before disposal and hauling by 3rd party accredited/recognized by LGU 	100% compliance with RA 9003
<p>Generation of used oil, paint, batteries, and other hazardous materials</p> <p>Contamination of soil and groundwater due to hazardous wastes (HW) generation, leakage of oil & grease from vehicles and heavy equipment operation</p>	<ul style="list-style-type: none"> Proper segregation and containment of HW in safe, secured & well-ventilated storage areas with proper labelling/placards in accordance with prescribed labels/symbols per HW material classification under DENR AO 2004-36 Collection of hazardous wastes by DENR-accredited 3rd party service provider Preventive maintenance of vehicles and heavy equipment with proper handling of fuels, oils & lubricants to prevent oil spills 	100% compliance with RA 6969
B. Operational Phase		
B.1 Operation of commercial area, institutional area, and occupied housing units		
Generation of domestic wastewater	<p>Provision of adequate Wastewater Treatment Facility (Sewage Treatment Plant) to treat the collected wastewater, whichever is applicable:</p> <p><input checked="" type="checkbox"/> Hygienic septic tank (for 212 occupants or less – DILG MC 2019-62) with regular desludging by a third-party contractor (the contractor must have a valid discharge permit for its treatment facility)</p> <p><input type="checkbox"/> Wastewater treatment facility (for more than 212 occupants – DILG MC 2019-62)</p> <p>Note: For 98L per person per day water consumption; 80% will become wastewater – hence for 300 persons; at least 23.52 cubic meters per day WTF capacity shall be installed and operated</p>	<p>100% conformance to effluent standards</p> <p>100% conformance to DENR standards and compliance with RA 9275</p>
Degradation of air quality due to use of generator set (<i>if any</i>)	<ul style="list-style-type: none"> Regular maintenance of pollution control equipment 	100% compliance with RA 8749



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Generation of domestic wastes	<ul style="list-style-type: none"> • Construction of a centralized Material Recovery Facility (MRF) provided with properly-labelled waste receptacles • Hauling of domestic solid waste by LGU or third-party hauler with permit/clearance from LGU for proper disposal 	100% compliance with RA 9003
Generation of hazardous wastes	<ul style="list-style-type: none"> • Proper segregation and containment of HW in safe, secured & well-ventilated storage areas with proper labelling/placards in accordance with prescribed labels/symbols • Collection of hazardous wastes by DENR-accredited 3rd party service provider 	100% compliance with RA 6969
Generation of effluents due to wastewater generation	<ul style="list-style-type: none"> • Monitoring of the following significant effluent quality parameters (based on PSIC Code 681): <ul style="list-style-type: none"> <input checked="" type="checkbox"/> BOD <input checked="" type="checkbox"/> Fecal Coliform <input checked="" type="checkbox"/> Ammonia <input checked="" type="checkbox"/> Nitrate <input checked="" type="checkbox"/> Phosphate <input checked="" type="checkbox"/> Oil and Grease <input checked="" type="checkbox"/> Surfactants 	100% compliance with DENR effluent standards (RA 9275); (i.e.DAO 2016-08 and DAO 2021-19)

II. GENERAL CONDITIONS

1. That the proponent shall ensure that the project implementation shall **NOT COMMENCE** unless all required/clearances from the concerned government agencies are secured. EMB shall be advised when all the permits/clearances are secured and when will be the actual date of project implementation;
2. That the proponent shall establish a reforestation and carbon sink program using endemic/indigenous species to mitigate greenhouse gas (GHG) emissions of the project in line with the DENR's thrust for GHG emissions reduction programs. The program shall be submitted to EMB-4B (MIMAROPA Region) six (6) months prior to the project implementation;
3. That the proponent shall conduct an effective Information, Education and Communication (IEC) Campaign to inform and educate all stakeholders, especially its contractors, workers, and local residents about the mitigating measures embodied in its IEEC, the conditions stipulated in this Certificate and the environmental and human safety features of the project for greater awareness, understanding and sustained acceptance of the project. The program shall be submitted to EMB-4B (MIMAROPA Region) on an annual basis;
4. That the proponent shall strictly manage all external, traffic problems, excessive surface runoff, dust, soil erosion, accidental spillage, and health hazards identified in the Initial Environmental Examination (IEE) Checklist Report and, in case of emergency episodes, appropriate response



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activities shall be immediately undertaken for the protection of the workers/ personnel, host and nearby communities, and the receiving environment;

5. That preservation and easement retention of natural drainage/waterways shall be undertaken and should conform with the provisions of the DENR Administrative Order No. 97-05 (Procedures in the Retention of Areas within certain distances along the Banks of Rivers, Streams, and Shores of Seas, Lakes, and Oceans for Environmental Protection). If disturbed, a replacement drainage system shall be constructed within two (2) months from the disturbance;
6. That the solid waste management scheme as provided in the Environmental Management Plan (EMP) shall be continuously implemented from the start of the project operation;
7. That the proponent shall install and maintain an effective **Water Pollution Control Facility**, to ensure maximum efficiency at all times in order to conform to the prescribed DENR standards;
8. That the proponent shall plant an equivalent area of the project with appropriate tree species and shall coordinate with PENRO/CENRO concerned for area identification within thirty (30) days prior to project implementation. And the status of compliance shall be included in the semi-annual submission of CMR
9. The project operations shall conform to the provisions of RA 6969 (Toxic Substances and Hazardous and Nuclear Wastes Control Act of 1990), RA 8749 (Philippine Clean Air Act of 1999), RA 9003 (Ecological Solid Waste Management Act of 2000), and RA 9275 (Philippine Clean Water Act of 2004) and other relevant policies, rules, and regulations;
10. That the proponent shall set up a competent Environmental Unit (EU) with a Pollution Control Officer, within sixty (60) days from the issuance of this Certificate and shall be duly accredited by this Office in accordance with DAO No. 02, series of 2014 (Revised Guidelines for Pollution Officer Accreditation). The Environmental Unit (EU) shall competently handle the environment-related aspects of the project. In addition to the monitoring requirements as specified in the Environmental Management Plan/ Environmental Monitoring Plan, the EU shall have the following responsibilities:
 - 10.1 Monitor actual project impacts vis-à-vis the predicted impacts and management measures in the Generic IEE Checklist Report;
 - 10.2 Recommend revisions to the EMP/EMoP, whenever necessary subject to the approval of EMB-4B (MIMAROPA Region);
 - 10.3 Ensure that data gathered during monitoring activities are properly documented, assessed, evaluated, and reported to EMB-4B (MIMAROPA Region) in accordance with the standard formats;
 - 10.4 Ensure that monitoring and submissions of reports to EMB-4B (MIMAROPA Region) are carried out as required;
 - 10.5 Regular submission of the following reports:
 - 10.5.1 A semi-annual **ECC Compliance Monitoring Report** within fifteen (15) days at the end of each semi-annual reporting period. The CMR must be provided with supporting documents and in accordance with the prescribed format stipulated in the Implementing Rules and Regulations of P.D. 1586;
 - 10.5.2 Submit a **Quarterly Self-Monitoring Report** within fifteen (15) days at the end of each quarter. The SMR must be in accordance with the prescribed format of the **Self-Monitoring Report (SMR)** pursuant to DAO 2003-27;



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11. **Submit an Abandonment Plan two (2) months prior to the abandonment activities.** It shall include rehabilitation measures/clean-up, costs, remediation of areas possibly contaminated with toxic/hazardous substances, and presentation of options on proposed alternative projects in the area;
12. That the proponent shall allocate ample budget for the implementation of the proposed mitigating/enhancement measures during the operation and abandonment phases of the project;
13. That health and sanitation practices shall be observed in all phases of the project and safety & personal protection equipment/devices shall always be provided to all employees/workers within the premises of the project site to prevent health and occupational hazards;
14. That a billboard containing this message: **“Notice to the Public, This PUNTA VERDE HOMES PROJECT of CONSUVIL REALTY DEVELOPMENT CORPORATION has been issued an Environmental Compliance Certificate (ECC-OL-R4B-2023-0019) by the Department of Environment and Natural Resources – Environmental Management Bureau MIMAROPA Region on January 29, 2023.”** shall be installed at all entry and exit points and in the perimeter of the project site facing the road to inform the general public within thirty (30) days from receipt of the ECC;
15. That a copy of the ECC shall be posted in a conspicuous location at the field office of the project site clearly visible to the public and shall be adequately framed or otherwise protected against damage and at the barangay bulletin board of the host barangay(s) within thirty (30) days from receipt of the ECC;
16. That any authorized DENR-EMB personnel, with a proper identification card and travel/mission order, shall be allowed unconditional access to conduct an on-the-spot inspection and monitoring of the project without the need for prior notice to the proponent to oversee compliance with the ECC.

III. RESTRICTIONS

17. That no other activities should be undertaken other than what was stipulated in the IEEC Report. Should there be an expansion of the project beyond the project description, construction of other structures beyond those stated in the IEEC Report; or any change in the activity or location, shall be made subject to a new Environmental Impact Assessment (EIA) requirements;
18. That no trees shall be affected in all phases of the project, or if there are any, necessary documents such as “Tree Cutting Permit”, “Balling Permit” and other permits/clearances, shall be secured from the concerned DENR sector pertaining to the implementation of the project;
19. That in case of transfer of ownership/management of this project, these same conditions and restrictions shall apply, and the transferee shall be required to notify this Office within fifteen (15) days as regards the transfer of ownership/management;
20. That all recommendations cited in the submitted ***Geohazard Identification Report (GIR)*** shall be incorporated in the implementation of the project;
21. That a **Geo-Hazard Assessment Report (GAR)** shall be conducted within the project site and the report shall be submitted to Mines and Geo-sciences Bureau, MIMAROPA Region, copy furnished



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this Office within sixty (60) days upon receipt hereof;

22. That the surplus, spoils, unsuitable soil and waste materials during construction shall be dumped/disposed properly at pre-determined spoil banks and sites;
23. That all sand and gravel / quarry materials to be used in the project shall be from legitimate sources with issued Environmental Compliance Certificate (ECC) and permits from the Provincial Government of Oriental Mindoro and MGB – MIMAROPA.
24. That *City Engineering Approved plans and designs, including Septic Tanks* shall be submitted to this office prior to project implementation;
25. That the proponent (**CONSUVIL REALTY DEVELOPMENT CORPORATION**) shall be accountable for any misrepresentation and failure to state material information in the submitted documents.

The conditions stipulated in this Certificate shall be deemed final within fifteen (15) days from receipt hereof and all conditions and restrictions set forth above shall be complied with by the herein grantee. Moreover, this ECC will automatically EXPIRE IF NOT IMPLEMENTED WITHIN FIVE (5) YEARS from the date of issuance and the proponent must apply for a new ECC if it intends to proceed with the project.



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PROJECT ASSESSMENT PLANNING TOOL

For the assistance of the Proponent and the Government agencies concerned in the management of the Project and for better coordination in mitigation of the impacts of the Project on its surrounding areas and the environment, and by way of recommendation, forwarding these recommendations to the parties and authorities concerned for appropriate action.

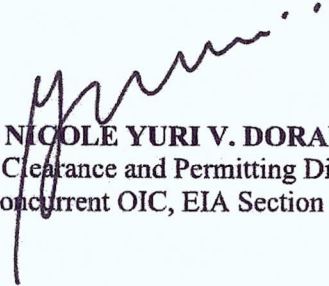
<i>Environmental Planning Recommendations and Regulatory Requirements for the Proponent</i>	
Local Government Unit (LGU)	
<div>1. The proponent shall give priority employment to qualified local residents. Adequate public information for jobs available to local residents in the affected areas shall be provided;</div> <div>2. The proponent shall coordinate with the concerned LGU for the implementation of Solid Waste Management Plan;</div> <div>3. The proponent shall comply with the Building Code and Sanitation Code of the Philippines;</div> <div>4. The proponent shall provide drainage ways to allow run-off water flow freely and shall be maintained in such a way that run-off water will not overflow or impede water flow during heavy rains. The proponent shall also maintain the drainage ways along with the road grading;</div> <div>5. The proponent shall ensure compatibility of the project location in relation to zoning classification;</div> <div>6. The proponent shall implement emergency response plan and disaster preparedness program in case of emergencies; and</div> <div>7. The proponent shall submit a traffic management plan.</div>	
DENR - Mines and Geosciences Bureau	
<div>8. The proponent shall implement the recommendation in the Geohazard Identification Report (GIR) / Geohazard Assessment Report (GAR) and proper mitigating measure on the identified possible geologic hazards in the project area for steep slopes (if applicable).</div>	
DENR – Regional Office 4B	
<div>9. The proponent shall secure tree cutting permit (if any).</div> <div>10. The proponent shall coordinate with the said agency for the establishment of protective buffers and use of appropriate species/vegetation to minimize/prevent the impact on loss of biodiversity</div>	
DENR – Biodiversity Management Bureau	
<div>11. The proponent shall comply with Wildlife Resources and Conservation Act (RA 9147); and</div> <div>12. The proponent shall submit Coastal Resource and Management Plan (CRMP) if applicable.</div>	
DOLE - Bureau of Working Condition	
<div>13. The proponent shall comply with the Labor Code of the Philippines</div>	



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Department of Tourism
14. The proponent shall secure tourism clearances and permits.
Fertilizer and Pesticide Authority
15. The proponent shall coordinate with the FPA for the design of the permanent onsite handling facilities for fertilizers, pesticides, herbicides, and other chemicals to prevent soil contamination
Department of Human Settlements and Urban Development (DHSUD)
16. The proponent shall allocate for Open Spaces in no case to be alienated nor build upon thereon any structure. The said open space shall be titled separately and distinct from the lots for sale, pursuant to Section 31 of PD 1216.
17. Compliance with standards and technical requirements for the development of Socialized Housing Projects, if applicable.
18. The proponent shall adhere to all the regulations of the agency.

For dissemination and proper action of the parties concerned.


EnP. NICOLE YURI V. DORADO
OIC, Clearance and Permitting Division
and concurrent OIC, EIA Section


JOE AMIL M. SALINO
Regional Director



Environmental Compliance Certificate
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Brgy. Bulusan Calapan, Mindoro Oriental
Consuvil Realty Development Corporation

JUDICIAL FORM No. 109
(Revised January 2000)

Book T-1307
Page 16

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

No. 0010080991/

REPUBLIC OF THE PHILIPPINES
DEPARTMENT OF JUSTICE
Land Registration Authority
QUEZON CITY
CALAPAN CITY

REGISTRY OF DEEDS FOR THE

Transfer Certificate of Title

29
6-21-0

No. T-159916

IT IS HEREBY CERTIFIED that certain land situated in the City of Calapan,
Province of Or. Mindoro, Phils., bounded and described as follows:

A parcel of land (Lot 39-B, of the subdivision plan, Psd-04-162133,
being a portion of Lot 39, Cad-104, Calapan Cadastre, L.R.C. Rec. No.),
situated in the Mpty. of Calapan, Province of Or. Mindoro. Bounded on the
NE., NW., along lines 1-2-3-4 by Lot 42; on the NE., along lines 4-5-6 by
Lot 42; on the SW., SE., along lines 6-7-8-9 by Lot 38, all of Cad-104, Ca-
lapan Cadastre on the NW., along line 9-1 by Lot 39-A, of the subd. plan. Begin-
ning at a point marked "1" on plan, being N. 41 deg. 14'E., 659.96 m. from
B.L.M. No. 14, Cad-104, Calapan Cade.
is registered in accordance with the provisions of the Property Registration Decree in the name of

SUSAN B. VALENCIA, single, of legal age, Filipino. x x x x x x

as owner thereof in fee simple, subject to such of the encumbrances mentioned in Section 44 of
said Decree as may be subsisting, and to /subject to a two (2) years period pursuant to
Section 4, Rule 74 of the Rules of Court. . . (April 7, 2009).

IT IS FURTHER CERTIFIED that said land was originally registered on the 4th day
of April, in the year nineteen hundred and twenty-seven, in the
Registration Book of the Office of the Register of Deeds of Or. Mindoro, Volume A-12
page 242, as Original Certificate of Title No. 2738, pursuant to Decree No. 244473
issued in L. R. Cad. Case No. Record No. 212, in the name of

This certificate is a transfer from Transfer Certificate of Title No. T-22(T-159916), which
is cancelled by virtue hereof in so far as the above-described land is concerned. T-110 -part-

Entered at Calapan City, Or. Mindoro
Philippines, on the 11th day of June
in the year two thousand and ten
at 3:03 p.m.

ATTEST:

#188 Maginhawa St., Sikatuna Village,
Quezon City (Owner's postal address)

ATTY. PEPITO P. MORTIL
(Register of Deeds)

*State the civil status, name of spouse if married, age if a minor, citizenship and residence of the
registered owner. If the owner is a married woman, state also the citizenship of her husband. If the
land is registered in the name of the conjugal partnership, state the citizenship of both spouses.



LRA 1095621938

This is a Certified True Copy of TCT T-159916 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and
does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental.
Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No. : 2022003561 OR No. : 1025428728
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:43:44 AM Amt Paid: 273.35

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY

P2 T-159916; T-1307.

MEMORANDUM OF ENCUMBRANCES

(When necessary use this page for the continuation of the technical description)

Entry No.

thence S. 65 deg. 48'E., 40.09 m. to point 2;
thence N. 69 deg. 47'E., 40.64 m. to point 3;
thence N. 74 deg. 52'E., 91.55 m. to point 4;
thence S. 2 deg. 30'E., 111.18 m. to point 5;
thence S. 14 deg. 26'W., 141.83 m. to point 6;
thence N. 53 deg. 58'W., 23.46 m. to point 7;
thence S. 63 deg. 25'W., 86.27 m. to point 8;
thence N. 70 deg. 15'W., 159.01 m. to point 9;
thence N. 29 deg. 45'E., 228.09 m. to the point of

beginning, containing an area of FIFTY THOUSAND ONE HUNDRED SIXTY FIVE (50,165) SQUARE METERS. All points referred to are indicated on the plan and are marked on the ground by P.S., cyl., conc., mons., 15 x 60 cm., bearings grid/true, date of original survey, May 1916 to 8 pt. 1917, and that of the subdivision survey, March 28, 2004, and was approved on June 21, 2004.

ATTY. PEPITO P. MORTOL
Register of Deeds

Pursuant to Section 7 of Republic Act No. 26 this Certificate of Title having been administratively reconstituted is without prejudice to any party whose right or interest in the property was duly noted on the original hereof at the time it was lost or destroyed.

(SGD) RAMON G. GARCIA
Actg. Register of Deeds

It is hereby certified that this Certificate of Title, consisting of 2 pages, on this date 10-18-78 has been reconstituted from its owners duplicate the reconstitution having been effected administratively under the provisions of Republic Act No. 26.

(SGD) RAMON G. GARCIA
Actg. Register of Deeds

NOTE: The foregoing annotation was copied from TCT No. RT-27(T-4597); T-110

ATTY. PEPITO P. MORTOL
Register of Deeds

NOTE: The foregoing annotation was copied from TCT No. RT-27(T-4597); T-110.

(Memorandum of Encumbrances continued on Page -B)
(Technical Description continued on Additional Sheet Page -)

ATTY. PEPITO P. MORTOL
Register of Deeds

NOTHING FOLLOWS

Date 8-5-11 N

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY



L R A 1095621939

This is a Certified True Copy of TCT T-159916 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No. : 2022003561 OR No. : 1025428728
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:43:44 AM Amt Paid: 273.35

Page -B

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(Continuation of the Memorandum of Encumbrances from Page -A)

(Continued on Page -C

Register of Deeds

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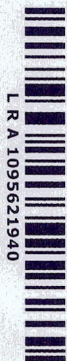
THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

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Ref. No. : 2022003561 OR No. : 1025428728

Date : 04/25/2022 OR Date : Apr 25 2022

Time : 11:43:44 AM Amt Paid: 273.35



L R A 1095621940

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

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P4 T-159916

(Continuation of the Memorandum of Encumbrances from Page-B)

[Faint, mostly illegible text from the memorandum of encumbrances, appearing as bleed-through from the reverse side of the page.]

(Continued on Additional Sheet Page Register of Deeds)



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Time : 11:43:44 AM Amt Paid: 273.35

TAX DECLARATION OF REAL PROPERTY

TD No.: 11-011-01017

Property Identification No.: 029-05-011-02-149-0000

Owner: VALENCIA, SUSAN B. (SINGLE)

TIN: _____

Address: #188 MAGINHAWA ST., SIKATUNA VILLAGE, QUEZON CITY

Telephone No.: _____

Administrator/Beneficial User: _____

TIN: 264-217-650

Address: , , ,

Telephone No.: _____

Location of Property: , BULUSAN, CALAPAN CITY, OR. MINDORO, PHILIPPINES

(Number and Street)

(Barangay/District)

(Municipality & Province/City)

OCT/TCT/CLOA No. T-159916

Survey No. PSD-04-162133

CCT _____

Lot No. 39-B

Dated: _____

Blk. No. _____

Boundaries:

North: E BY LOT 42

South: W BY LOT 38, CAD-104

East: S BY LOT 38, CAD-104

West: N BY LOT 42 & LOT 39-A

Kind of Property Assessed☒ LAND☐ MACHINERY Brief Description: _____☐ BUILDING☒ Others: _____

No. of Storeys: _____

Specify: TREES

Brief Description: _____

Classification	Area	Market Value	Actual Use	Assessment Level	Assessed Value
AGRICULTURAL	5.0165 Has	110,363.00	AGRICULTURAL	40 %	44,150.00
AGRICULTURAL	0.0000	36,960.00	AGRICULTURAL	40 %	14,780.00
TOTAL	5.0165 Has	147,323.00			58,930.00

Total Assessed Value FIFTY EIGHT THOUSAND NINE HUNDRED THIRTY PESOS

(Amount in Words)

Taxable ☒Exempt ☐

Effectivity of Assessment/ Reassessment: _____

2011

Qtr. _____

Yr. _____

APPROVED BY: _____

(SGD)

BENITO K. CHAVEZ

10/29/2010

City Assessor

Date Approved

This declaration cancels TD No./PIN 10-011-01455

Owner: SAME NAME

Previous A.V. Php 61870

Co-Owners**Memoranda:**

GRA' 2011

CERTIFIED TRUE COPY

JELSON O. MASONGSONG

City Assessor
March 18, 2022

Notes: This declaration is for real property taxation purposes only and the valuation indicated herein are based on the schedule of unit market values prepared for the purpose and duly enacted into an Ordinance by the Sangguniang BAYAN under Ordinance No. 18 dated 12/28/1995

It does not and cannot by itself alone confer any ownership or legal title to the property.

DEED OF ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS:

That this Deed of Assignment is made and entered into this ____ day of _____, 2018 at Calapan City, Oriental Mindoro by and between::

VINE REALTY HOLDINGS AND DEVELOPMENT CORP., a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Sta. Rita, Batangas City, represented by its Vice President **ELENIDA S. SIH**, hereinafter referred to as the Assignor.

-In favor of-

CONSUVIL REALTY AND DEVELOPMENT CORPORATION, a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Calumpit St., Lalud, Calapan City, Oriental Mindoro, represented by its President **FERNANDO C. SUZARA**, hereinafter referred to as the Assignee.

-WITNESSETH-

That the assignors are the registered owners of a certain parcel of land, located at the Barangay of Bulusan, Calapan City, Oriental Mindoro, and more particularly described as follows:

TRANSFER CERTIFICATE OF TITLE NO. T- 159916

" A parcel of land, (Lot 39-B, of the subdivision plan Psd-04-162133, being a portion of Lot 39, Cad 104, Calapan Cadastre, LRC Record No.), situated in Barangay of Bulusan, Municipality of Calapan City, Province of Oriental Mindoro, containing an area of FIFTY THOUSAND ONE HUNDRED SIXTY FIVE (50,165) square meters. "

Whereas the Assignor is desirous of assigning in settlement of its obligation with the Assignee, and the Assignee accepts the Assignment under the following terms and conditions:

Now therefore, for and in consideration of the foregoing premises, the parties have mutually agreed and covenanted as follows:

1. For and in consideration of the appraised value of ONE HUNDRED FIFTY FOUR THOUSAND SIX HUNDRED EIGHTY NINE PESOS (P 154,689.00) Philippine Currency, the Assignor hereby TRANSFERS and ASSIGNS unto the Assignee all the Assignor's rights, title and interest in and to above-mentioned real property covered and embraced by the Transfer Certificate of Title No. T-159916, a copy of which form an integral part hereof as Annex "A" described parcel of land.
2. The Assignor by virtue of this presents has assigned the aforesaid property in full settlement of its obligation with the Assignee.
3. The Assignee hereby accepts said Assignment subject to the transfer of property in the name of the Assignee.

DEED OF ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS:

That this Deed of Assignment is made and entered into this ____ day of _____, 2018 at Calapan City, Oriental Mindoro by and between::

VINE REALTY HOLDINGS AND DEVELOPMENT CORP., a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Sta. Rita, Batangas City, represented by its Vice President **ELENIDA S. SIH**, hereinafter referred to as the Assignor.

-In favor of-

CONSUVIL REALTY AND DEVELOPMENT CORPORATION, a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Calumpit St., Lalud, Calapan City, Oriental Mindoro, represented by its President **FERNANDO C. SUZARA**, hereinafter referred to as the Assignee.

-WITNESSETH-

That the assignors are the registered owners of a certain parcel of land, located at the Barangay of Bulusan, Calapan City, Oriental Mindoro, and more particularly described as follows:

TRANSFER CERTIFICATE OF TITLE NO. T- 159916

" A parcel of land, (Lot 39-B, of the subdivision plan Psd-04-162133, being a portion of Lot 39, Cad 104, Calapan Cadastre, LRC Record No.), situated in Barangay of Bulusan, Municipality of Calapan City, Province of Oriental Mindoro, containing an area of FIFTY THOUSAND ONE HUNDRED SIXTY FIVE (50,165) square meters. "

Whereas the Assignor is desirous of assigning in settlement of its obligation with the Assignee, and the Assignee accepts the Assignment under the following terms and conditions:

Now therefore, for and in consideration of the foregoing premises, the parties have mutually agreed and covenanted as follows:

1. For and in consideration of the appraised value of ONE HUNDRED FIFTY FOUR THOUSAND SIX HUNDRED EIGHTY NINE PESOS (P 154,689.00) Philippine Currency, the Assignor hereby TRANSFERS and ASSIGNS unto the Assignee all the Assignor's rights, title and interest in and to above-mentioned real property covered and embraced by the Transfer Certificate of Title No. T-159916, a copy of which form an integral part hereof as Annex "A" described parcel of land.
2. The Assignor by virtue of this presents has assigned the aforesaid property in full settlement of its obligation with the Assignee.
3. The Assignee hereby accepts said Assignment subject to the transfer of property in the name of the Assignee.

IN WITNESS WHEREOF, the parties have hereunto affixed their respective signatures on the date and place first above written.

VINE REALTY HOLDINGS AND DEVELOPMENT CORP.

TIN- 008-502-700-000

Assignor

Represented by:


ELENIDA S. SIH
Vice President

CONSUVIL REALTY AND DEVELOPMENT CORPORATION

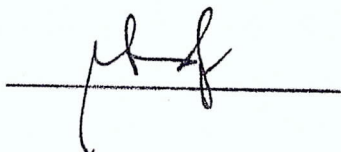
TIN- 006-094-424-000

Assignee

Represented by:


FERNANDO C. SUZARA
President

SIGNED IN THE PRESENCE OF:

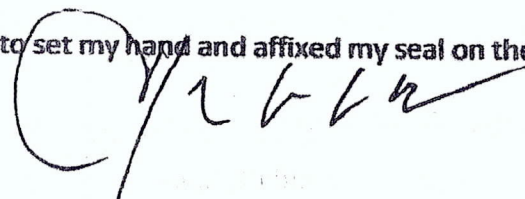


REPUBLIC OF THE PHILIPPINES)
PROVINCE OF ORIENTAL MINDORO)SS
CITY OF CALAPAN)

SEP 25 2018

BEFORE ME, this ____ day of _____ at _____, 2018 personally appeared the aforementioned persons to be known to be the same persons who executed the foregoing instrument and acknowledged to me that the same is their free and voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal on the date and the place above written.



Doc No. 277

Page No. 17

Book No. 108

Series of 2018

TR No. 813410-07-18-18
TIN 430-784-739
IBP No. 1069822-01-03-18
MCT No. 5000-16

DEED OF ABSOLUTE SALE

KNOW ALL MEN BY THESE PRESENTS:

This Deed of Absolute Sale made and entered into by and between:

SUSAN B. VALENCIA, of legal age, Filipino, single, with postal address at 188 Maginhawa St., Sikatuna Village, Quezon City hereinafter called the **VENDOR**,

-and-

VINE REALTY HOLDINGS AND DEVELOPMENT CORP.
Represented by ELENIDA S. SIH, with postal address at Santa Rita, Batangas City, hereinafter called the **VENDEE**.

WHEREAS, the **VENDOR** is the absolute and registered owner of a property located at Calapan City more particularly described as follows:

ORTBAC D ASMA 9983

TCT No. N- 159916

Revenue District Office
000-100-000-101-101

A parcel of land (Lot 39-B , of the subd. plan Psd-04—
162133, being a portion of Lot 39 Cad-104, Calapan
Cadastre , LRC Rec. No. 5975), situated in the Mpty. of
Calapan, Province of Or. Mindoro . Bounded on the NE.,
NW., along lines 1-2-3-4 by lot 42 on the NE along lines 4-
5-6 by lot 42 on the SE ., along lines 6-7-8-9 lotb 38 all of
cad -104 Calapan Cad. on the NW along line 9-1 by lot
39 -A of the subd. plan., xxxxxxxxxxxxxxxxxxxxxxxx

Containing an area of FIFTY THOUSAND ONE
HUNDRED SIXTY FIVE (50,165) Square Meters more

NOW THEREFORE, for and in consideration of the sum of **FIVE HUNDRED THOUSAND (Php 500,000.00) PESOS** in hand paid by the **Vendee** to the **Vendor**, receipt of which is hereby acknowledged, the latter hereby sells, transfers and conveys by way of Absolute Sale unto the **Vendee**, its assigns and successors-in-interests the above described property with all the improvements found therein, free from all liens and encumbrances.

IN WITNESS WHEREOF, the parties have hereunto signed their names
this 15th day of JULY 2013 at Quezon City.


SUSAN B. VALENCIA

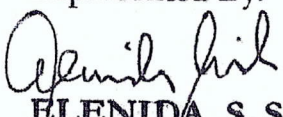
Vendor

ID NO.D.L.NO2-874007833
Tin No.125-607-982

VINE REALTY HOLDINGS and DEVT.CORP.

Vendee

Represented By:


ELENIDA S. SIH

Signed in the presence of:

REPUBLIC OF THE PHILIPPINES
QUEZON CITY

X-----X

ACKNOWLEDGMENT

BEFORE ME, A Notary Public for and in Quezon City, this ____ day of _____, 2013, personally appeared the above named persons with their ID Nos. stated above, known to me and to me known, to be the same person who executed the foregoing instrument which they acknowledged before me as their free and voluntary act and deed.

The instrument relates to a **DEED OF ABSOLUTE SALE** and consists of Two (2) pages including the page on which this acknowledgment is written, each and every page of which, on the left margin, having been signed by parties and their witnesses and sealed with my notarial seal.

IN WITNESS WHEREOF, I have hereunto signed my name this ____ day of _____, 2013 at Quezon City.

Doc. No. 11x
Page No. 27
Book No. X
Series 2013

ZENALDA N. BALMAS
NOTARY PUBLIC
UNTIL DECEMBER 31, 2014
ROLL No. 26756
MCLE III-003256-04-01-10
IBP No. 82-2-2012
PTR No. 78/002-1-2-13 E
ADY No. 1-2014)
P. 13, 200, 100, 100, No. 9 SCT. BORROWED
NOTARY PUBLIC, QUEZON CITY

in full

JUDICIAL FORM No. 109
(Revised January 2000)

Book T-986
Page 89

No. 7420784 *MM* REPUBLIC OF THE PHILIPPINES
DEPARTMENT OF JUSTICE
Land Registration Authority
QUEZON CITY

PROVINCE OF MINDORO ORIENTAL

REGISTRY OF DEEDS FOR THE

Transfer Certificate of Title

No. T-127709

IT IS HEREBY CERTIFIED that certain land situated in the City of Calapan, Province of Or. Mindoro, Phils., bounded and described as follows:

A parcel of land (Lot 40-F-1-B, of the subdivision plan, Psd-04-126444, being a portion of Lot 40-F-1, Psd-04-043210, L.R.C. Record No.), situated in the Barangay of Bulusan, City of Calapan, Province of Oriental Mindoro. Bounded on the W., along line 1-2 by Lot 39, Cad-104, Calapan Cadastre; on the N., along line 2-3 by Lot 40-F-2, Psd-04-043210, on the SE., along lines 3-4-5-6 by Lot 46, C d-104, Calapan Cadastre; on the S., along line 6-7 by Lot 40-F (LRO) Psd-99787; on the W., S., E., along

is registered in accordance with the provisions of the Property Registration Decree in the name of*

KAREN KRISTINE SIH, single, a portion of 10,000 SQUARE METERS and GERALDINE JANE S. ONG, single, a portion of 11,933 Sq.

as owner thereof in fee simple, subject to such of the encumbrances mentioned in Section 44 of said Decree as may be subsisting, and to

IT IS FURTHER CERTIFIED that said land was originally registered on the 1st day of October, in the year nineteen hundred and twenty-eight, in the Registration Book of the Office of the Register of Deeds of Or. Mindoro, Volume A-15, page 52, as Original Certificate of Title No. 3299, pursuant to Decree No. 339773 issued in L.R.C. Cd-302281, Record No. 212, in the name of - - -

This certificate is a transfer from Transfer Certificate of Title No. T-108374 which is cancelled by virtue hereof in so far as the above-described land is concerned. T-792

Entered at City of Calapan
Philippines, on the 28th day of August
in the year two thousand and four
at 4:00p. m.

ATTEST:

City of Calapan
(Owner's postal address)

MD
ROXEL A. F. VILLAO
(Register of Deeds)
DIO Deputy

*State the civil status, name of spouse if married, age if a minor, citizenship and residence of the registered owner. If the owner is a married woman, state also the citizenship of her husband. If the land is registered in the name of the conjugal partnership, state the citizenship of both spouses.

This is a Certified True Copy of TCT T-127709 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No.: 2022003563 OR No.: 1025428730
Date: 04/25/2022 OR Date: Apr 25 2022
Time: 11:42:11 AM Amt Paid: 546.70

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY



LRA 1095621923

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY

T-127709

MEMORANDUM OF ENCUMBRANCES

(When necessary use this page for the continuation of the technical description)


Entry No.

METSES; both of legal age, Filipinos., *****

lines 7-8-9-10, by Lot 40-P-1-A, of the subdivision plan, on the S., along line 10-1, by Lot 40-G, (LRC) Pad-99787). Beginning at a point marked "1" on plan, being N. 61 deg. 10' S., 662.62 m. from B.L.L.M No. 1, Cad-104, Calapan Cadastre;

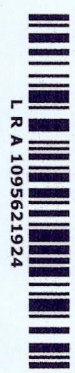
- thence N. 14 deg. 26' E., 30.21 m. to point 2;
- thence N. 88 deg. 53' E., 363.14 m. to point 3;
- thence S. 20 deg. 38' W., 55.59 m. to point 4;
- thence S. 89 deg. 13' W., 94.26 m. to point 5;
- thence S. 5 deg. 07' W., 38.62 m. to point 6;
- thence N. 82 deg. 07' W., 69.66 m. to point 7;
- thence N. 10 deg. 46' E., 40.06 m. to point 8;
- thence N. 82 deg. 07' W., 30.00 m. to point 9;
- thence S. 10 deg. 46' W., 40.06 m. to point 10;
- thence N. 82 deg. 07' W., 161.19 m. to point of

beginning; containing an area of TWENTY ONE THOUSAND NINE HUNDRED THIRTY THREE (21,933) SQUARE METERS. All points referred to are indicated on the plan and are marked on the ground by I.S. cyl. conc. mone. 15 x 60 cms., bearings true; date of the original survey, March 1919, March 1922, and that of the subdivision survey, June 21, 2000 and was approved on August 2, 2, 2000.


FLORINDA P. VILLAO
DIO Deputy Register of Deeds

(Memorandum of Encumbrances continued on Page -B)
(Technical Description continued on Additional Sheet Page -)

Register of Deeds



This is a Certified True Copy of TCT T-127709 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No.: 2022003563 OR No.: 1025428730
Date: 04/25/2022 OR Date: Apr 25 2022
Time: 11:42:11 AM Amt Paid: 546.70

Page -B

3 - 15-70
(Continuation of the Memorandum of Encumbrances from Page -A)

(Continued on Page -C
Register of Deeds

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY



L R A 1095621925

This is a Certified True Copy of TCT T-127709 on file at **Registry of Deeds of Calapan, Mindoro Oriental**. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at **Registry of Deeds of Calapan, Mindoro Oriental**. Requested By: **CONSUVIL-ANA MARIE INAO**.

Ref. No. : 2022003563 OR No. : 1025428730
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:42:11 AM Amt Paid: 546.70

Page -C

T-127709

(Continuation of the Memorandum of Encumbrances from Page -B)

(Continued on Additional Sheet Page)
Register of Deeds

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY



LRA 1095621926

This is a Certified True Copy of TCT T-127709 on file at **Registry of Deeds of Calapan, Mindoro Oriental**. This consists of **4** page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at **Registry of Deeds of Calapan, Mindoro Oriental**. Requested By: **CONSUVIL-ANA MARIE INAO**.

Ref. No. : 2022003563 OR No. : 1025428730
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:42:11 AM Amt Paid: 546.70

TAX DECLARATION OF REAL PROPERTY

TD No.: 20-011-10793

Property Identification No.: 029-05-011-02-118-0000

Owner: SIH, KAREN KRISTINE (SINGLE) ET AL

TIN: _____

Address: STO NINO, CALAPAN CITY

Telephone No.: _____

Administrator/Beneficial User: _____

TIN: _____

Address: , , ,

Telephone No.: _____

Location of Property: , BULUSAN, CALAPAN CITY, OR. MINDORO, PHILIPPINES

(Number and Street)

(Barangay/District)

(Municipality & Province/City)

OCT/TCT/CLOA No. T-127709

Survey No. PSD-04-126444

CCT _____

Lot No. 40-F-1-B

Dated: 8/18/2004

Blk. No. _____

Boundaries:

North: E BY LOT 40-E-2

South: W BY LOT 40-G LOT 40-F-1-A LOT G

East: BY 46 CAD 104

West: N BY LOT 39 CAD 104

Kind of Property Assessed☒ LAND☐ MACHINERY Brief Description: _____☐ BUILDING☒ Others: _____

No. of Storeys: _____

Specify: TREES

Brief Description: _____

Classification	Area	Market Value	Actual Use	Assessment Level	Assessed Value
AGRICULTURAL	2.1933 Has	38,602.08	AGRICULTURAL	40 %	15,440.00
AGRICULTURAL	0.0000	6,600.00	AGRICULTURAL	40 %	2,640.00
TOTAL	2.1933 Has	45,202.08			18,080.00

Total Assessed Value

EIGHTEEN THOUSAND EIGHTY PESOS

(Amount in Words)

Taxable ☒Exempt ☐

Effectivity of Assessment/ Reassessment:

1

2021

Qtr.

Yr.

APPROVED BY:

(SGD) JELSON O. MASONGSONG

2/4/2020

City Assessor

Date Approved

This declaration cancels TD No./PIN 11-011-00446

Owner: SAME NAME

Previous A.V. Php 18980

Co-Owners VALENCIA, PACIFICO,

Memoranda:

Issued as per TITLE NO. T-127709 BOOK T-986 PAGE 09
 2020 Realty Tax paid under OR. 1670264 DATED 12/27/2019
 Transfer tax surcharge & interest paid under OR. No.0593171 DATE 1/29/2020 amt PAID 310.31

CERTIFIED TRUE COPY

JELSON O. MASONGSONG

City Assessor
March 18, 2022**Notes:**

This declaration is for real property taxation purposes only and the valuation indicated herein are based on the schedule of unit market values prepared for the purpose

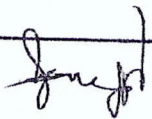
and duly enacted into an Ordinance by the Sangguniang BAYAN under Ordinance No. 18 dated 12/28/1995

It does not and cannot by itself alone confer any ownership or legal title to the property.

Represented by:

FERNANDO C. SUZANA
President

SIGNED IN THE PRESENCE OF:



REPUBLIC OF THE PHILIPPINES)
PROVINCE OF ORIENTAL MINDORO)SS
CITY OF CALAPAN)

SEP 25 2018

BEFORE ME, this _____ day of _____ at _____, 2018
personally appeared the aforementioned persons to be known to be the same persons who
executed the foregoing instrument and acknowledged to me that the same is their free and
voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal on the date
and the place above written.

Notary Public
Until December 31, 2019
Roll No. 15797
PTR No. 9134160-0-18
TIN 440-784-739
IBP N. 1069822-01-03-18
MCTI No. V-000746

Doc No. 278
Page No. 17
Book No. 68
Series of 2018

Ferdinand Fernandez

Mark

JUDICIAL FORM No. 109
(Revised January 1991)

Book T-597
Page 55

No. 4540693 *112*

REPUBLIC OF THE PHILIPPINES
DEPARTMENT OF JUSTICE
Land Registration Authority
QUEZON CITY

REGISTRY OF DEEDS FOR THE

Transfer Certificate of Title

No. T-88855

IT IS HEREBY CERTIFIED that certain land situated in the Municipality of Calapan,
Prov. of Or. Mindoro, Phila., bounded and described as follows:

A parcel of land (Lot 40-G of the subdivision plan, (LRC) Psd-99787, being a portion of Lot 40, of the Cadastral Survey of Calapan, LRC Rec. No.), situated in the Barrio of Bulusan, Municipality of Calapan, Province of Oriental Mindoro. Bounded on the NE., points 1 to 2 by Lot 40-F, of the subdivision plan, on the E., points 2 to 3 by , on the SE., SE and NW., points 3 to 8 by Lot 461, on the SW., points 8 to 9 by Lot 37, and points 9 to 10 by Lot 38, and on the NW., points 10-1 by

is registered in accordance with the provisions of the Property Registration Decree in the name of

GEMMA LYN SIH, single, of legal age, Filipino., and
ANNELLE SIH, single, of legal age, Filipino., IN EQUAL SHARE.,
as owner thereof in fee simple, subject to such of the encumbrances mentioned in Section 44 of
said Decree as may be subsisting, and to

IT IS FURTHER CERTIFIED that said land was originally registered on the 1st day
of October, in the year nineteen hundred and twenty-eight in the
Registration Book of the Office of the Register of Deeds of Or. Mindoro Volume A-15
page 52 as Original Certificate of Title No. 3299 pursuant to Decree No. 339773
issued in L.R.C. CadC del Record No. 212 in the name of -

This certificate is a transfer from Transfer Certificate of Title No. T-56953 which
is cancelled by virtue hereof in so far as the above-described land is concerned. T-302

Entered at Calapan, Or. Mindoro
Philippines, on the 12th day of March
in the year nineteen hundred and ninety-seven
at 10:11 AM

ATTEST

Calapan, Or. Mindoro, Phila.,
(Owner's postal address)

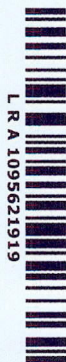
RICARDO S. LEVASPI, JR.
(Register of Deeds)

*State the civil status, name of spouse if married, age if a minor, citizenship and residence of the
registered owner. If the owner is a married woman, state also the citizenship of her husband. If the
land is registered in the name of the conjugal partnership, state the citizenship of both spouses.

10-32-97

This is a Certified True Copy of TCT T-88855 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No.: 2022003563 OR No.: 1025428730
Date: 04/25/2022 OR Date: Apr 25 2022
Time: 11:41:52 AM Amt Paid: 546.70



LRA 1095621919

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY

P2 7-88855

MEMORANDUM OF ENCUMBRANCES

(When necessary use this page for the continuation of the technical description)

Entry No.

Lot 39, all of Calapan Cadastre. Beginning at a point marked 1 on plan, being N. 61 deg. 10'E., 662.62 m. from BLLM No. 14, Calapan Cadastre, 104.

thence S. 82 deg. 07'E.,	260.85 m. to point 2;
thence S. 5 deg. 07'W.,	51.77 m. to point 3;
thence S. 55 deg. 57'W.,	24.28 m. to point 4;
thence S. 70 deg. 18'W.,	78.46 m. to point 5;
thence N. 87 deg. 02'W.,	17.43 m. to point 6;
thence S. 26 deg. 17'W.,	28.03 m. to point 7;
thence S. 15 deg. 23'E.,	28.36 m. to point 8;
thence S. 75 deg. 49'W.,	82.81 m. to point 9;
thence S. 51 deg. 36'W.,	89.47 m. to point 10;
thence N. 14 deg. 26'E.,	51.83 m. to point of

beginning; containing an area of TWENTY THOUSAND (20,000) SQUARE METERS. All points referred to are indicated on the plan and are marked on the ground as follows: points 1 and 2 by cyc. conc. mons. 15 x 60 cm., bearings true; date of the original survey March 1919 to March 1922 and that of the subdivision survey Feb. 3-4, 1969.

RICARDO S. LEGASPI, JR.
Register of Deeds

Pursuant to Sec. 7 of Republic Act No. 26, this Certificate of Title having been administratively reconstituted is without prejudice to any party whose right or interest in the property has been duly noted on the Original hereof at the time it was lost or destroyed.

SGD. RAMON G. GARCIA
Actg. Register of Deeds

It is hereby CERTIFIED that this Certificate of Title consisting of two (2) pages, on this date 10-4-78, has been reconstituted from its owners duplicate the reconstitution having been affected administratively under the provisions of Rep. Act No. 26.

SGD. RAMON G. GARCIA
ACTG. Register of Deeds

NOTE: The foregoing annotation has been copied from TCT No. T-56953 T-302

(Memorandum of Encumbrances continued on Page -B)
(Technical Description continued on Additional Sheet Page -)

RICARDO S. LEGASPI, JR.
Register of Deeds

This is a Certified True Copy of TCT T-88855 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No. : 2022003563 OR No. : 1025428730
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:41:52 AM Amt Paid: 546.70

Page -B

P3

1-88855

(Continuation of the Memorandum of Encumbrances from Page A)

(Continued on Page -C

Register of Deeds

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY

THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.



L R A 1095621921

This is a Certified True Copy of TCT T-88855 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No. : 2022003563 OR No. : 1025428730
Date : 04/25/2022 OR Date : Apr 25 2022
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THE REGISTERED OWNER IS REMINDED TO UPGRADE THE "PAPER TITLE" TO "COMPUTERIZED TITLE" FOR FASTER TRANSACTIONS.

PA T-88855
(Continuation of the Memorandum of Encumbrances from Page -B)

(Continued on Additional Sheet Page)

Register of Deeds

GOVERNMENT COPY • GOVERNMENT COPY • GOVERNMENT COPY



This is a Certified True Copy of TCT T-88855 on file at Registry of Deeds of Calapan, Mindoro Oriental. This consists of 4 page(s) and does not require a manually affixed signature pursuant to R.A. No. 8792. Printed at Registry of Deeds of Calapan, Mindoro Oriental. Requested By: CONSUVIL-ANA MARIE INAO.

Ref. No. : 2022003563 OR No. : 1025428730
Date : 04/25/2022 OR Date : Apr 25 2022
Time : 11:41:52 AM Amt Paid: 546.70

TAX DECLARATION OF REAL PROPERTY

TD No.: 11-011-00332

Property Identification No.: 029-05-011-02-004-0000

Owner: SIH, GEMMA LYN (S) & ARNI ANNELLE SIH (S)

TIN:

Address: SUQUI, CALAPAN, OR MINDORO

Telephone No.:

Administrator/Beneficial User:

TIN:

Address , , ,

Telephone No."

Location of Property: , BULUSAN, CALAPAN CITY, OR. MINDORO, PHILIPPINES

(Number and Street)

(Barangay/District)

(Municipality & Province/City)

OCT/TCT/CLOA No.T-88855

Survey No. (LRC) PSD-99787

CCT

Lot No. 40-G

Dated:

Blk. No.

Boundaries:

North: E BY LOT 40-F

South: W BY LOT 37 & 38

East: S & NE BY LOT 461

West: N BY LOT 39

Kind of Property Assessed☒ LAND☐ MACHINERY Brief Description:☐ BUILDING☐ Others:

No. of Storeys:

Specify:

Brief Description:

Classification	Area	Market Value	Actual Use	Assessment Level	Assessed Value
AGRICULTURAL	2.0000 Has	29,568.00	AGRICULTURAL	40 %	11,830.00
TOTAL	2.0000 Has	29,568.00			11,830.00

Total Assessed Value

ELEVEN THOUSAND EIGHT HUNDRED THIRTY PESOS

(Amount in Words)

Taxable ☒Exempt ☐

Effectivity of Assessment/ Reassessment:

1

2011

Qtr.

Yr.

APPROVED BY:

(SGD)

BENITO K. CHAVEZ

City Assessor

Date Approved

This declaration cancels TD No./PIN 97-011-00445

Owner: SAME NAME

Previous A.V. Php 11830

Co-Owners

Memoranda:

GRA 2011

CERTIFIED TRUE COPY

JELSON O. MASONGSONG

City Assessor
March 18, 2022

Notes: This declaration is for real property taxation purposes only and the valuation indicated herein are based on the schedule of unit market values prepared for the purpose

and duly enacted into an Ordinance by the Sangguniang BAYAN under Ordinance No. 18 dated 12/28/1995

It does not and cannot by itself alone confer any ownership or legal title to the property.

DEED OF ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS:

That this Deed of Assignment is made and entered into this ____ day of _____, 2018 at Calapan City, Oriental Mindoro by and between::

GEMMA LYN SIH and **ARNI ANNELLE SIH**, both of legal age, both single, Filipinos, and both with residence and postal address at Calapan City, Oriental Mindoro, hereinafter referred to as the Assignors.

-In favor of-

CONSUVIL REALTY AND DEVELOPMENT CORPORATION, a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Calumpit St., Lalud, Calapan City, Oriental Mindoro, represented by its President **FERNANDO C. SUZARA**, hereinafter referred to as the Assignee.

-WITNESSETH-

That the assignors are the registered owners of a certain parcel of land, located at the Barangay of Bulusan, Calapan City, Oriental Mindoro, and more particularly described as follows:

TRANSFER CERTIFICATE OF TITLE NO. T- 88855

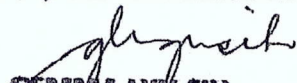
" A parcel of land, (Lot 40-G, of the subdivision plan (LRC) Psd-99787, being a portion of Lot 40, of the Cadastral Survey of Calapan, LRC Record No. _____), situated in Barangay of Bulusan, Municipality of Calapan, Province of Oriental Mindoro, containing an area of TWENTY THOUSAND (20,000) square meters. "

Whereas the Assignors are desirous of assigning in settlement of its obligation with the Assignee, and the Assignee accepts the Assignment under the following terms and conditions:

Now therefore, for and in consideration of the foregoing premises, the parties have mutually agreed and covenanted as follows:

1. For and in consideration of the appraised value of TWENTY NINE THOUSAND FIVE HUNDRED SIXTY EIGHT PESOS (P 29,568.00) Philippine Currency, the Assignors hereby TRANSFERS and ASSIGNS unto the Assignee all the Assignor's rights, title and interest in and to above-mentioned real property covered and embraced by the Transfer Certificate of Title No. T-88855, a copy of which form an integral part hereof as Annex "A" described parcel of land.
2. The Assignors by virtue of this presents has assigned the aforesaid property in full settlement of its obligation with the Assignee.
3. The Assignee hereby accepts said Assignment subject to the transfer of property in the name of the Assignee.

IN WITNESS WHEREOF, the parties have hereunto affixed their respective signatures on the date and place first above written.


GEMMA LYN SIH
Assignor


ARNI ANNELLE SIH
Assignor

CONSUVIL REALTY AND DEVELOPMENT CORPORATION

TIN-006-094-424-000

Assignee

Represented by:

FERNANDO C. SUZARA
President

SIGNED IN THE PRESENCE OF:

REPUBLIC OF THE PHILIPPINES)
PROVINCE OF ORIENTAL MINDORO)SS
CITY OF CALAPAN)

BEFORE ME, this 25 day of SEP, 2018 at _____, 2018
personally appeared the aforementioned persons to be known to be the same persons who
executed the foregoing instrument and acknowledged to me that the same is their free and
voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal on the date
and the place above written.

Doc No. 279
Page No. 57
Book No. 108
Series of 2018

Roll No. 15797
PTR No. 9134160-01-03-18
TIN 440-784-739
IBP No 1069822-01-03-18
MCH No V-000746



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
Community Environment and Natural Resources Office

August 01, 2022

MR. FERNANDO C. SUZARA
Consuvil Realty Development Corporation
Sanlahi Building, Tamaraw Village
Lalud, Calapan City, Oriental Mindoro

Dear Sir,


Greetings!

This has reference to your application to cut and utilize six hundred forty-two (642) naturally grown trees of assorted species within titled property with TCT No. T-159916, T-88855, and T-127709 located at Barangay Bulusan, Calapan City, Oriental Mindoro.

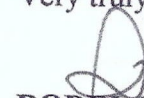

Please be informed that the inventory of trees has been completed by the personnel of this Office. Based on the tally sheet, there are six hundred forty-two (642) trees affected and with an estimated gross volume of three hundred thirty-one point twenty-seven (331.27) cubic meters. As per DAO 2021-11 "*Guidelines in the Processing and Issuance of Permits for the Cutting, Removal and Relocation of Naturally Growing Trees*" you are required to submit an approved Environmental Compliance Certificate (ECC).

Hence, we could not take further action on your request until the above-mentioned requirement is submitted.

Thank you very much.


Andro Andaya
8-22-22

Very truly yours,


RODEL M. BOYLES
CENRO


DEED OF ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS:

That this Deed of Assignment is made and entered into this ____ day of _____, 2018 at Calapan City, Oriental Mindoro by and between::

KAREN KRISTINE S. SIH and GERALDINE JANE S. ONG, both of legal age, both single, Filipinos, and both with residence and postal address at Calapan City, Oriental Mindoro, hereinafter referred to as the Assignors.

-In favor of-

CONSUVIL REALTY AND DEVELOPMENT CORPORATION, a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office address at Calumpit St., Lalud, Calapan City, Oriental Mindoro, represented by its President **FERNANDO C. SUZARA**, hereinafter referred to as the Assignee.

-WITNESSETH-

That the assignors are the registered owners of a certain parcel of land, located at the Barangay of Bulusan, Calapan City, Oriental Mindoro, and more particularly described as follows:

TRANSFER CERTIFICATE OF TITLE NO. T- 127709

" A parcel of land, (Lot 40-F-1-B, of the subdivision plan Psd-04-126444, being a portion of Lot 40-F-1, Psd-04-043210, LRC Record No.), situated in Barangay of Bulusan, Calapan City, Oriental Mindoro, containing an area of TWENTY ONE THOUSAND NINE HUNDRED THIRTY THREE (21,933) square meters. "

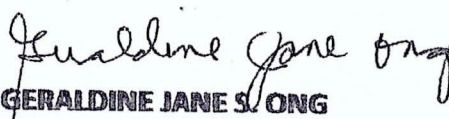
Whereas the Assignors are desirous of assigning in settlement of its obligation with the Assignee, and the Assignee accepts the Assignment under the following terms and conditions:

Now therefore, for and in consideration of the foregoing premises, the parties have mutually agreed and covenanted as follows:

1. For and in consideration of the appraised value of FORTY SEVEN THOUSAND FOUR HUNDRED SIXTY TWO PESOS (P 47,462.00) Philippine Currency, the Assignors hereby TRANSFERS and ASSIGNS unto the Assignee all the Assignor's rights, title and interest in and to above-mentioned real property covered and embraced by the Transfer Certificate of Title No. T-127709, a copy of which form an integral part hereof as Annex "A" described parcel of land.
2. The Assignors by virtue of this presents has assigned the aforesaid property in full settlement of its obligation with the Assignee.
3. The Assignee hereby accepts said Assignment subject to the transfer of property in the name of the Assignee.

IN WITNESS WHEREOF, the parties have hereunto affixed their respective signatures on the date and place first above written.


KAREN KRISTINE SIH
Assignor


GERALDINE JANE S. ONG
Assignor