



ACASYSKBAR DEVELOPMENT CORP.

4th Floor AD Center Square Building Amang Rodriguez,
Santolan, Pasig City, 1600
Telephone Nos.: 9491078/9491079/9491081 Fax.: 9491081

RESERVATION AGREEMENT

Date _____
No. _____

I, _____, of legal age, single/married to _____, Filipino/s, with residence and postal address at _____ (the "Applicant"), hereby reserve to purchase a parcel of land located at _____, from **ACASYSKBAR DEVELOPMENT CORPORATION**, hereinafter referred to as the "Lot", and more particularly described as follows:

Block No. _____ Lot No. _____ Lot Area _____ sqm.

The Applicant likewise agrees that **ACASYSKBAR DEVELOPMENT CORPORATION** shall construct a house on the Lot, hereinafter referred to as the "House", and more particularly described as follows:

House Model _____ House Area _____ sqm

This reservation shall be subject to the following terms and conditions:

1. **Reservation Fee** - The following fee shall be paid upon the execution of this Agreement:

Reservation Fee - P _____

ACASYSKBAR DEVELOPMENT CORPORATION's receipt of the above fee shall be without prejudice to its right to reject the Applicant or otherwise modify the terms hereof following the completion of a credit investigation on the Applicant.

2. **Consideration** – The Total Consideration for the House and Lot is as follows:

Lot	P _____
House	P _____
Processing Fee	P _____
TOTAL	P _____

The Total Consideration shall be payable as follows:

- a. Down Payment or Equity, starts thirty (30) days from the date hereof, and from which the amount paid as Reservation Fee shall be deducted and it is due and demandable.

Terms: _____

	Due Date	Amount
Reservation Fee	Upon signing of Reservation Agreement	P _____
Equity Payments:		
1 st Payment	on _____	P _____
2 nd Payment	on _____	P _____
3 rd Payment	on _____	P _____
4 th Payment	on _____	P _____
5 th Payment	on _____	P _____



ACASYSKBAR DEVELOPMENT CORP.

4th Floor AD Center Square Building Amang Rodriguez,
Santolan, Pasig City, 1600
Telephone Nos.: 9491078/9491079/9491081 Fax.: 9491081

6 th Payment	on _____	P _____
7 th Payment	on _____	P _____
8 th Payment	on _____	P _____
9 th Payment	on _____	P _____
10 th Payment	on _____	P _____
11 th Payment	on _____	P _____
12 th Payment	on _____	P _____
Up to 24 th /36 th Payment	on _____	P _____

ACASYSKBAR DEVELOPMENT CORPORATION and the Applicant shall execute the Contract to Sell for the Lot and a construction Agreement for the House no later than thirty (30) days from the date hereof;

- b. The remaining balance (which includes the consideration for the House Construction) may be financed in-house by ACASYSKBAR DEVELOPMENT CORPORATION or through housing loans from any bank or at the option of the Applicant.

Total Bank/In-house Financing: _____

- c. The monthly amortizations on the Reserved Unit shall immediately commence based on the schedule provided hereof, regardless of whether or not a Contract to Sell has been executed.
- d. All payments shall be made on or before its due date without necessity of prior notice or demand; otherwise, all unpaid installments shall be charged penalty at the rate of four percent (4%) per month, without prejudice to the right of the Developer to cancel this Agreement and/or the purchase and sale of the Reserved Unit.
- e. I shall furnish and/or submit to the Developer all the necessary and/or required information/documents hereof within thirty (30) days after date of execution of this Agreement, and to execute the prescribed Contract to Buy and Sell. Failure to submit the required information and documents within the said period shall be sufficient basis for the Developer to cancel this Agreement and/or the purchase and sale of the Reserved Unit. In addition, in the event that any of the information or documents given is found to be false, falsified or spurious, fake, or improperly/illegally secured, or in case of any misrepresentation, the Developer shall have the right to cause the automatic and extrajudicial cancellation of this Agreement and/or the purchase and sale of the Reserved Unit. In the event I decide to avail of in-house financing or financing through banks and other financial institutions, I shall submit and/or complete the loan requirements of the Developer, bank, government or other private financing institutions and to secure the approval thereof no later than six (6) months prior to full payment of the required minimum down payment, otherwise, the Developer shall have the right to extra-judicially cancel this Agreement and/or the purchase and sale of the Reserved Unit.
3. **Documents Required-** Within thirty (30) days from the execution of this Agreement, the Applicant shall submit to ACASYSKBAR DEVELOPMENT CORPORATION copies of the following documents:
- a. Proof of income (latest Income Tax return/Bank Statement/Certificate of Employment & Compensation/Payslip)
 - b. Latest Community Tax Certificate
 - c. Any Government ID (eg. Passport, Driver's License, SSS/GSIS/HDMF ID)
 - d. TIN
 - e. Marriage Contract (if married) or Birth Certificate (if single)



ACASYSKBAR DEVELOPMENT CORP.

4th Floor AD Center Square Building Amang Rodriguez,
Santolan, Pasig City, 1600
Telephone Nos.: 9491078/9491079/9491081 Fax.: 9491081

- f. Special Power of Attorney, duly notarized and authenticated by the Philippine consulate at the place of the execution (for Overseas Workers or persons based abroad), if applicable.
- g. Such other documents as may be required by ACASYSKBAR DEVELOPMENT CORPORATION.
- 4. **Replacement of House and Lot-** In the event that the House and Lot referred to above becomes unavailable due to mistake or inadvertence, the Applicant agrees that ACASYSKBAR DEVELOPMENT CORPORATION may replace the same with another House and Lot of equal area or value, within the same location.

- 5. **Cancellation; Forfeiture of Reservation Fee-** This Agreement shall be deemed cancelled, without need of demand and prior notice, and the Reservation Fee shall be forfeited in favor of ACASYSKBAR DEVELOPMENT CORPORATION as penalty in the following events:
 - a. If the Applicant fails to pay on the schedules dates and all payments made as per paragraph 2.a; or
 - b. If the Applicant, for any reason, decides to no longer continue with his/her purchase of the Lot and/or construction of the House; or
 - c. If the Applicant fails to sign the Contract to Sell within the prescribed period; or
 - d. If the Applicant fails to submit the documents enumerated in Section 3 within the prescribed deadline.

- 6. **Broker's Representation-** ACASYSKBAR DEVELOPMENT CORPORATION shall not, in any way, be bound by nor be held liable for any representations or statements made by brokers and/or agents acting in connection with this transaction, unless ACASYSKBAR DEVELOPMENT CORPORATION grants written authority for said representation or warranty to be made.

- 7. **Non-transferability-** The Applicant's rights and obligations herein may not be assigned to a third party without the prior written consent of ACASYSKBAR DEVELOPMENT CORPORATION. Any such assignment or transfer shall further require the payment to ACASYSKBAR DEVELOPMENT CORPORATION of a transfer fee of P. _____.

Signed this _____ day of _____ in _____.

Applicant

Spouse of Applicant

Submitted by:

Reservation Accepted by:
ACASYSKBAR DEVELOPMENT CORPORATION

Broker/Agent

Position



ACASYSKBAR DEVELOPMENT CORP.

4th Floor AD Center Square Building Amang Rodriguez,
Santolan, Pasig City, 1600
Telephone Nos.: 9491078/9491079/9491081 Fax.: 9491081

ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES)
_____) S.S

BEFORE ME, this ____ day of _____ in _____.
Personally appeared:

Name	Community Tax Certificate No.	Date/Place Issued
_____	_____	_____

Know to me and to me know to be the same persons who executed the foregoing instrument, and they acknowledged to me that the same in their free and voluntary act and deed, as well as that of the corporation represented herein.

This instrument refers to a RESERVATION AGREEMENT which consists of three (3) pages, including the page whereon the acknowledgement is written, and which is signed by the parties and their instrumental witnesses on each and every page thereof.

WITNESS MY HAND SEAL, on the date and at the place first written above.

Doc. No. _____;
Page No. _____;
Book No. _____;
Series of _____.