

DEED OF ABSOLUTE SALE / CONTRACT-TO-SELL

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

Maria Santos, of legal age, Filipino, with residence in Taguig City, hereinafter referred to as the SELLER,

and

Juan Dela Cruz, of legal age, Filipino, with residence at 833 Sisa St. Brgy 526 Zone 52 Sampalok, Manila City Metro Manila, hereinafter referred to as the BUYER.

That for and in consideration of the sum of PHP 3,590,147.00, the SELLER hereby SELLS, TRANSFERS and CONVEYS, absolutely and unconditionally unto the BUYER the following property:

A residential townhouse located at 123 Acacia Lane, Brgy. Ususan, Taguig City, Metro Manila, with a total lot area of 82 square meters and registered under Transfer Certificate of Title No. T-196862.

This property is free from any liens or encumbrances.

IN WITNESS WHEREOF, the parties hereunto set their hands this January 15, 2025 in Taguig City, Philippines.

Notarized by: Atty. Roberto Dela Peña