

❑ **Sample Transaction: Land Sale with Ethical Escrow**

Asset: Parcel #SK-2025-001

Seller: Juan Dela Cruz

Buyer: Maria Santos

Sale Price: ₱1,500,000

Location: Barangay Poblacion, Tacurong City

Escrow Type: Blockchain-based with ethical triggers

Staff Response Walkthrough

1. Client Liaison

- Greets both parties and explains the process
- Provides checklist: title, FPIC, animal relocation plan, environmental clearance
- Ensures both parties understand the ethical triggers and blockchain ledger

2. Verification Lead

- Confirms FPIC from Indigenous Council
- Reviews animal relocation protocol with Wildlife NGO
- Validates environmental clearance from DENR
- Logs all documents with timestamp and hash

3. Escrow Officer

- Encodes smart contract logic:

plaintext

```
IF FPIC == TRUE AND AnimalRelocation == TRUE AND  
EnvClearance == TRUE  
THEN ReleaseFunds()  
ELSE HoldInEscrow()
```

- Locks funds in escrow wallet
- Monitors compliance status

4. Compliance Officer

- Reviews tax obligations: CGT, DST, LGU fees
- Ensures legal and notarial documents are complete
- Verifies that all parties signed voluntarily

5. Blockchain Archivist

- Encrypts and hashes all documents
- Generates QR-linked ledger card
- Publishes transaction to blockchain
- Issues printed ledger card for barangay display

✓ Outcome

- All conditions met
- Funds disbursed automatically
- QR-linked signage posted at Barangay Hall
- Ledger card laminated and archived
- Community notified via barangay bulletin