



Republic of the Philippines
Province of Laguna
Municipality of Los Baños
Barangay BATONG MALAKE

OFFICE OF THE LUPONG TAGAPAMAYAPA

Russel Sabandal
Blk. 3 Lot 2 Everlasting St.
TS. Las Pinas City
Complainant/s

Barangay Case No.: 2023 - 7 - 39
For: Pakikipaglinawan
tungkol sa reservation
fee ng apartment

-against-
Cesar Grajo
9304-B Mt. Taal St.
Umalis Subd. Barangay Batong Malake
Respondent/s

AMICABLE SETTLEMENT (KASUNDUAN SA PAG-AAYOS)

We, complainant/s and respondent/s in the above-mentioned case, do hereby agree to settle our dispute as follows:

- ① Ibabalik ni Mr. Grajo ang halagang ₱ 3,500.00 kay Mr. Sabandal bilang reservation fee kalahati ng ibinigay nyang ₱ 7,500
- ② Dito na natapos ang usaping ito.

and bind ourselves to comply honestly and faithfully with the above terms of settlement.

Entered into this 6th day of July, 2023.

Complainant/s

Russel Sabandal

Respondent/s

Cesar Grajo

ATTESTATION:

I hereby certify that the foregoing, Agreement for Arbitration was entered into by the parties freely and voluntarily, after I had explained to the nature and consequences of such agreement.

Punong Barangay Pangkat Chairman
(Cross out whichever one is not applicable)



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BARANGAY BATONG MALAKE

Opal St. Los Baños Subdivision, Batong Malake, Los Baños, Laguna
Hotline Nos: (049) 536-4993, 0945-544-5373, 0919-254-4257

TANGGAPAN NG LUPONG TAGAPAMAYAPA

RUSSEL SABANDALBLD.3 LOT 2 EVERLASTING ST. LAS PINAS CITY

(Mga) Maysumbong

-laban kay/kina-

CESAR GRAND9304-13 MT. TAAL EX. UMAIL SUBD.

(Mga) Ipinagsusumbong

Usaping Barangay Blg. 2023-7-39

Ukol sa: PALIPAL LINAWANTUNGKOL SA ReservationFee ng apt.

SUMBONG

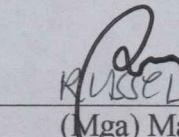
AKO/KAMI, ay nagrereklamo laban sa mga ipinagsusumbong na binanggit sa itaas dahil sa paglabag sa aking/aming mga karapatan at kapakanan sa sumusunod na pamamaraan:

ALDO PO AY NAGREREKLAMO, ALDO AY NAB RENT KAY MR GRAND, NAB PAG RESERVE ALDO NOON JUNE 5, 2023, NAB TUY SYA NA ONE DATE ILO NA DAW PO. HA HINDI PA PO ALDO NAILAWALIPAT, ANG USAPAN AY IBIBIGAY ILO ANG 1 MONTH SA DOWN PAYMENT PA B6 ALDO AY NAILAWALIPAT NA.

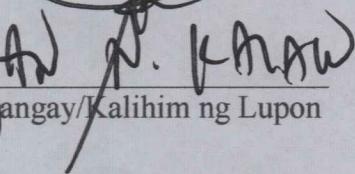
DAHIL DITO, AKO/KAMI, na nakiusap na ipagkaloob sa akin/amin ang sumusunod na (mga) kalunasan nang naaalinsunod sa batas at/o pagkamakatuwiran:

DAHIL DITO, GUSTO ILO SYA NB MALLAHARAP UPAL, MAKIPAL LINAWAN ILAW MR GRAND

Ginawa ngayong ika- 3RD araw ng JULY, 2023.


RUSSEL SABANDAL
(Mga) Maysumbong

Tinaggap at inihain ngayong 3RD araw ng JULY, 2023.


PUNONG BARANGAY/KALIHIM NG LUPON

Punong Barangay/Kalihim ng Lupon



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OFFICE OF THE LUPONG TAGAPAMAYAPA

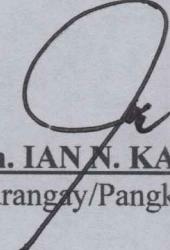
**NOTICE OF HEARING
(MEDIATION PROCEEDINGS)**

TO: RUSSEL SABANDAL

BLK. 3 LOT 2 EVERLASTING ST.,
TS. ST., LAS PINAS CITY
Complainant/s

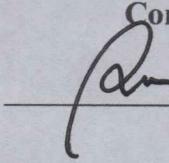
You are hereby summoned to appear before me in person, on the 6TH day of JULY,
2023 at 3 PM o'clock in the morning/afternoon for the hearing of your complaint.

This 3RD day of JULY, 2023.


Hon. IAN N. KALAW

Punong Barangay/Pangkat Chairman

Notified this 3RD day of JULY, 2023.


Complainant/s



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OFFICE OF THE LUPONG TAGAPAMAYAPA

RUSSEL SABANDAL
BLK 3 LOT 2 EVERLASTING ST.,
TS. LAS PINAS CITY
Complainant/s

-against-

CESAR GRAJO
9304- MT. TAAL ST. UMALI SUBD.,
BATONG MALAKE, LOS BANOS, LAGUNA
Respondent/s

Barangay Case No.: 2023-7-39
For: PAKIKIPAGLINAWAN TUNGKOL
RESERVATION FEE NG APARTMENT

SUMMONS

TO: CESAR GRAJO _____

Respondent/s

You are hereby summoned to appear before me in person, together with your witness, on the
6TH day of JULY, 2023 at 3 PM o'clock in the
morning/afternoon, then and there to answer to a complaint made before me, copy of which is
attached hereto, for mediation/conciliation of your dispute with complainant/s.

**You are hereby warned that if you refuse or willfully fail to appear in obedience to summons,
you may be barred from filing any counterclaim arising from said complaint.**
(Under Section 515 on the Chapter 7, Book III of the Katarungang Pambarangay).

FAIL NOT or else face punishment as for contempt of court.

This 3RD day of JULY, 2023.

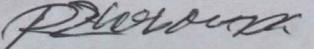
Schedule of hearing JULY 6, 2023,
Time: 3 PM

Hon. IAN MIRALAW
Punong Barangay/Pangkat Chairman

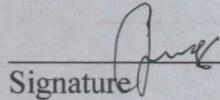
OFFICER'S RETURN

I served this to summons upon respondent CESAR GRAJO on the 3RD day of JULY, 2023 and upon respondent on the day of JULY 3, 2023 by: (Write name/s of respondent/s before mode by which he/they was/were served.)

1. Handing to him/them in person or;
2. Handing to him/them said summon he/they refuse to receive it.
3. Leaving said summons at his/their dwelling with (name) _____ a person or suitable age and discretion residing therein.
4. Leaving said summons at his/their office/place of business with _____, (name) a complete person-in-charge thereof.


RONALDO P. ZALAMEDA
Officer

Received by respondent/s or representative/s


Signature

Date

Signature

Date





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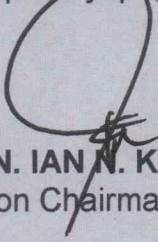
OFFICE OF THE LUPON NG MGA TAGAPAMAYAPA

CERTIFICATE OF FULL PAYMENT

This is to certify that **MR. CAESAR GRAJO** has fully paid the total amount of **Three Thousand Five Hundred Pesos** (Php 3,500.00) to **MS. RUSSEL SABANDAL** with Barangay Case No. 2023-7-39, entitled, "Pakikipaglinawan tungkol sa Reservation Fee ng Apartment".

This certification is being issued for whatever legal purpose it may serve.

Issued this 3rd day of August, 2023 at the office of the Lupon Tagapamayapa, Barangay Batong Malake, Los Baños, Laguna


HON. IAN N. KALAW
Lupon Chairman

Barangay BATONG MALAKE

Official Dry Seal:



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OFFICE OF THE LUPON NG MGA TAGAPAMAYAPA

ACKNOWLEDGEMENT RECEIPT

August 3, 2023

Received the amount of **THREE THOUSAND FIVE HUNDRED PESOS ONLY (Php 3,500.00)** from **Mr. Caesar Grajo** as his payment to **Ms. Russel Sabandal** in connection with Barangay Case No. 2023-7-39 entitled "Pakikipaglinawan tungkol sa Reservation Fee ng Apartment".

Received by:

Ms. Russel Sabandal
Complainant

Respondent:

Mr. Caesar Grajo

Noted by:

HON. IAN N. KALAW
Lupon Chairman



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16 OFFICE OF THE LUPON NG MGA TAGAPAMAYAPA

17 KATITIKAN NG paghaharap sa usapin sa LUPONG TAGAPAMAYAPA NG BARANGAY
18 BATONG MALAKE NA IDINAOS NOONG IKA-6 ng July 2023, 3:00 NG HAPON SA AMING
19 TANGGAPAN, BARANGAY BATONG MALAKE, LOS BAÑOS, LAGUNA.

20 **BARANGAY CASE NO. 2023-7-39: Pakikipaglinawan Tungkol sa Reservation Fee ng
21 Apartment**

22 COMPLAINANT: Russel Sabandal

23 RESPONDENT: Cesar Grajo

24 **KATITIKAN BLG. 7-39**

25 **Pagkilala sa mga Partido at Paglalatag ng panuntunang sa pagdinig ng usapin**

26 **Nagsumbong:** Russel Sabandal

27 **Ipinagsumbong:** Cesar Grajo

28 **SALAYSAY:**

29 Chairman Ian: Magandang hapon sa inyong lahat. Salamat sa pagdating sa pagpupulong
30 na ito. Napakabuti na magkaroon tayo ng pagkakasundo sa usaping ito upang madinig ang
31 panig ng bawat isa. Kasama natin ang ating kalihim upang itala ang ating mapag-uusapan
32 at ang inyong mapagkakasunduan. Upang simulan ang usaping ito, ano ang inyong nais
33 sabihin tungkol sa Pakikipaglinawan tungkol sa reservation fee ng Apartment?

34 Russel: Magandang hapon po Chairman Ian. Ako po ay nais lang makipaglinawan kay Sir
35 Cesar tungkol sa aking pag-upa sa kanyang Apartment. Ako po ay nagpareserve sa kanya
36 noong June 5, 2023, at ang aming usapan po ay magbibigay ako ng 1 month down payment
37 pag ako ay nakalipat na. Ngunit siya po ay nagtext sa akin na due date ko na daw po.

38 Cesar: Magandang hapon po Chairman. Ayoko na po pahabain ang usapin na ito, ibabalik
39 ko nalang po kay Sir Russel ang kalahati ng ibinayad niya sa akin sa halagang PhP3,500.00.
40 Upang ito po ay maayos na.

41 Chairman: Mr. Russel ito po ay gusto na ayusin ni Mr. Cesar. Payag po ba kayo sa kanyang
42 sinabi?

43 Russel: Opo Chairman ako po ay pumapayag sa kanyang sinabi na ibabalik niya ang
44 kalahati ng aking binayad. Gusto ko na rin po ito maayos at matapos. Maraming salamat
45 po.

46 Chairman Ian: Maraming salamat sa inyong dalawa at kayo ay nagkasundo. Sana ay
47 magpatuloy ang inyong pagkakasundo at pagiging responsible sa usaping ito. Ito ay itatala

59 ng ating kalihim sa Amicable Settlement. Sana ay magpatuloy ang inyong pagiging maayos
60 at tapat sa mga kasunduan. Kung walang ibang nais ipabatid, maaari na tayong magtapos
61 ng pulong.

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65 Result: Amicably Settled

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68 Ihinanda ni:

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Louella Andrea D. Dungo

72 Lupon Secretary

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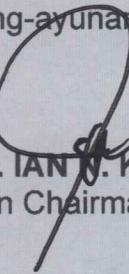
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76 Sinang-ayunan:

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HON. IAN N. KALAW

81 Lupon Chairman

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