

# PURCHASE CONTRACT

PO NO.23001

This PURCHASE CONTRACT (the "CONTRACT") is entered into and executed by and between:

**PHILIPPINE AMUSEMENT AND GAMING CORPORATION (PAGCOR)**, a government-owned and controlled corporation created and existing by virtue of Presidential Decree 1869, as amended, with office address at the **PAGCOR Executive Office, New Coast Hotel Manila, 1588 M.H Del Pilar corner Pedro Gil Sts. Malate, Manila**, represented in this act by its Casino Filipino – Ronquillo Officer-In-Charge, **ARMANDO C. LIWANAG**, hereinafter referred to as "**PAGCOR**";

-and-

**TPV TRADING**, a sole proprietorship duly organized and existing under the laws of the Republic of the Philippines, with office address at Block 20 Lot 23 Golden City, Canlalay, Biñan Laguna, represented in this act by its Sole Proprietor, **FE P. DE VERA**, hereinafter referred to as the "**SUPPLIER**".

## ANTECEDENTS:

**WHEREAS, PAGCOR** has a requirement for the Supply and Delivery of Three (3) Lots Office Supplies Not Available at PS-DBM (Rebidding Lots Nos. 1 and 3) under ITB No.: CB22-04-005WINa-06;

**WHEREAS, PAGCOR** conducted a Public Biddings in accordance with Republic Act No. 9184 (Government Procurement Reform Act) and its Revised Implementing Rules and Regulations on August 30, 2022 for the procurement of the Project;

**WHEREAS, the SUPPLIER** has submitted the Lowest Calculated Responsive Bid (LCRB) for Lot no. 1 and Single Calculated Responsive Bid (SCRB) for Lot no. 3 for the Supply and Delivery of Three (3) Lots Office Supplies Not Available at PS-DBM (Rebidding Lots Nos. 1 and 3);

**WHEREAS, PAGCOR** has accepted the bid of the **SUPPLIER**, subject to the terms and conditions hereunder stipulated;

**NOW, THEREFORE**, for and in consideration of the mutual covenants and agreements hereunder specified, **PAGCOR** and the **SUPPLIER** hereby enter into this Purchase Contract, under the following terms, conditions and specifications:

## TERMS AND CONDITIONS

The rights and obligations of the parties are set forth as follows:

1. The **SUPPLIER** shall undertake the Supply and Delivery of Three (3) Lots Office Supplies Not Available at PS-DBM (Rebidding Lots Nos. 1 and 3) of the items with the following technical specifications:

*FE P. DE VERA*  
FE P. DE VERA

*CHARLOTTE ANDRADA*  
CHARLOTTE ANDRADA

**Supply and Delivery of Three (3) Lots Office Supplies Not Available at PS-DBM (Rebidding Lots Nos. 1 and 3)**

QTY	Description
<b>Lot No. 1: Various Office Supplies</b>	
20 pieces	BATTERY, RECHARGEABLE, SIZE AAA ✓ BRANDED EXPIRATION DATE SHOULD BE AT LEAST TEN (10) MONTHS FROM DATE OF DELIVERY / ACCEPTANCE.
20 pieces	BATTERY, RECHARGEABLE, SIZE AA ✓ BRANDED EXPIRATION DATE SHOULD BE AT LEAST TEN (10) MONTHS FROM DATE OF DELIVERY / ACCEPTANCE.
10 pieces	BATTERY, SIZE C ✓ BRANDED EXPIRATION DATE SHOULD BE AT LEAST TEN (10) MONTHS FROM DATE OF DELIVERY / ACCEPTANCE.
20 pieces	BATTERY, 9V ✓ BRANDED EXPIRATION DATE SHOULD BE AT LEAST TEN (10) MONTHS FROM DATE OF DELIVERY / ACCEPTANCE.
500 pieces	ID CLIP, METAL
200 pieces	CLIPBOARD, PLASTIC, LONG 10pcs PER BUNDLE
60 pieces	CLIPBOARD, WITH PLASTIC COVER, LONG 10pcs PER BUNDLE
50 pieces	DATA FILE BOX, LEGAL SIZE (MAGAZINE FILE)
60 pieces	DVD REWRITABLE 4.7 GB (4 x 120 min)
50 pieces	ENVELOPE, PLASTIC ENVELOPE, LONG WITH HANDLE
200 pieces	FLANNEL CLOTH, 18 "x 18"
300 pieces	FOLDER, FANCY, LEGAL (MOROCCO)
500 pieces	FOLDER, PRESSBOARD GREEN, A4 100pcs PER PACK
10 bottles	GLUE, PADDING GLUE 500ML ½ KG
60 pads	NOTEPAD, STICK-ON, 1-1/2"X2"
10 packs	PAPER STICKER, SIZE A4, 10pcs PER PACK
5 ream	PAPER, COPY PAPER, A3 ✓ 5 REAM PER BUNDLE SUBSTANCE 20, 70gsm
500 pieces	QUICK COUNT PASTE ✓ AT LEAST 10 G. (36pcs PER BOX) INDIVIDUAL PACKAGING
720 pieces	PEN, BALLPEN, BLACK FINE POINT (50PCS PER BOX)
7,200 pieces	PEN, BALLPEN, BLUE FINE POINT (50PCS PER BOX)
1,500 pieces	PEN, BALLPEN, RED FINE POINT (50PCS PER BOX)

*Supplied*  
REP. DE VERA

*K. Vera*

CHARLOTTE R. ANDRADA  
*Charlotte R. Andrada*

*MCT*  
MARIE CHRISTINE D. TORRES

*Justina*  
REP. DE VERA

*Abra*

*Charlotte*  
CHARLOTTE ANDRADA

144 pieces	PEN, MARKING PEN, PENTEL, BLACK, JUMBO ✓ 7.5-12.0mm FELT TIP 6PCS PER BOX
144 pieces	PEN, MARKING PEN, PENTEL, BLUE, JUMBO ✓ 7.5-12.0mm FELT TIP 6PCS PER BOX
144 pieces	PEN, MARKING PEN, PENTEL, RED, JUMBO ✓ 7.5-12.0mm FELT TIP
60 pieces	PEN, SIGN PEN, GREEN ✓ 12pcs PER BOX ✓ GEL INK PEN
180 Pieces	RIBBON, EPSON FX-2175
60 pieces	RIBBON, EPSON PRINTER FOR EPSON LQ-310
2,400 rolls	TAPE, CELLULOSE, 1/2" COLOR, TRANSPARENT
24 rolls	DOUBLE SIDED TAPE (THIN), 1" ✓ USABLE LENGTH: AT LEAST 50 METERS/ ROLL COLOR: WHITE
60 Rolls	MASKING TAPE, 3" ✓ USABLE LENGTH: AT LEAST 25 METERS/ ROLL COLOR: NATURAL
60 Rolls	PACKAGING TAPE, PLASTIC, 1" (24 MM.) ✓ USABLE LENGTH: AT LEAST 50 METERS/ ROLL COLOR: TAN
60 rolls	PACKAGING TAPE, PLASTIC, 3" (72 MM.) ✓ USABLE LENGTH: AT LEAST 50 METERS/ ROLL COLOR: TAN
1,500 pieces	CARDBOARD BOX, EMPTY ✓ CIGARETE BOX TYPE, 20pcs / bundle ✓ HEAVY DUTY ✓ THICKNESS: 4 MM SIZE: L 17 3/4" x W 9 1/2" x H 22"
72 pieces	PAPER CLIP, BULLDOG, # 2 ✓ METAL (50mm WIDTH) 3DOZEN PER BOX
72 pieces	PAPER CLIP, BULLDOG, # 3 ✓ METAL 12pcs PER BOX
500 pieces	ENVELOPE, EXPANDED, A4 100pcs PER BOX
<b>QTY</b>	<b>Description</b>
<b>Lot No. 3: Various Printed Office Forms</b>	
1,900 pieces	CARD, BIN CARD, 5-1/2" X 8 1/4" ✓ 1 COLOR BLACK, 2 SIDE PRINT ✓ VELLUM BRISTOL ✓ 120 GSM 100 PCS. / PACK
167 pieces	LETTER ENVELOPE, WITH LOGO, LONG

	✓ 3 COLOR PRINT ✓ 1 SIDE PRINT 90GSM.
65 pieces	LETTER ENVELOPE, WITH LOGO, SHORT ✓ 3 COLOR PRINT ✓ 1 SIDE PRINT 90GSM.
6,300 pieces	CARD, TIMECARD W/ PAGCOR LOGO ✓ 2 SIDE PRINT 100pcs / PACK
1 ream	COPY PAPER, LONG, WITH LOGO ✓ 1 SIDE PRINT ✓ S-24, 80GSM. ✓ 216 MM X 330 MM 500 SHEETS/ REAM
15 ream	COPY PAPER, A4, WITH LOGO ✓ 1 SIDE PRINT ✓ S-24, 80GSM. ✓ 210 MM X 297 MM 500 SHEETS/ REAM

2. The total contract price shall be in the amount of **Five Hundred One Thousand Four Hundred Four Pesos (PhP501,404.00)**, VAT Exclusive, Zero-Rated Transaction, with details as follows:

<u>Item Description</u>	<u>LOT NO.</u>	<u>Total Cost</u>
Various Office Supplies	1	PhP459,148.40
Various Printed Office Forms	3	PhP42,255.60
<b>Total</b>		<b>PhP 501,404.00</b>

**PAGCOR** and the **SUPPLIER** agree that the contract price already includes all applicable taxes, fees and charges required by the government. The **SUPPLIER** holds **PAGCOR** free from liability for any or all taxes arising out of this transaction.

The prices herein agreed shall be considered as fixed prices, and therefore not subject to price adjustment and escalation during contract implementation, except under extraordinary circumstances and upon prior approval of the Government Procurement Policy Board (GPPB) pursuant to Section 61 of Republic Act (R.A.) No. 9184 and its revised Implementing Rules and Regulations (IRR) and the Revised Guidelines for Contract Price Escalation.

3. The **SUPPLIER** shall commence the Supply and Delivery of Three (3) Lots Office Supplies Not Available at PS-DBM (Rebidding Lots Nos. 1 and 3) from the date of receipt of the winning supplier/contractor of the Notice to Proceed upon advise of the end-user. The **SUPPLIER** shall deliver at the Logistics Management Section, Casino Filipino – Ronquillo. The delivery shall take place at the Casino Filipino – Ronquillo, 561 Ronquillo St. corner Rizal Avenue, Sta. Cruz Manila based on the following schedule:

Item	Quantity	Delivered, Weeks/Months
<b>Lot No. 1: Various Office Supplies</b>		
BATTERY, RECHARGEABLE, SIZE AAA	20 pieces	Within fifteen (15) calendar days from the date of receipt by the winning supplier/contractor of the Notice to Proceed or upon advice of end-user
BATTERY, RECHARGEABLE, SIZE AA	20 pieces	
BATTERY, SIZE C	10 pieces	
BATTERY, 9V	20 pieces	
ID CLIP, METAL	500 pieces	
CLIPBOARD, PLASTIC, LONG	200 pieces	
CLIPBOARD, WITH PLASTIC COVER, LONG	60 pieces	
DATA FILE BOX, LEGAL SIZE (MAGAZINE FILE)	50 pieces	
DVD REWRITABLE, 4.7 GB (4 x 120 min)	60 pieces	
ENVELOPE, PLASTIC ENVELOPE, LONG WITH HANDLE	50 pieces	
FLANNEL CLOTH, "18 x 18"	200 pieces	
FOLDER, FANCY, LEGAL (MOROCCO)	300 pieces	
FOLDER, PRESSBOARD GREEN, A4	500 pieces	
GLUE, PADDING GLUE 500ML, ½ KG	10 bottles	
NOTEPAD, STICK-ON, 1-1/2"X2"	60 pads	
PAPER STICKER, SIZE A4	10 packs	
PAPER, COPY PAPER, A3	5 ream	
QUICK COUNT PASTE	500 pieces	
PEN, BALLPEN, BLACK	720 pieces	
PEN, BALLPEN, BLUE	7,200 pieces	
PEN, BALLPEN, RED FINE POINT (50PCS PER BOX)	1,500 pieces	
PEN, MARKING PEN, PENTEL, BLACK, JUMBO	144 pieces	

*Rosendo*  
**REP. DE VERA**

*Subite*

*Charlotte R. Andrada*  
**CHARLOTTE R. ANDRADA**

PEN, MARKING PEN, PENTEL, BLUE, JUMBO	144 pieces	
PEN, MARKING PEN, PENTEL, RED, JUMBO	144 pieces	
PEN, SIGN PEN, GREEN	60 pieces	
RIBBON, EPSON FX-2175	180 Pieces	
RIBBON, EPSON PRINTER FOR EPSON LQ-310	60 pieces	
TAPE, CELLULOSE, 1/2" COLOR, TRANSPARENT	2,400 rolls	
DOUBLE SIDED TAPE (THIN), 1"	24 rolls	
MASKING TAPE, 3"	60 Rolls	
PACKAGING TAPE, PLASTIC, 1" (24 MM.)	60 Rolls	
PACKAGING TAPE, PLASTIC, 3" (72 MM.)	60 rolls	
CARDBOARD BOX, EMPTY SIZE: L 17 3/4" x W 9 1/2" x H 22"	1,500 pieces	
PAPER CLIP, BULLDOG, # 2	72 pieces	
PAPER CLIP, BULLDOG, # 3	72 pieces	
ENVELOPE, EXPANDED, A4	500 pieces	
<b>Lot No. 3: Various Printed Office Forms</b>		
CARD, BIN CARD, 5-1/2" X 8 1/4"	1,900 pieces	<b>Within Thirty (30) calendar days from the date of receipt by the winning supplier/contractor of the Notice to Proceed or upon advice of end-user</b>
LETTER ENVELOPE, WITH LOGO, LONG	167 pieces	
LETTER ENVELOPE, WITH LOGO, SHORT	65 pieces	
CARD, TIME, CARD W/ PAGCOR LOGO	6,300 pieces	

*FR. DE VERA*

*16/26*

*CHARLOTTE ANDRADA*

COPY PAPER, LONG, WITH LOGO	1 ream	
COPY PAPER, A4, WITH LOGO	15 ream	

4. **PAGCOR** shall pay the total amount of Five Hundred One Thousand Four Hundred Four Pesos (PhP501,404.00), VAT Exclusive, Zero-Rated Transaction, based on the following schedule:

99% of the costs of the items delivered subject to <b>PAGCOR's</b> acceptance [Issuance of the Inspection and Acceptance Report (IAR)] in writing of the items described in the Purchase Contract.	99% equivalent of the costs of the items delivered  Lot No. 1. Four Hundred Fifty-Four Thousand Five Hundred Fifty-Six Pesos and 92/100 (PhP454,556.92)  Lot No. 3 Forty-One Thousand Eight Hundred Thirty-Three and 04/100 (PhP41,833.04)
1% Retention of the items delivered to be paid after <b>one (1) year</b> from the formal acceptance (issuance of the IAR), if and when no patent and latent defects are noted (issuance of a Certificate of No Patent and Latent Defects).	1% equivalent of the costs of the items delivered  Lot No. 1 Four Thousand Five Hundred Ninety-One Pesos and 48/100 (PhP4,591.48)  Lot No. 3 Four Hundred Twenty-Two Pesos and 56/100 (PhP 422.56)

OR

100% of the costs of the items delivered provided that the goods supplied are free from patent and latent defects and all conditions imposed under the contract have been fully met; subject to <b>PAGCOR's</b> acceptance (issuance of the IAR) in writing of the items described in this Contract and upon submission of a Special Bank Guarantee equivalent to at least one percent (1%) of the total contract price valid for <b>one (1) year</b> from issuance of the IAR.	Five Hundred One Thousand Four Hundred Four Pesos (PhP501,404.00)
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5. The **SUPPLIER** shall complete and/or deliver the goods within the time prescribed in this Contact.

Should the **SUPPLIER** incur delay in its performance of the Services, inclusive of duly granted time extensions if any, the **SUPPLIER** shall pay liquidated damages equal to one-tenth (1/10) of one percent (1%) of the cost of the delayed goods/items for

*[Signature]*  
FRP. DE VERA

*[Signature]*  
CHARLOTTE R. ANDRADA

*[Signature]*

everyday of delay, including Sundays and Holidays, until such goods/items are finally delivered and accepted by **PAGCOR**. Such amount shall be deducted from any money due, or which may become due to the **SUPPLIER** or collected from any securities or warranties posted by the **SUPPLIER**. In case the total sum of liquidated damages reaches ten percent (10%) of the total contract price, **PAGCOR** may rescind the contract and impose appropriate sanctions over and above the liquidated damages to be paid by the **SUPPLIER**, without prejudice to other courses of action and remedies open to it.

6. In the event that the **SUPPLIER** fails to comply with its undertakings under this Contract, **PAGCOR** shall be released from its obligations without prejudice to its rights of restitution, recovery and damages.
7. In the event that the facts and circumstances arise or are discovered which render this Contract disadvantageous to the Government, the parties hereto agree immediately to re-negotiate its terms and conditions, or at the option of **PAGCOR** terminate the same.
8. No terms or conditions of this Contract shall be deemed waived and no breach or default excused unless such waiver shall be in writing and signed by the party affected.
9. The rights or obligations under this Contract are of a personal nature and compliance thereof may not be assigned or subcontracted to another without the written consent of the other party. This Contract or any interest in it may not be assigned without the prior written consent of the other party.
10. This Contract contains all the covenants and stipulations agreed upon by the parties and shall be modified, revised or amended only upon written agreement of both parties.
11. This Contract constitutes the entire contract between the parties pertaining to the subject matter contained in it, and supersedes all prior and contemporaneous agreements, representations, warranties and understandings of the parties. No supplement, variation or amendment of this Contract shall be binding UNLESS executed in writing by the parties. No waiver of any of the provisions of this Contract shall be deemed, or shall constitute, a waiver of any other provision, whether similar or not similar, nor shall any waiver constitute a continuing waiver. No waiver shall be binding UNLESS in writing and signed by the party making the waiver.
12. The relationship between the parties shall be limited to the performance of the terms and conditions of this Contract. Nothing herein shall be construed to create a general partnership/agency/employer-employee or any other relationship between the parties, or to authorize any party to bind the other except as set forth herein, or to borrow money on behalf of another party, or to use the credit of any party for any purpose other than what has been set forth herein.
13. The parties, waiving for this purpose any other venue, hereby agree that the courts of the City of Manila shall be the exclusive venue of any and all actions or suits between the parties relative to this Contract, to the exclusion of all other courts and venues. This exclusive venue provision shall apply even in cases for declaration of nullity of this Contract in its entirety or in part and in cases arising after or by reason of the declaration of nullity of this Contract in its entirety or in part.
14. The **SUPPLIER** hereby further warrants and represents that:

  
R. P. DE VERA



  
CHARLOTTE R. ANDRADA



*Fep. De Vera*  
**FEP. DE VERA**

- a. The goods and specifications shall be described in no. 1 of this Contract.
- b. It has good title to the goods described in the Request for Quotation, full authority to sell and transfer the same and that the items are sold free and clear of all liens, encumbrances, liabilities and adverse claims, of every nature and description.
- c. It will fully defend, protect, indemnify, and hold **PAGCOR** harmless from any and all adverse claims that may be made by any party for the possession and/or the use of the goods.
- d. The defective items shall be replaced within seven (7) calendar days upon receipt of notice. Failure to replace the defective items within the same period, the **SUPPLIER** shall pay liquidated damages equal to one-tenth (1/10) of one percent (1%) of the cost of the defective goods/items for everyday of delay including Sundays and Holidays, until such goods/items are finally delivered and accepted by **PAGCOR**. Such amount shall be deducted from any money due, or which may become due to the **SUPPLIER** or collected from any securities or warranties posted by the **SUPPLIER**
- e. **PAGCOR** accepts no liability for the damage of the goods during transit. Title to the goods will be deemed to have passed to **PAGCOR** only upon receipt and final acceptance of the Goods.
- f. It shall pay taxes in full and on time, failure to do so will entitle **PAGCOR** to suspend payment.
- g. Without prejudice to manufacturer's warranty, in order to assure that manufacturing defects shall be corrected by the **SUPPLIER**, a warranty shall be required from it for a minimum period of three (3) years from the date of delivery and acceptance of goods.
- h. The obligation for the warranty shall be covered by either Retention Money or a special bank guarantee equivalent to at least one percent (1%) of the total contract price.
- i. The said amount shall only be released after the lapse of the one (1) year-period provided the goods supplied are free from patent and latent defects and all conditions imposed under the contract have been fully met.

*Charlotte R. Andrada*  
**CHARLOTTE R. ANDRADA**

*Abra*

15. To guarantee the faithful performance of the **SUPPLIER** under this Contract, it shall post a Performance Security prior to the execution of the Contract, in accordance with any of the following schedule:

Form of Security	Amount of the Performance Security (Percentage of Total Contract Price)
Cash or cashier's/manager's check issued by a Universal or Commercial Bank.	<b>Five percent (5%)</b> Lot No. 1  Twenty-Two Thousand Nine Hundred Fifty-Seven Pesos and 42/100 (PhP22,957.42)
Bank draft/guarantee or irrevocable letter of credit issued by a Universal or Commercial Bank: Provided, however, that it shall be confirmed or authenticated by a Universal or Commercial Bank, if issued by a foreign bank; and/or	

*Marie Christine D. Torres*  
**MARIE CHRISTINE D. TORRES**

*Feodora*  
**FE P. DE VERA**

	<p>Lot No. 3</p> <p>Two Thousand One Hundred Twelve Pesos and 78/100 (PhP2,112.78)</p>
<p>Surety bond callable upon demand issued by a surety or insurance company duly certified by the Insurance Commission as authorized to issue such security <u>specific for the contract awarded.</u></p>	<p><b>Thirty percent (30%)</b></p> <p>Lot No. 1</p> <p>One Hundred Thirty-Seven Thousand Seven Hundred Forty-Four Pesos and 52/100 (PhP137,744.52)</p> <p>Lot No. 3</p> <p>Twelve Thousand Six Hundred Seventy-Six Pesos and 68/100 (PhP12,676.68)</p>

The Performance Security shall remain valid during the entire contract duration and shall be released only after the issuance of the Certificate of Final Acceptance (issuance of the IAR); Provided that **PAGCOR** has no claims filed against the contract awardee or the surety or insurance company and it has no claims for labor and materials filed against the contractor.

*Charlotte R. Andrada*  
**CHARLOTTE R. ANDRADA**

**MISCELLANEOUS PROVISIONS**

- a) In the event that the facts and circumstances arise or are discovered which render this Contract disadvantageous to the Government, the parties, hereto agree immediately to re-negotiate its terms and conditions, or at the option of PAGCOR, terminate the same.
- b) No terms and conditions of this Contract shall be waived and no breach or default excuse unless such waiver or excuse shall be in writing and signed by the party affected.
- c) This Contract, and all rights and interests herein, may not be assigned or sub-contracted to another without prior consent of the other party.
- d) All notices and other communications provided for or permitted hereunder shall be in writing and sent to the parties at their respective addresses as indicate in this Contract.
- e) If any provision hereof is prohibited or made unenforceable under any applicable law of by a competent court or authority, the same shall not affect any other provision of this Contract, which are otherwise valid and enforceable.
- f) Any right or remedy conferred by this Contract upon the parties shall not be exclusive of any other right or remedy of each party, whether under this Contract

*2/6/23*

*mdt*  
**MARIE CHRISTINE D. TORRES**

or provided or permitted to the parties at law or in equity, but each right or remedy shall be cumulative of every other right or remedy available to them.

- g) This Contract constitutes the entire agreement between the parties pertaining to the subject matter contained in it, and supersedes all prior and/or contemporaneous agreements, representations, warranties and understanding of the parties.
- h) No supplemental, variation or amendment of this Contract shall be binding unless executed by the parties in writing.

IN WITNESS WHEREOF, the parties have signed these presents on this \_\_\_\_\_ day of \_\_\_\_\_, 2023 at \_\_\_\_\_.

*FE P. DE VERA*  
FE P. DE VERA

**PHILIPPINE AMUSEMENT AND GAMING CORPORATION**  
TIN: 033-000-887-972

**TPV TRADING**  
TIN: 126-896-349-000

Represented by:

*Armando C. Liwanag*  
**ARMANDO C. LIWANAG**  
Officer-In-Charge  
Casino Filipino – Ronquillo  
TIN: 102-008-260

Represented by:

*FE P. DE VERA*  
**FE P. DE VERA**  
Sole Proprietor  
TIN: 126-896-349-000

*Charlotte R. Andrada*  
CHARLOTTE R. ANDRADA

Signed in the presence of:

*Marie Christine D. Torres*  
**MARIE CHRISTINE D. TORRES**

*Charlotte R. Andrada*  
**CHARLOTTE R. ANDRADA**

ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES)  
CITY OF MANILA) S.S.

BEFORE ME, a Notary Public for and in City of CITY OF MANILA, Philippines, this  
day of 13 FEB 2023, 2023, personally appeared:

NAME

GOVERNMENT ID NO.

ARMANDO C. LIWANAG

DRIVERS LICENSE C0184-017948

Valid until: March 27, 2023

and presented to me an integrally complete document / instrument for  
acknowledgement. He represented and declared to me that he voluntarily affixed the  
signature appearing on the instrument / document for the purposes stated therein and  
that he executed the instrument / document as his free and voluntary act and deed (and  
if he acted in representative capacity, he has the authority to sign in that capacity).

The instrument / document referred to is a Purchase Contract consisting of thirteen  
(13) pages including the page on which this Acknowledgement is written duly signed by  
the parties and their instrumental witnesses.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial  
Seal on the date and place first above written.

Doc. No. 380  
Page No. 77  
Book No. VII  
Series of 2023.  
MCLE Compliance No.

*AT*  
ATTY. ANGEL CARLO T. TALATA  
NOTARY PUBLIC  
FOR AND IN THE CITY OF MANILA  
6<sup>TH</sup> FLR, NEW COAST HOTEL MANILA & CASINO  
1538 M.H. DEL PILAR ST. MALATE, MANILA  
COM. No. 2023-099/ Valid Until 12-31-2024  
ROLL No. 68196/ MANILA CHAPTER IV  
MCLE Compliance No. VII - 6000-01/ Valid Until 4-14-2025  
PTR No. 0873647/ Valid Until 12-31-2023

*Justina*  
FE P. DE VERA

*Sobres*

*Charlotte*  
CHARLOTTE R. ANDRADA

ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES)  
Binan, Laguna) S.S.

Binan, Laguna

BEFORE ME, a Notary Public for and in City of \_\_\_\_\_, Philippines, this  
0 4 FEB 2023 day of \_\_\_\_\_, 2023, personally appeared:

<b>NAME</b>	<b>GOVERNMENT ISSUED ID</b>
FE P. DE VERA Sole Proprietor	PASSPORT NUMBER: P8669758B Valid until: January 9, 2032

and presented to me an integrally complete document / instrument for acknowledgement. She represented and declared to me that she voluntarily affixed the signature appearing on the instrument / document for the purposes stated therein and that she executed the instrument / document as her free and voluntary act and deed (and if she acted in representative capacity, she has the authority to sign in that capacity).

The instrument / document referred to is a Purchase Contract consisting of thirteen (13) pages including the page on which this Acknowledgement is written duly signed by the parties and their instrumental witnesses.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial Seal on the date and place first above written.

Doc. No. 183  
Page No. 37  
Book No. 1  
Series of 2023.  
MCLE Compliance No.

ATTY. LUSTINA L. MIRADOR  
Notary Public  
Com. No. 2021-07; City of Binan, Laguna  
Until December 31, 2023  
Bonifacio Street, Binan, Laguna  
Roll No. 37960; PTR 1332239  
Issued at Binan, Laguna; 01.03.2023  
IBP No. 257364; Laguna Chapter  
MCLE COMPLIANCE No. VI-0022705

*Fe P. De Vera*  
FE P. DE VERA

*Charlotte Andrada*  
CHARLOTTE ANDRADA

*[Handwritten mark]*