



Home Development Mutual Fund  
 Davao Housing Hub  
 Pryce Tower Condominium, Pryce Business Park  
 JP Laurel Avenue, Davao City

**INVITATION FOR PUBLIC AUCTION**

October 7, 2016

The Home Development Mutual Fund (Pag-IBIG FUND) Davao Housing Hub–Committee on Disposition of Acquired Assets shall conduct a **SECOND (2<sup>ND</sup>) PUBLIC AUCTION** for the following **ACQUIRED RESIDENTIAL PROPERTIES** on **October 7, 2016 11:01 AM** at **DAWN'S CAFÉ FUNCTION ROOM, NATIONAL HIGHWAY, QUEZON BLVD., KIDAPAWAN CITY**. A **PRE-BID CONFERENCE** will be conducted on the same date at **9:00 AM**.

| PROPERTY                          |     | LOCATION OF PROPERTY (ISULAN, TACURONG, KIDAPAWAN, MAKILALA, AND COTABATO) |   |        | LOT   | FLOOR      | MINIMUM |
|-----------------------------------|-----|--|---|--------|-------|------------|---------|
| ID NO                             | BLK | LOT  | DESCRIPTION   | AREA   | AREA  | BID PRICE  |         |
| <b>ISULAN SULTAN KUDARAT</b>      |     |  |   |        |       |            |         |
| <b>GALINATO VILLAGE</b>           |     |  |   |        |       |            |         |
| 1                                 | 5   | 4  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 133.00 | 46.80 | 321,471.00 |         |
| 2                                 | 5   | 17   | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 133.00 | 46.80 | 388,443.60 |         |
| 3                                 | 11  | 5  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 122.00 | 37.20 | 230,798.70 |         |
| 4                                 | 12  | 2  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 105.00 | 31.50 | 192,690.00 |         |
| 5                                 | 12  | 4  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 105.00 | 31.50 | 252,352.80 |         |
| 6                                 | 12  | 9  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 105.00 | 31.50 | 205,798.50 |         |
| 7                                 | 14  | 11   | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 143.00 | 46.80 | 372,693.60 |         |
| 8                                 | 15  | 8  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 143.00 | 46.80 | 367,216.20 |         |
| 9                                 | 17  | 4  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 128.00 | 37.20 | 376,866.00 |         |
| 10                                | 18  | 1  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 145.00 | 46.80 | 199,483.20 |         |
| 11                                | 18  | 2  | Galinato Village Dansuli Isulan, Sultan Kudarat                 | 145.00 | 46.80 | 199,483.20 |         |
| <b>LEONORA HOMES</b>              |     |  |   |        |       |            |         |
| 12                                | 1   | 1  | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 335,325.60 |         |
| 13                                | 2   | 5  | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 307,611.00 |         |
| 14                                | 2   | 9  | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 341,715.60 |         |
| 15                                | 2   | 21   | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 315,964.80 |         |
| 16                                | 2   | 25   | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 312,055.20 |         |
| 17                                | 3   | 8  | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 121.00 | 36.00 | 367,572.60 |         |
| 18                                | 5   | 10   | Leonora Homes Sampao Isulan, Sultan Kudarat                     | 120.00 | 36.00 | 376,315.20 |         |
| <b>AGAN HOMES</b>                 |     |  |   |        |       |            |         |
| 19                                | 3   | 12   | Agan Homes Sampao Isulan, Sultan Kudarat                        | 142.00 | 35.96 | 292,823.10 |         |
| 20                                | 7   | 11   | Agan Homes Sampao Isulan, Sultan Kudarat                        | 143.00 | 42.00 | 447,085.80 |         |
| 21                                | 10  | 10   | Agan Homes Sampao Isulan, Sultan Kudarat                        | 143.00 | 35.96 | 296,927.10 |         |
| <b>TACURONG SULTAN KUDARAT</b>    |     |  |   |        |       |            |         |
| <b>YELLOW VILLAGE SUBDIVISION</b> |     |  |   |        |       |            |         |
| 22                                | 1   | 24   | Yellow Village Subdivision New Isabela Tacurong, Sultan Kudarat | 188.00 | 36.60 | 432,479.70 |         |
| 23                                | 4   | 7  | Yellow Village Subdivision New Isabela Tacurong, Sultan Kudarat | 189.00 | 36.60 | 478,289.70 |         |
| <b>JM HOMES</b>                   |     |  |   |        |       |            |         |
| 24                                | 2   | 15   | JM Homes Phase I Lower Katungal Tacurong, Sultan Kudarat        | 120.00 | 36.25 | 310,611.60 |         |
| 25                                | 5   | 6  | JM Homes Phase II Lower Katungal Tacurong, Sultan Kudarat       | 140.00 | 42.60 | 535,318.20 |         |
| <b>KIDAPAWAN NORTH COTABATO</b>   |     |  |   |        |       |            |         |
| <b>E &amp; N COUNTRY HOMES</b>    |     |  |   |        |       |            |         |
| 26                                | 7   | 22-A-11  | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato | 120.00 | 33.25 | 606,645.00 |         |
| 27                                | 7   | 22-A-15  | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato | 119.00 | 33.25 | 605,295.00 |         |
| 28                                | 7   | 22-A-18  | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato | 119.00 | 33.25 | 622,396.80 |         |
| 29                                | 11  | 22-A-03  | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato | 114.00 | 33.25 | 615,646.80 |         |

| PROPERTY<br>ID NO | LOCATION OF PROPERTY (ISULAN, TACURONG, KIDAPAWAN, MAKILALA, AND COTABATO) |         |   | LOT<br>AREA | FLOOR<br>AREA | MINIMUM<br>BID PRICE |
|-------------------|--|---------|---|-------------|---------------|----------------------|
|                   | BLK  | LOT     | DESCRIPTION   |             |               |                      |
|                   |  |         | <b>E &amp; N COUNTRY HOMES</b>  |             |               |                      |
| 30                | 12   | 22-A-04 | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato           | 100.00      | 33.25         | 607,993.20           |
| 31                | 14   | 22-A-02 | E & N Country Homes Phase I Poblacion Kidapawan, North Cotabato           | 101.00      | 30.87         | 497,849.40           |
|                   |  |         | <b>APO SANDAWA HOMES</b>  |             |               |                      |
| 32                | 19   | 16      | Apo Sandawa Homes Phase III Singao Kidapawan, North Cotabato              | 125.00      | 30.00         | 477,666.00           |
| 33                | 27   | 10      | Apo Sandawa Homes Phase III Singao Kidapawan, North Cotabato              | 125.00      | 30.00         | 474,876.00           |
| 34                | 20   | 10      | Apo Sandawa Homes Phase IV Singao Kidapawan, North Cotabato               | 110.00      | 30.00         | 550,973.70           |
|                   |  |         | <b>RIVERPARK RESIDENTIAL ESTATE SUBDIVISION</b>                           |             |               |                      |
| 35                | 13   | 2       | Riverpark Residential Estate Subdivision Singao Kidapawan, North Cotabato | 213.00      | 53.10         | 440,925.30           |
|                   |  |         | <b>MAKILALA NORTH COTABATO</b>  |             |               |                      |
|                   |  |         | <b>GOLDEN GATE SUBDIVISION</b>  |             |               |                      |
| 36                | 2  | 5       | Golden Gate Subdivision Saguing Makilala, North Cotabato                  | 150.00      | 53.20         | 768,696.30           |
|                   |  |         | <b>COTABATO CITY</b>  |             |               |                      |
|                   |  |         | <b>SAN ANTONIO VILLAGE</b>  |             |               |                      |
| 37                | 3  | 14      | San Antonio Village Malagapas Cotabato City                               | 158.00      | 38.40         | 540,705.60           |
|                   |  |         | <b>SAN PABLO VILLAGE</b>  |             |               |                      |
| 38                | 10   | 11      | San Pablo Village Phase II Malagapas Cotabato City                        | 106.00      | 37.92         | 388,897.20           |

### GENERAL GUIDELINES

1. Interested parties are required to secure copies of: (a) **INSTRUCTIONS TO BIDDERS** and (b) **OFFER TO BID** from the office of the **Acquired Assets Management and Disposition Unit of the HDMF, LMRD, Davao Housing Hub, 4th Floor, Pryce Tower Condominium, Pryce Business Park, JP Laurel Avenue, Davao City**, or from the **Kidapawan Members Services Branch, ABLC Bldg. Ninoy Aquino Road, Kidapawan City.**
2. Properties shall be sold on an **“AS IS, WHERE IS”** basis and the winning bidder shall take possession of the property without seeking assistance from HDMF office upon signing of the contract.
3. All interested buyers are encouraged to inspect the property/ies before tendering their offer/s. The list of the properties may be viewed at [www.pagibigfund.gov.ph/aa/aa.aspx](http://www.pagibigfund.gov.ph/aa/aa.aspx).
4. Sealed proposals in triplicate (3) copies shall be received by the **Committee on Disposition of Acquired Assets** at **DAWN'S CAFÉ FUNCTION ROOM, NATIONAL HIGHWAY, QUEZON BLVD., KIDAPAWAN CITY** starting at **10:30 AM** but not later than **11:00 AM** on the scheduled date; the said proposals shall be opened immediately in the presence of the committee and attending bidders. No proposals shall be accepted by the committee earlier or later than the scheduled time and date.
5. The Bid Offer shall not be lower than the minimum bid set by the Fund.
6. Each bid proposal shall be accompanied by a **BIDDER'S BOND** either in **CASH** or **MANAGER'S CHECK** issued by any commercial bank, payable to Pag-IBIG Fund for an amount equivalent to **10%** of the **BID OFFER** or the BIDDER may opt to pay the BOND starting on **OCTOBER 3, 2016** at the **Cash Division, Ground Floor, Pryce Tower, Bajada Davao City** or at **HDMF Kidapawan Members Services Branch, ABLC Bldg. Ninoy Aquino Road, Kidapawan City** and attach the **original Pag-IBIG FUND Receipt (PFR)** to the bid proposal. The BOND shall serve as down payment of the winning bidder.
7. Payment of the remaining ninety percent (90%) bid offer balance may either be thru any of the following modes:
  - a. **Cash** – on which the approved purchase price shall be paid not later than thirty (30) calendar days from date of receipt of Notice of Award (NOA).

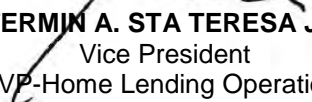
b. **Installment basis** – on which payment shall be in equal monthly installment inclusive of interest and provided the chosen payment term shall not exceed twelve (12) months.

c. **Pag-IBIG Housing Loan** – payment shall be in the form of monthly amortization based on the approved loan term, which may be up to a maximum of thirty (30) years with the following considerations:

1. Loan approval and term shall be subject to eligibility requirements stipulated under the Pag-IBIG End-User Home Financing Program guidelines;
  2. The loan amount shall be the bidder's bid offer, net of the 10% downpayment;
  3. In case the housing loan application has been disapproved, the 10% bidder's bond shall be forfeited in favor of the Fund.
  4. The buyer shall be required to file his Pag-IBIG housing loan application and complete documentary requirements and pay the following incidental expenses within thirty (30) calendar days from receipt of the Notice of Approval of Sale:
    - a. Processing fee of Three Thousand Pesos (P 3,000.00);
    - b. Equity, if applicable;
    - c. One year advance insurance premiums (sales redemption insurance as well as fire and allied peril insurance);
  5. In case the Bid Offer, net of the ten percent (10%) bid bond is still higher than the appraisal Value of the property, the amount in excess of the appraisal value shall be treated as equity. It shall be paid by the buyer within thirty (30) calendar days upon receipt of Notice of Loan Approval.
  6. **Original Borrowers** who wish to participate on the Sealed Public Auction SHALL NOT BE ALLOWED to bid thru housing loan availment. They may only bid thru cash or installment basis.
8. The Bidders shall be present at the opening of bids. Bidders may designate their Authorized Representatives, provided they shall issue the following documents:
- a. Special Power of Attorney (SPA) for individual-bidder
  - b. Secretary's Certificate for company-bidder
9. The Opening of Bids shall commence from **11:01 AM until completion.**
10. The bidder who offers the highest bid shall be declared as the winner. In case there is only one (1) complying bidder for a particular property, he shall be automatically declared as the winning bidder.
11. In case of a tied highest bid, it shall be resolved by applying the following order of preference:
- a. Mode of Payment (Cash over Installment over Housing Loan);
  - b. Time of entry
- If there is still a tie, it shall be resolved immediately by an open auction between/among the tied highest Bidders.
12. The non-winning bidders' respective bid bonds shall be returned to them immediately together with an acknowledgement receipt once a winning bidder has been declared.
13. If the winning bidder fails or refuses to push through with the purchase of the property, or fails to pay in full the remaining balance within 30 calendar days from receipt of the Notice of Award (NOA), he shall lose his right as winning bidder and the 10% bidder's bond shall be forfeited in favor of the Fund.

14. Interested parties may visit the **ACQUIRED ASSETS MANAGEMENT AND DISPOSITION UNIT** or contact tel **no. 224-4733**. You may also email your inquiries for further details at [davaolmrd.aad@pagibigfund.gov.ph](mailto:davaolmrd.aad@pagibigfund.gov.ph) .

HDMF RESERVES THE RIGHT TO REJECT ANY OR ALL BIDS, TO WAIVE ANY FORMALITY THEREIN, OR ACCEPT SUCH BIDS AS MAY BE CONSIDERED MOST ADVANTAGEOUS TO THE FUND. THE DECISION OF THE FUND IS FINAL AND BINDING.

  
**FERMIN A. STA TERESA JR.**  
Vice President  
OVP-Home Lending Operations  
Visayas/Mindanao Group  
Chairman  
Committee on Disposition of Acquired Assets

44

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