

**GRAND SOHO MAKATI (GSM)
RESERVATION COMMITMENT
For Residential Units Only**

Date _____

I/We _____, both/of legal age, a resident/residents of _____

_____, hereby commit myself/ourselves to join, as **Co-developer, CENTURY PROPERTIES, INC. (CPI)**, hereinafter referred to as the **Lead Developer**, for the **CO-DEVELOPMENT** of the “**GRAND SOHO MAKATI**” Condominium (the “Project”), located at H.V. dela Costa Street, Salcedo Village, Makati City, and to reserve the following residential unit (the “Unit”) based on the terms and conditions herein below:

I. DESCRIPTION OF THE UNIT

Unit No.	Unit Contribution (P)	Classification / Theme Of Furniture and Fixtures: — Modern (light colored) — Sleek (dark colored) — Contemporary (mixed light and dark colored theme)
Unit Area (approximate)	Parking Contribution (P), to be assigned later	
Type Of Unit: (Indicate whether studio, 1BR, 2BR, 1BR loft, 2BR loft, 3BR loft or combined unit)	Total Contribution (P)	

II. SCHEDULE OF CONTRIBUTIONS: (please refer to Annex “A”: Contribution Schedule)

I/We hereby undertake to pay and/or remit our monthly contributions to the Lead Developer through the issuance of post-dated checks based on the schedule indicated in the *Contribution Schedule* attached as Annex “A” hereof without further notice.

Notwithstanding any contribution/PDC schedule indicated in the said Annex “A”, all outstanding contributions shall be due and demandable upon receipt of notice from the Lead Developer that the Unit is ready for turnover.

III. RESERVATION:

Upon signing of this Reservation Commitment and all its Annexes, I/we shall give a **NON-REFUNDABLE** Reservation Commitment Fee in the amount of Fifty Thousand Pesos (P50,000.00).

I/We understand that the Reservation Commitment Fee is valid for thirty (30) days only, and that I/we undertake to submit within the said thirty-day period all the required documents and post dated checks covering my/our monthly contributions, including the turnover amount, as per the attached Contribution Schedule. In case of failure on my/our part to comply with this undertaking, we

acknowledge that Lead Developer shall have the right to re-open the Unit and offer the same for co-development to other interested partners.

I/We, likewise, understand that the Co-development, Allocation and Construction Management Agreement (CACMA) between the Lead Developer and me/us shall only be finalized upon compliance of the above requirement/s.

IV. PENALTIES FOR LATE CONTRIBUTION:

I/We agree to pay a penalty equivalent to two (2%) percent per month plus an administrative fee of one (1%) percent per month, should there be any delay in the payment of my/our contributions as indicated in the attached contribution schedule. In the event that the delay in the remittance of my/our contribution exceeds sixty (60) days from due date, the Lead Developer shall have the option to cancel this Agreement and forfeit any and all contributions made by me/us.

V. AVAILMENT OF BANK LOAN

I/We hereby undertake, having opted to avail of bank financing, to do the following:

- A. Apply for a loan in the amount of **PESOS** _____
(**P** _____) within thirty (30) days from date hereof;
- B. Continue with the remittance of my/our monthly contributions after full downpayment until notice of loan approval by the Bank is received by the Lead Developer;
- C. Comply with all Bank requirements within thirty (30) days from date hereof.

My/Our failure to comply with any of the above undertaking shall entitle the Lead Developer, at its option, to impose interest at the rate of three percent (3%) per month on the outstanding balance, or to rescind and cancel this Agreement and forfeit, in its favor, any and all contributions already made by me/us.

In the event that my/our loan application is disapproved or not processed within six (6) months from date hereof or approved for a lower amount than that applied for, I/we hereby undertake to pay whatever contribution is still outstanding or in case of approval for a lower amount, to pay the difference, within fifteen (15) days from my/our receipt of the notice from the bank of its action on the loan application.

VI. LOCAL AND FOREIGN REMITTANCES.

I/We agree to submit post-dated checks (PDC's) that are either Philippine Peso, US Dollar or Euro denominated, to the exclusion of all other currencies. In the event that I/we cannot submit PDC's in either of the three above currencies, I/we undertake to open a Philippine Peso account with any Philippine-based local bank in order for me/us to issue Philippine Peso denominated post-dated checks.

Since this contract is Philippine Peso based, US Dollar or Euro denominated post-dated checks shall be converted to the corresponding Peso value at the time of each individual check's clearing. Any over or under payment, due to exchange rate differences and other miscellaneous charges, shall be reconciled upon turnover, whereupon I/we shall be credited or billed accordingly.

I/We further warrant to provide the necessary funds to cover the post-dated checks as they fall due, and all bank fees and taxes relative thereto shall be borne by me/us.

VII. CANCELLATION OR FORFEITURE

Any failure on my/our part to issue post-dated checks based on the attached contribution schedule, or pay any of the monthly contributions on their due dates, or pay the balloon contributions or turnover balances, shall entitle the Lead Developer, at its option, to impose a penalty interest at the rate of two (2%) percent per month plus an administrative fee of one (1%) percent per month on the outstanding balance. The Lead Developer shall also have the option to cancel this agreement without need of any court action and to forfeit, in its favor, any reservation commitment fees and/or contributions already made on the Unit, without prior notice. Further, in case of withdrawal on my/our part from this reservation for any reason whatsoever, the Lead Developer shall have the right to cancel this reservation and forfeit in its favor any and all contributions made by me/us.

I/We understand that the availability of the Unit for co-development is subject to approval and acceptance by the Lead Developer at its sole discretion. In the event that the Unit is found to be not available for co-development for any reason whatsoever, the Lead Developer shall have the option to cancel or to disapprove this reservation and any and all contributions made by me/us shall be reimbursed in full without any interest. I/We, however, may agree to transfer our Reservation Commitment Fee to another available unit for co-development in the Project.

I/We agree and acknowledge that the Lead Developer has the right to cancel and rescind my/our reservation for any cause whatsoever at any time before the issuance of the CACMA by giving written notice of its intention to do so, and any contributions made by me/us shall be reimbursed in full by the Lead Developer without any interest.

VIII. PLAN ADJUSTMENTS/ALTERATIONS

I/We hereby undertake to be bound by any changes in the area resulting from any actual changes in the proposed plan for the Project and in the Unit or as may be determined by the Lead Developer or required by pertinent regulatory agencies including any and all restrictions appurtenant to the property. For this purpose, I/we hereby waive any and all objections to such alterations.

I/We hereby agree and acknowledge that the specifications and details of the various themes/classifications of furniture and fixtures to be installed in the Unit are in accordance with the general idea of the Project/Unit, as contained in the initial brochures and marketing materials of the Project, and may vary in the actual implementation or installation of the same. The Lead Developer, however, reserves the right to change or modify the specifications, materials, colors and other particulars reflected in the said brochures/materials upon the finalization of the plans and designs of the Project/Unit. In case of substantial changes, Lead Developer shall notify us and I/We agree to choose from among the final themes made available by the Lead Developer. However, in no case shall such change or modification be a ground for me/us to withdraw or rescind my/our reservation/co-development agreement.

IX. ASSIGNMENT OF RIGHTS

Any and all rights under this Agreement may not be assigned or transferred by me/us to any third party without the Lead Developer's prior written consent. Any assignment shall be subject to the payment of transfer charges in the amount of PESOS: FORTY THOUSAND (P 40,000.00).

X. TAXES, FEES AND OTHER CHARGES

The present laws of co-development do not require me/us, being co-developers, to pay VAT, Documentary Stamps and Transfer taxes. However, if the laws are amended in the future, I/we hereby agree that said fees are for my/our Account.

Likewise, all expenses and charges for the installation of certain utilities/services to the Unit such as water and electric meters, telephones, etc., shall also be for my/our account. Payments shall be based on a preliminary computation of above fees, taxes and charges, coincidental with the signing of the Deed of Conveyance, subject to reimbursement or upon delivery to me/us of the Certificate of Condominium Title (CTC) to the Unit.

XI. REPRESENTATIONS:

I/We hereby agree that the Lead Developer shall only honor warranties, representations, and special arrangements that have been properly documented in writing and previously approved by the Lead Developer’s Chief Operating Officer, Customer Management Group Head, or parties duly authorized by them.

I/We hereby confirm that all personal details that I/we have disclosed in the attached Co-Developer’s Information Sheet, hereto referred as Annex “B”, are true and correct, and hereby undertake to advise or notify the Lead Developer in case of any and all changes thereto.

If the foregoing offer is acceptable to you, kindly indicate your conformity in the space provided below. This document shall then serve as my/our Reservation Commitment.

Co-Development Partner’s Signature
(over printed name)

Spouse’s Signature
(over printed name)

With our conformity:

For and in behalf of **CENTURY PROPERTIES, INC. :**

CENTURY COMMUNITIES CORP.

Exclusive Solicitation Managers

By:

JOHN VICTOR R. ANTONIO
COO/Managing Director

FLORIAN S. NUNAG
Customer Management Group Head

Solicitation Manager
(signature over printed name)

Director of Solicitation
(signature over printed name)

Project Director
(signature over printed name)

Contribution Schedule

CO-DEVELOPER'S NAME:		
UNIT NO.	GROSS CONTRIBUTION (P):	PD:
TYPE:	DISCOUNT (%):	DOS
ESTIMATED UNIT AREA (SQ.M.):	NET CONTRIBUTION (P):	SM/QC
NO. OF PARKING SLOT		PS
UNIT CONTRIBUTION (P):		
PARKING CONTRIBUTION (P):		DATE OF RESERVATION CONTRIBUTION:

	% OF TCP	CONTRIBUTION (P)	NO. OF MONTHS	START DATE OF CONTRIBUTION	END DATE OF CONTRIBUTION	CONTRIBUTION PER MONTH (P)
* RESERVATION CONTRIBUTION						
INITIAL CONTRIBUTION						
MONTHLY CONTRIBUTION						
BALLOON CONTRIBUTION						
FINAL CONTRIBUTION						
TOTAL CONTRIBUTION						

** Deduct Reservation Contribution from the Total Initial contribution before dividing TCP into the number of months of the Initial Contribution.*

CONFORME: (CO-DEVELOPER)	APPROVED BY: (CHIEF MARKETING OFFICER – EMIL PEREZ, JR.)	APPROVED BY: (COO/MANAGING DIRECTOR – JVRA)
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1. Notwithstanding the above mentioned contribution schedule, all the balances shall be settled in full upon unit turnover.
2. For accounts computed using an estimated FOREX rate:
 - 2.a. The Philippine Peso price shall be used as basis.
 - 2.b. Any adjustments in the contribution as a result of the estimated FOREX differences shall be reconciled at unit turnover.
3. The Reservation Contribution is non-refundable.
4. Failure to settle the monthly contribution on time shall result to a 3% per month penalty.
5. Co-developer/s agree to issue post-dated checks to cover all contributions for this unit from the downpayment to the last contribution, including the turn over balance.
6. Acceptance of additional payments/deposits is subject to the approval of payment terms by the Lead Developer.

Co-Developer's Information Sheet

Please fill-up all spaces and put N/A to all fields not applicable.

This information sheet is required to be accomplished by the co-developer or, in the case of corporations, any authorized signatory. The information provided will be treated with utmost confidentiality. Information provided will be used to prepare your Co-development Allocation Construction Management Agreement and help us give you prompt and quality service.

Yellow fields are required fields. Kindly accomplish this form completely. Incomplete forms will not be processed.		PROJECT: GRAND SOHO MAKATI		UNIT NO.	
In connection with my/our reservation commitment as co-developer of GSM, I/we would like the co-development with CPI to be registered as follows:		<input type="checkbox"/> Solely in my name		In both my/our names: <input type="checkbox"/> Spouses <input type="checkbox"/> Co-owners	
				In the name of: <input type="checkbox"/> Corporation <input type="checkbox"/> Partnership	
CO-DEVELOPER'S NAME:					SEX:
DATE OF BIRTH:	AGE:	CITIZENSHIP:	CIVIL STATUS:	TIN:	
HOME ADDRESS: USE THIS AS MAILING ADDRESS <input type="checkbox"/>					
STREET		CITY		COUNTRY	
HOME PHONE:		MOBILE PHONE:		PERSONAL EMAIL ADDRESS:	
OCCUPATION: <input type="checkbox"/> EMPLOYED <input type="checkbox"/> ENTREPRENEUR/OWNS A BUSINESS <input type="checkbox"/> WORKS ABROAD					
NAME OF COMPANY:					
INDUSTRY: (Pick from list at the back)		POSITION: (Pick from list at the back)		No. of years with current employer	
OFFICE ADDRESS: USE THIS AS MAILING ADDRESS <input type="checkbox"/>					
STREET		CITY		COUNTRY	
OFFICE PHONE:	FAX NO:	EMAIL ADDRESS:			
<input type="checkbox"/> COMMUNITY TAX CERT. NO. OR <input type="checkbox"/> PASSPORT NO:		ISSUED AT:		DATE ISSUED:	
OTHER BUSINESS AFFILIATIONS:			OTHER BUSINESS AFFILIATIONS:		
BANK REFERENCES (NAME OF BANK):			OTHER BUSINESS AFFILIATIONS:		

SPOUSE'S NAME:					SEX:
DATE OF BIRTH:	AGE:	CITIZENSHIP:	CIVIL STATUS:	TIN:	
OCCUPATION: <input type="checkbox"/> EMPLOYED <input type="checkbox"/> ENTREPRENEUR / OWNS A BUSINESS <input type="checkbox"/> WORKS ABROAD					
NAME OF BUSINESS:					
INDUSTRY: (Pick from list at the back)			POSITION: (Pick from list at the back)		

HOW DID YOU FIND OUT ABOUT OUR PROJECT:			PLEASE SPECIFY: (i.e. which print ad, what magazine, exhibit, name of agent, which website, etc.)		
<input type="checkbox"/> PRINT AD	<input type="checkbox"/> AGENT	<input type="checkbox"/> EXHIBIT	<input type="checkbox"/> BY REFERRAL		
<input type="checkbox"/> INTERNET	<input type="checkbox"/> DIRECT MAIL	<input type="checkbox"/> OTHER/S			
REASONS FOR CO-DEVELOPING: <input type="checkbox"/> PRIMARY RESIDENCE <input type="checkbox"/> INVESTMENT <input type="checkbox"/> SECOND / VACATION HOME <input type="checkbox"/> AS A GIFT <input type="checkbox"/> OTHERS (Please specify)					
TOTAL MONTHLY HOUSEHOLD INCOME (Pesos): <input type="checkbox"/> 120,000 & BELOW <input type="checkbox"/> 121,000 TO 250,000 <input type="checkbox"/> 251,000 TO 375,000 <input type="checkbox"/> 376,000 TO 500,000 <input type="checkbox"/> 501,000 & ABOVE					
I confirm that the information I have given is true and correct.			CO-DEVELOPER'S SIGNATURE:		DATE:

INDUSTRY WHERE YOU WORK

SELECT FROM LIST BELOW:

Accounting
Agriculture
Architecture / Design
Arts / Entertainment
Computers / Software / Technology
Construction
Consulting
Education / Schools / Academia
Energy / Utilities / Fuel / Chemicals
Engineering
Finance / Banking / Brokerage
Government / Diplomatic Services
Health Care / Hospitals
Import / Export / Trade
Information Management / Library
Insurance
Legal
Manufacturing
Marketing / Advertising / Communications / PR
Media / Publishing / Broadcasting
Military
Non-profit / Associations
Pharmaceuticals
Real Estate / Property Management
Recruiting / Staffing / Human Resources
Religious Institutions
Research & Development / Research
Retail
Social Services
Telecommunications
Transportation
Travel / Hospitality / Service
Wholesale
Homemaker
Student
Retired
Others

POSITION

SELECT FROM LIST BELOW:

Accountant / Auditor
Administrative Assistant
Analyst
Artist / Musician / Actor / Entertainer
Architect
Associate
Broker / Trader / Advisor
CEO / President / Chairman
CFO, COO, CTO, CIO, CMO
Clergy
Clerical Worker
Computer Professional
Consultant
Director
Doctor
Educator / Teacher / Professor
Engineer
Entrepreneur
Government Official
Health Care Worker (other than doctor)
Homemaker
Lawyer / Judge
Manager
Military Officer
Partner / Principal / Owner
Researcher
Sales Manager / Account Executive
Skilled Laborer
Scientist
Service Provider
Student
Supervisor
Technician
Vice President / SVP / EVP
Writer / Editor
Retired
Others