



REPUBLIC OF THE PHILIPPINES

Department of Human Settlements and Urban Development

Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran

Region VII

PROVISIONAL
CERTIFICATE OF REGISTRATION
NO. : CR-R07-21-022

BE IT KNOWN :

THAT ALISHIA RESIDENCES (Economic & Socialized Housing)
a project covered by DP No. SA-DB-008-17 dated April 28, 2017
and located at Tominjao, Daanbantayan, Cebu
with an area of 15,493.00 sq.m. is here REGISTERED pursuant to Sec. 16 of BP 220
and its rules and regulations.

That any misrepresentation or material falsehood made in connection with the
application for its registration or the forgery or falsification of any of the supporting
documents thereof and other legal grounds provided by law shall be a valid cause for
revocation of this Registration.

That this Certificate of Registration is NOT an authority to sell any lot/unit in
the above mentioned project.

AND THAT the project owner(s) AR OHA LAND CORPORATION
and the developers (s) AR OHA LAND CORPORATION
take the solidary responsibilities of complying with the law and the rules and regulations
for the issuance of this CERTIFICATE and License to Sell, if any.

IN WITNESS WHEREOF, I have hereunto set my hand and cause the seal the
of the Department to be affixed at Cebu City this 8th
day of March year 2021.

This Certificate of Registration issuance supercedes
Registration of Certificate NO. -07-20-018 dated June 2, 2020
This project has applied for change of Name.

Handwritten signature of Engr. Francis D. Ordeniza

ENGR. FRANCIS D. ORDENIZA
OIC-Regional Director

O.R. Number : 4148182
Date Issued : 2/3/2021
Amount Paid : P1,872.00
TIN (Owner) :
TIN (Developer) :





REPUBLIC OF THE PHILIPPINES

Department of Human Settlements and Urban Development

Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran

Region VII

PROVISIONAL LICENSE TO SELL NO. : LS-R07-21-028

BE IT KNOWN :

This license is issued for the sale of lots / units / lots with units in ALISHIA RESIDENCES (Economic - 182 H&L)

located at TOMINJAO, DAANBANTAYAN, CEBU pursuant to Sec. 17 of BP 220 and its rules and regulations.

The project owner(s), AR OHA LAND CORPORATION, and developer(s), AR OHA LAND CORPORATION, is (are) obliged to comply strictly with the following.

- 1. Complete the project in accordance with the approved development plan therefore not later than July 31, 2020 and advise buyers in writing of such time frame for development;
2. Maintain the common facilities until their turnover is authorized pursuant to PD 1216;
3. Register the instrument relative to any sale with the Register of Deeds, whether or not the price is fully paid within 180 days from execution;
4. Deliver the title free from the liens and encumbrance to fully paid buyers or if mortgaged redeem and deliver the same within six months from fully payment;
5. Secure clearance prior to any mortgage alteration of plans advertisement or change of name ownership;
6. Pay the real estate tax/assessment on the lot/unit until the year the title is transferred to or actual possession/occupation is taken by the Buyer;
7. Refrain from forfeiting payments made by the buyers who suspend amortization after due notice to owner or developer on ground of incomplete development or non-development;
8. Submit a report showing the extent of project development and changes in corporate officer within sixty days after each semester;
9. Sell only at the maximum selling price of P, P 1,700,000.00 (H&L) and P 680,000.00 (Lot Only)
10. Display the registration certificate and this license in a conspicuous place in all offices of the owner and developer;
11. Initiate the organization of home / unit owners;
12. Refrain from levying any fee for alleged community benefit upon the buyers; and
13. Comply with other provisions of the pertinent laws, rules and regulations.

Any misrepresentation or material falsehood made in connection with the application for the Registration and this License to Sell and the supporting documents of application shall be a valid cause for the revocation of this License.

IN WITNESS WHEREOF, I have hereunto set my hand and cause the seal the of the Department to be affixed at Cebu City this 8th day of March year 2021.

\* Additional Conditions

- 1.0 The Buyers of house and lot or lot only or condominium units shall be given the option to avail of a home financing scheme of his/her choice.
2. This License to Sell supercedes L.S. No. 07-20-020 dated June 3, 2020

O.R. Number : 4148182
Date Issued : 2/3/2021
Amount Paid : P1,872.00
TIN (Owner) :
TIN (Developer) :

Handwritten signature of Engr. Francis D. Ordeniza

ENGR. FRANCIS D. ORDENIZA
OIC-Regional Director





Department of Human Settlements and Urban Development

Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran

Region VII

PROVISIONAL

LICENSE TO SELL

NO. : LS-R07-21-029

BE IT KNOWN :

This license is issued for the sale of lots / units / lots with units in

ALISHIA RESIDENCES (Socialized - 35 Lot Only)

located at TOMINJAO, DAANBANTAYAN, CEBU pursuant to Sec. 17 of BP 220 and its rules and regulations.

The project owner(s),

AR OHA LAND CORPORATION

, and developer(s),

AR OHA LAND CORPORATION

, is (are) obliged to comply strictly with the following.

- 1. Complete the project in accordance with the approved development plan therefore not later than July 31, 2020 and advise buyers in writing of such time frame for development;
2. Maintain the common facilities until their turnover is authorized pursuant to PD 1216;
3. Register the instrument relative to any sale with the Register of Deeds, whether or not the price is fully paid within 180 days from execution;
4. Deliver the title free from the liens and encumbrance to fully paid buyers or if mortgaged redeem and deliver the same within six months from fully payment;
5. Secure clearance prior to any mortgage alteration of plans advertisement or change of name ownership;
6. Pay the real estate tax/assessment on the lot/unit until the year the title is transferred to or actual possession/occupation is taken by the Buyer;
7. Refrain from forfeiting payments made by the buyers who suspend amortization after due notice to owner or developer on ground of incomplete development or non-development;
8. Submit a report showing the extent of project development and changes in corporate officer within sixty days after each semester;
9. Sell only at the maximum selling price of P 530,000.00 (H&L) and P 212,000.00 (Lot Only)
10. Display the registration certificate and this license in a conspicuous place in all offices of the owner and developer;
11. Initiate the organization of home / unit owners;
12. Refrain from levying any fee for alleged community benefit upon the buyers; and
13. Comply with other provisions of the pertinent laws, rules and regulations.

Any misrepresentation or material falsehood made in connection with the application for the Registration and this License to Sell and the supporting documents of application shall be a valid cause for the revocation of this License.

IN WITNESS WHEREOF, I have hereunto set my hand and cause the seal the of the Department to be affixed at Cebu City this 8th day of March year 2021.

\* Additional Conditions

- 1.0 The Buyers of house and lot or lot only or condominium units shall be given the option to avail of a home financing scheme of his/her choice.
2. This License to Sell supercedes L.S. No. 07-20-021 dated June 2, 2020

O.R. Number : 4148182
Date Issued : 2/3/2021
Amount Paid : P1,872.00
TIN (Owner) :
TIN (Developer) :

ENGR. FRANCIS D. ORDENIZA
OIC-Regional Director

