

2015012363754

REPUBLIC OF THE PHILIPPINES
DEPARTMENT OF JUSTICE
Land Registration Authority
QUEZON CITY

Registry of Deeds for Province of Bulacan, Meycauayan Branch

Transfer Certificate of Title

OWNER'S DUPLICATE • OWNER'S DUPLICATE • OWNER'S DUPLICATE • OWNER'S DUPLICATE • OWNER'S DUPLICATE

No. 040-2015040863

IT IS HEREBY CERTIFIED that certain land situated in BO. OF SAN JOSE PATAG, MUN. OF STA. MARIA, PROV. OF BULACAN, bounded and described as follows:

A PARCEL OF LAND (LOT 766-A-2 OF THE SUBD. PLAN PSD-03-077975 BEING A PORTION OF LOTS. 766-A, (LRC)PSD-275528, LRC REC. NO.), SITUATED IN THE BO. OF SAN JOSE PATAG, MUN. OF STA. MARIA, PROV. OF BULACAN. BOUNDED ON THE NW., ALONG LINE 1 TO 4 BY LOT 766-C, (LRC)PSD-275528, ON (Continued on next page)

is registered in accordance with the provision of the Property Registration Decree in the name of

Owner: SPS. JULIUS G. CORTEZ & MARICON S. CORTEZ, BOTH OF LEGAL AGE, FILIPINOS

Address: #200 MANGAHAN, STA. MARIA, BULACAN

as owner thereof in fee simple, subject to such of the encumbrances mentioned in Section 44 of said Decree as may be subsisting.

IT IS FURTHER CERTIFIED that said land was originally registered as follows:

Case No.:

Record No.: 8503

Orig. Reg. Date: 10 15 1920

Decree No.: 97408

Original RD : PROVINCE OF BULACAN
(GUGUINTO)

OCT No.: OCT-765

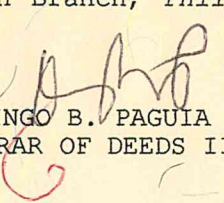
Volume No.: A-7

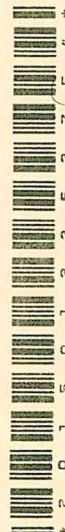
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Original Owner:

This certificate is a transfer from TRANSFER CERTIFICATE OF TITLE T-432139(M) (TOTALLY CANCELLED) by virtue hereof in so far as the above-described land is concerned.

Entered at Province of Bulacan, Meycauayan Branch, Philippines on the 18th day of DECEMBER 2015 at 01:07pm.


DOMINGO B. PAGUIA
REGISTRAR OF DEEDS III

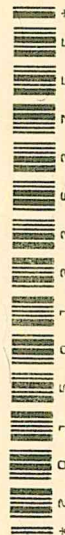


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TECHNICAL DESCRIPTION (Continued from page 1)

THE NE., ALONG LINES 4-5-6 BY LOT 766-A-1, OF THE SUBD. PLAN; ALONG LINE 6-7 BY LOT 770, ON THE SE., ALONG LINE 7 TO 10 BY LOT 765, BOTH OF THE STA. MARIA DE PANDI EST. ALONG LINE 10-11 BY LOT 766-A-3 OF THE SUBD. PLAN; AND ON THE SW., ALONG LINE 11-1 BY LOT 766-B (LRC) PSD-276628, BEGINNING AT A PT. MARKED "1" ON PLAN BEING N. 00 DEG. 02'E., 332.78 M. FROM MON. 6, STA. MARIA DE PANDI EST. THENCE N. 50 DEG. 44'E., 26.17 M. TO PT. 2; THENCE N. 23 DEG. 54'E., 30.72 M. TO PT. 3; THENCE N. 52 DEG. 28'E., 36.48 M. TO PT. 4; THENCE S. 29 DEG. 33'E., 11.52 M. TO PT. 5; THENCE N. 81 DEG. 59'E., 34.21 M. TO PT. 6; THENCE S. 10 DEG. 51'E., 29.42 M. TO PT. 7; THENCE DUE WEST 32.70 M. TO PT. 8; THENCE S. 29 DEG. 09'W., 35.50 M. TO PT. 9; THENCE S. 05 DEG. 39'E., 8.83 M. TO PT. 10; THENCE S. 53 DEG. 31'W., 34.48 M. TO PT. 11; THENCE N. 47 DEG. 44'W., 41.88 M. TO THE PT. OF BEGINNING; CONTAINING AN AREA OF FOUR THOUSAND THREE HUNDRED SIXTY FIVE (4,365) SQ.M. ALL PTS. REF. TO ARE INDICATED ON THE PLAN AND ARE MARKED ON THE GRD. BY PS. CYL. CONC. MONS. BEARINGS TRUE; DATE OF THE ORIG. SURVEY MAY 1906-JUNE 1908 AND THAT OF THE SUBD. SURVEY JAN. 27, 1996 AND WAS APPROVED ON FEB. 15, 1996.



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