

Republic of the Philippines  
DEPARTMENT OF FINANCE  
OFFICE OF THE PROVINCIAL ASSESSOR  
Trece Martires City

CHAPTER III

SCHEDULE OF BASE UNIT MARKET VALUE FOR RESIDENTIAL,  
COMMERCIAL AND INDUSTRIAL LANDS

Section 5. Municipality of ALFONSO

<u>Location, Avenue, Street, etc.</u>	<u>2003 Market Value per sq. m.</u>	<u>2008 Market Value per sq.m.</u>	<u>Sub-Class (Criteria)</u>	<u>Percentage Increase</u>
<u>POBLACION:</u>				
<u>BONIFACIO ST.</u>	P 270.00	P 700.00	C-1	159.26%
<u>LIBERTAD ST.</u>				
From: Real Mabini St. to del Pilar St.	270.00	700.00	C-1	159.26%
Burgos St. to Real Mabini St.	260.00	700.00	C-1	169.23%
<u>ESGUERRA ST.</u>				
From: Mabini St. to Rizal St.	270.00	700.00	C-1	159.26%
Rizal St. to Zamora St.	260.00	650.00	C-2	150.00%
Zamora St. to Del Pilar St.	250.00	550.00	R-1	120.00%
Burgos St. to Mabini St.	250.00	550.00	R-1	120.00%
<u>MABINI ST.</u>				
From: Bonifacio St. to Esguerra St.	270.00	700.00	C-1	159.26%
Alas-as St. to Bonifacio St.	250.00	700.00	C-1	180.00%
Esguerra St. to Rosanes St.	250.00	700.00	C-1	180.00%
Rosanes St. to Aviñante St.	240.00	550.00	R-1	129.17%
<u>ZAMORA ST.</u>				
From: Bonifacio St. to Libertad St.	270.00	700.00	C-1	159.26%
Libertad St. to Esguerra St.	270.00	550.00	R-1	103.70%
Esguerra St. to Rosanes St.	250.00	550.00	R-1	120.00%
Rosanes St. to Cemetery Site	240.00	550.00	R-1	129.17%

<u>Location, Avenue, Street, etc.</u>	<u>2003 Market Value per sq. m.</u>	<u>2008 Market Value per sq.m.</u>	<u>Sub-Class (Criteria)</u>	<u>Percentage Increase</u>
<u>RIZAL ST.</u>				
From: Esguerra St. to Libertad St.	260.00	550.00	R-1	111.54%
Esguerra St. to Rosanes St.	250.00	550.00	R-1	120.00%
Rosanes St. to Aviñante St.	240.00	700.00	C-1	191.67%
Aviñante St. to Aveo St.	240.00	550.00	R-1	129.17%
<u>BURGOS ST.</u>				
From: Mojica St. to Esguerra St.	250.00	550.00	R-1	120.00%
Esguerra St. to Aviñante St.	240.00	550.00	R-1	129.17%
<u>ALAS-AS ST.</u>	250.00	650.00	C-2	160.00%
<u>DEL PILAR ST.</u>	250.00	550.00	R-1	120.00%
<u>MOJICA ST.</u>	250.00	700.00	C-1	180.00%
<u>PALINTA ST.</u>	250.00	650.00	C-2	160.00%
<u>AVIÑANTE ST.</u>	240.00	550.00	R-1	129.17%
<u>ROSANES ST.</u>	240.00	550.00	R-1	129.17%
<u>AVEO ST.</u>	240.00	550.00	R-1	129.17%
<u>MONTENEGRO ST.</u>		550.00	R-1	
<u>SUBDIVISIONS:</u>				
Royale Tagaytay Estates	800.00	2,000.00		150.00%
Garden Hills	1,200.00	2,000.00		66.67%
Pathland	500.00	1,200.00		140.00%
La Praire	700.00	1,200.00		71.43%
Ridgewood (Formerly Aspen Garden	350.00	1,200.00		242.86%
Rodeo Hills	500.00	1,000.00		100.00%
Rodeo Country Side	500.00	800.00		60.00%
Meedfarm Estates Dev. Corp.	300.00	800.00		166.67%

<u>Location, Avenue, Street, etc.</u>	<u>2003 Market Value per sq. m.</u>	<u>2008 Market Value per sq.m.</u>	<u>Sub-Class (Criteria)</u>	<u>Percentage Increase</u>
Archland	200.00	500.00		150.00%
<b><u>NEW SUBDIVISIONS:</u></b>				
Scottdale		1,200.00		
Aurea Village		800.00		
Mountain Parks		300.00		
Don Tim Dev. Corp.		600.00		
LTZ Corporation		800.00		
Villa Veluz		1,200.00		
<b><u>BARANGAYS:</u></b>				
<u>AMUYONG</u>	90.00	250.00		177.78%
<u>BILOG</u>	70.00	230.00		228.57%
<u>BUCK ESTATE</u>	90.00	250.00		177.78%
<u>CAYTITINGA I</u>	75.00	230.00		206.67%
<u>CAYTITINGA II</u>	75.00	230.00		206.67%
<u>CAYTITINGA III</u>	75.00	230.00		206.67%
<u>ESPERANZA IBABA</u>	75.00	230.00		206.67%
<u>ESPERANZA ILAYA</u>	75.00	230.00		206.67%
<u>KAYSUYO</u>	60.00	200.00		233.33%
<u>LUKSUHIN IBABA</u>	100.00	250.00		150.00%
<u>LUKSUHIN ILAYA</u>	100.00	250.00		150.00%
<u>MANGAS I</u>	75.00	250.00		233.33%
<u>MANGAS II</u>	75.00	250.00		233.33%
<u>MARAHAN I</u>	75.00	230.00		206.67%
<u>MARAHAN II</u>	75.00	230.00		206.67%
<u>MATAGBAC I</u>	75.00	230.00		206.67%
<u>MATAGBAC II</u>	75.00	230.00		206.67%

<u>PAJO</u>	75.00	230.00	206.67%
<u>Location, Avenue, Street, etc.</u>	<u>2003 Market Value per sq. m.</u>	<u>2008 Market Value per sq.m.</u>	<u>Sub-Class Percentage Increase (Criteria)</u>
<u>PALUMLUM</u>	60.00	230.00	283.33%
<u>SICAT</u>	80.00	250.00	212.50%
<u>SINALIW MALAKI</u>	70.00	230.00	228.57%
<u>SINALIW MUNTI</u>	70.00	230.00	228.57%
<u>STA. THERESA</u>	70.00	200.00	185.71%
<u>SULSUGIN</u>	70.00	200.00	185.71%
<u>TAYWANAC IBABA</u>	70.00	200.00	185.71%
<u>TAYWANAC ILAYA</u>	70.00	230.00	228.57%
<u>UPLI</u>	90.00	250.00	177.78%
<u>INDUSTRIAL LANDS:</u>			
1st Class	70.00	300.00	328.57%
<b>TOTAL PERCENTAGE INCREASE</b>			<b><u>170.00%</u></b>

**SCHEDULE OF BASE UNIT MARKET VALUES FOR AGRICULTURAL LANDS  
MUNICIPALITY OF ALFONSO**

**A. LANDS**

**CLASS AND BASE UNIT MARKET VALUES  
(Per Hectare)**

PRODUCTIVITY CLASSIFICATION	1st Class	2nd Class	3rd Class
RICE LAND (LOWLAND) IRRIGATED			
RICE LAND (LOWLAND) UNIRR./CORN LAND			
RICE LAND (UPLAND)/CORN LAND	P 120,000.00	P 96,000.00	P 72,000.00
SUGAR LAND	120,000.00	96,000.00	72,000.00
COCONUT/COFFEE/MANGO/BANANA/ORCHARD	120,000.00	96,000.00	72,000.00
FISHPOND/SALT LAND			
BAMBOO LAND			
PASTURE LAND			

**B. IMPROVEMENTS (PRODUCTIVE)**

COCONUT(per tree)	P 200.00	P 150.00	P 100.00
COFFEE (per tree)	120.00	100.00	80.00
MANGO (per tree)	800.00	750.00	600.00
BANANA (per group)	140.00	100.00	80.00
BAMBOO (per clamp)	230.00	200.00	175.00
SALT BED (per bed)	1,500.00	1,200.00	900.00

ANONAS (per tree) .....	P 80.00
ATIMOYA (per tree) .....	80.00
AVOCADO (per tree) .....	150.00
BALIMBING (per tree) .....	75.00
BREAD FRUIT (RIMAS) (per tree) .....	150.00
CACAO (per tree) .....	90.00
CALAMANSI/LEMON (per tree) .....	100.00
CALAMIAS (per tree) .....	70.00
CASHEW (per tree) .....	90.00
CHICO (per tree) .....	150.00
DUHAT (per tree) .....	100.00
GALO (per tree) .....	50.00
GUAVA (per tree) .....	50.00
JACKFRUIT (LANGKA) (per tree) .....	200.00
LANZONES (per tree) .....	400.00
LUMABANG (per tree) .....	80.00
MABOLO (per tree) .....	120.00
MAKOPA (per tree) .....	90.00
ORANGE/MANDARIN/SANTONES (per tree) .....	120.00
PAMINTA (per tree) .....	50.00
PAPAYA (per tree) .....	80.00
PINEAPPLE (per tree) .....	8.00
PUMELO (per tree) .....	100.00
RAMBUTAN (per tree) .....	150.00
SANTOL (per tree) .....	180.00
SINEGUELAS (per tree) .....	90.00
SOUR SOP (per tree) .....	100.00
STAR APPLE (CAIMITO) (per tree) .....	100.00
SWEET SOP (ATIS) (per tree) .....	70.00
TAMARIND (SAMPALOK) (per tree) .....	100.00
TIESA (per tree) .....	80.00