

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

**SCHEDULE OF BASE UNIT MARKET VALUES FOR RESIDENTIAL,
 COMMERCIAL AND INDUSTRIAL LANDS.**

Section 22.

Municipality of **SILANG**

| <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>BARANGAY I</u> | | | | |
| V. Toledo St. | P 1,700.00 1,000.00 | P 2,500.00 1,500.00 1,200.00 | C-1 R-1 R-2 | 47.06% 50.00% |
| J. Rizal St. | 1,700.00 1,000.00 | 2,500.00 1,500.00 1,200.00 | C-1 R-1 R-2 | 47.06% 50.00% |
| M.H. Del Pilar St. | 1,500.00 1,000.00 | 2,200.00 1,500.00 1,200.00 | C-2 R-1 R-2 | 46.67% 50.00% |
| E. Gonzales St. | 1,000.00 | 1,500.00 1,200.00 | R-1 R-2 | 50.00% |
| E. Montoya St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| <u>BARANGAY II</u> | | | | |
| J. Rizal St. | 1,700.00 1,000.00 | 2,500.00 1,500.00 1,200.00 | C-1 R-1 R-2 | 47.06% 50.00% |
| M. Kiamzon St. | 1,700.00 1,000.00 | 2,500.00 1,500.00 1,200.00 | C-1 R-1 R-2 | 47.06% 50.00% |
| Madlangsakay St. | 1,000.00 | 1,500.00 1,200.00 | R-1 R-2 | 50.00% |
| Dr. B. Reyes St. | 1,000.00 | 1,500.00 1,200.00 | R-1 R-2 | 50.00% |

| <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>BARANGAY III</u> | | | | |
| J. Rizal St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| M. Kiamzon St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | | | |
| V. Toledo St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | | | |
| M. Belen St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| M.H. Del Pilar St. | 1,500.00 | 2,200.00 | C-2 | 46.67% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| E. Gonzales St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| <u>BARANGAY IV</u> | | | | |
| P. Montoya St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| V. Toledo St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| M. Belen St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| M. Kiamzon St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| E. Gonzales St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| <u>BARANGAY V</u> | | | | |
| J. Rizal St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |

| <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> |
|---------------------------------------|-------------------------------------|------------------------------------|-----------------------------|----------------------------|
| M.H. Del Pilar | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| P. Montoya St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| Mary-Ann Village | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| <u>SABUTAN</u> | | | | |
| J. Rizal St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| <u>SAN MIGUEL</u> | | | | |
| P. Montoya St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| V. Toledo St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| Villanueva St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| E. Montoya St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| <u>SAN VICENTE I</u> | | | | |
| J. Rizal St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | R-2 | |
| M.H. Del Pilar St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| E. Gonzales St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| E. Montoya St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| H. Ame St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| J. Sangria St. | 650.00 | 980.00 | R-2 | 50.77% |
| <u>SAN VICENTE II</u> | | | | |
| P. Montoya St. | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| P. Villanueva St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| E. Gonzales St. | 800.00 | 1,200.00 | R-2 | 50.00% |

| <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> |
|---------------------------------------|-------------------------------------|------------------------------------|-----------------------------|----------------------------|
| E. Montoya St. | 800.00 | 1,200.00 | R-2 | 50.00% |
| H. Ame St. | 650.00 | 980.00 | R-3 | 50.77% |
| J. Sangria St. | 650.00 | 980.00 | R-3 | 50.77% |
| <u>TUBUAN</u> | | | | |
| J. Rizal St. | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| | 1,000.00 | 1,500.00 | R-1 | 50.00% |
| | | 1,200.00 | | |
| P. Montoya St. | 1,000.00 | 1,500.00 | R-2 | 50.00% |
| Capt. Pepe St. | 1,000.00 | 1,500.00 | R-2 | 50.00% |
| <u>BARRIOS:</u> | | | | |
| <u>ACASIA</u> | 250.00 | 420.00 | | 68.00% |
| <u>ADLAS</u> | 240.00 | 410.00 | | 70.83% |
| <u>ANAHAW</u> | 250.00 | 420.00 | | 68.00% |
| <u>BALITE I</u> | 240.00 | 410.00 | | 70.83% |
| <u>BALITE II</u> | 240.00 | 410.00 | | 70.83% |
| <u>BALUBAD</u> | 240.00 | 410.00 | | 70.83% |
| (Antonio Galang Subd.) | | 500.00 | | |
| DAPC I | | 410.00 | | |
| <u>BANABA</u> | | 420.00 | | |
| <u>BATAS</u> | 220.00 | 380.00 | | 72.73% |
| <u>BIGA</u> | 250.00 | 500.00 | | 100.00% |
| Le Milla Subd. | | 1,890.00 | | |
| Emilia Village Subd. | 1,050.00 | 1,680.00 | | 60.00% |
| Springville Subd. | 450.00 | 720.00 | | 60.00% |
| <u>BIGA II</u> | 250.00 | 500.00 | | 100.00% |
| <u>BILUSO</u> | 240.00 | 410.00 | | 70.83% |
| Riviera Golf and Country Club | 1,050.00 | 2,500.00 | | 138.10% |

| <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> |
|---|-------------------------------------|------------------------------------|-----------------------------|----------------------------|
| Moldex Realty Subd. | 1,050.00 | 2,500.00 | | 138.10% |
| <u>BUCAL</u> | 240.00 | 410.00 | | 70.83% |
| <u>BUHO</u> | 270.00 | 450.00 | | 66.67% |
| <u>BULIHAN</u> | 270.00 | 450.00 | | 66.67% |
| Gainsville Subd. | 310.00 | 500.00 | | 61.29% |
| Franceville Subd. | 310.00 | 500.00 | | 61.29% |
| Greenway Business Park (Industrial) | Industrial | | | |
| <u>CABANGAAN</u> | 210.00 | 360.00 | | 71.43% |
| <u>CARMEN</u> | 210.00 | 410.00 | | 95.24% |
| Wedgewood Subd. | 450.00 | 3,500.00 | | 677.78% |
| Westgrove Subd. | 450.00 | 3,500.00 | | 677.78% |
| <u>HOYO</u> | | 360.00 | | |
| <u>HUKAY</u> | 210.00 | 360.00 | | 71.43% |
| <u>IBA</u> | 240.00 | 410.00 | | 70.83% |
| <u>INCHICAN</u> | 210.00 | 410.00 | | 95.24% |
| South Forbes City | 450.00 | 3,500.00 | | 677.78% |
| Wedgewood Subd. | 450.00 | 3,500.00 | | 677.78% |
| Westgrove Subd. | 450.00 | 3,500.00 | | 677.78% |
| <u>IPIL I & II</u> | 250.00 | 420.00 | | 68.00% |
| <u>KALUBCOB</u> | 240.00 | 410.00 | | 70.83% |
| RCD Royale Homes | | 500.00 | | |
| <u>KAONG</u> (KOOG Phil. Properties Subd.) | 210.00 | 410.00 | | 95.24% |
| <u>LALAAAN I</u> | 270.00 | 450.00 | | 66.67% |
| Concepcion Leyco Subd. | 550.00 | 1,890.00 | | 243.64% |

| <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> |
|---------------------------------------|-------------------------------------|------------------------------------|-----------------------------|----------------------------|
| Sarreal Subd. | 1,050.00 | 1,890.00 | | 80.00% |
| <u>LALAN II</u> | 270.00 | 450.00 | | 66.67% |
| Don Tim Subd. | 1,050.00 | 2,500.00 | | 138.10% |
| Villa Norisa | | 2,500.00 | | |
| <u>LITLIT</u> | 240.00 | 410.00 | | 70.83% |
| <u>LUKSUHIN</u> | 240.00 | 410.00 | | 70.83% |
| Josephine Subd. | 210.00 | 720.00 | | 242.86% |
| Riviera Golf and Country Club | 1,050.00 | 2,500.00 | | 138.10% |
| <u>LUMIL</u> | 250.00 | 450.00 | | 80.00% |
| <u>MAGUYAM</u> | 240.00 | 450.00 | | 87.50% |
| Landimex Homes | 400.00 | 700.00 | | 75.00% |
| Sterling Techno Park | Industrial | | | |
| DAIICHI Properties Dev. Corp. | Industrial | | | |
| Meridian Industrial Park | Industrial | | | |
| Cavite Light Industrial Park | Industrial | | | |
| <u>MALABAG I</u> | 240.00 | 410.00 | | 70.83% |
| Southwind Subd. | | 1000.00 | | |
| <u>MALABAG(TOLEDO)</u> | 240.00 | 410.00 | | 70.83% |
| <u>MALAKING TATYAO</u> | | 410.00 | | |
| <u>MATAAS NA BUROL</u> | 240.00 | 410.00 | | 70.83% |
| <u>MUNTING ILOG</u> | 240.00 | 410.00 | | 70.83% |
| <u>NARRA I, II, III</u> | 250.00 | 420.00 | | 68.00% |
| <u>PALIGAWAN</u> | 210.00 | 410.00 | | 95.24% |
| <u>PASONG LANGKA</u> | 270.00 | 450.00 | | 66.67% |
| <u>POOK I, II</u> | 240.00 | 410.00 | | 70.83% |

| <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>PULONG BUNGA</u> | 240.00 | 410.00 | | 70.83% |
| Green Farm Royale | 300.00 | 500.00 | | 66.67% |
| <u>PULONG SAGING</u> | 210.00 | 410.00 | | 95.24% |
| <u>PUTTING KAHOY</u> | 240.00 | 450.00 | | 87.50% |
| PUC Subd. | 450.00 | 700.00 | | 55.56% |
| <u>SABUTAN</u> | 240.00 | 450.00 | | 87.50% |
| First Woodvine | | 2,000.00 | | |
| St. Martin Subd. | 1,050.00 | 1,890.00 | | 80.00% |
| Gaudence Hills | | 1,890.00 | | |
| Sikapville Subd. | | 600.00 | | |
| <u>SAN MIGUEL I</u> | 270.00 | 450.00 | | 66.67% |
| <u>SAN MIGUEL II</u> | 270.00 | 450.00 | | 66.67% |
| RSBS | 1,050.00 | 2,500.00 | | 138.10% |
| <u>SAN VICENTE I, II</u> | 270.00 | 450.00 | | 66.67% |
| Dra. Estrella Subd. | 600.00 | 900.00 | | 50.00% |
| <u>SANTOL</u> | 240.00 | 410.00 | | 70.83% |
| <u>TARTARIA</u> | 270.00 | 450.00 | | 66.67% |
| Imperial Homes | 310.00 | 500.00 | | 61.29% |
| Tagaytay Miridian | 310.00 | 500.00 | | 61.29% |
| Buklod Bahayan | 310.00 | 500.00 | | 61.29% |
| <u>TATIAO</u> | | 410.00 | | |
| <u>TIBIG</u> | 210.00 | 410.00 | | 95.24% |
| Westgrove Subd. | 450.00 | 3,500.00 | | 677.78% |
| <u>TUBUAN I, II, III</u> | 250.00 | 450.00 | | 80.00% |
| Gabriela Hills Subd. | 680.00 | 1680.00 | | 147.06% |
| Ginga Homes | 700.00 | 1,680.00 | | 140.00% |

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|---------------------------------------|-------------------------------------|------------------------------------|-----------------------------|-----------------------------|
| Eugenia Heights | 700.00 | 1,680.00 | | 140.00% |
| Caparas Subd. | | 1,500.00 | | |
| Asuncion Subd. | | 1,500.00 | | |
| <u>ULAT</u> | 230.00 | 410.00 | | 78.26% |
| (Tagaytay farm Hill Subd.) | | 3500.00 | | |
| <u>YAKAL</u> | 250.00 | 420.00 | | 68.00% |
| <u>INDUSTRIAL LANDS:</u> | | | | |
| First Class | 300.00 | 600.00 | | 100.00% |
| Second Class | 200.00 | 400.00 | | 100.00% |
| Commercial Land: | | | | |
| along nat'l. Road | 1,700.00 | 2,500.00 | C-1 | 47.06% |
| along other roads | 1,500.00 | 2,200.00 | C-2 | 46.67% |
| TOTAL PERCENTAGE INCREASE | | | | <u><u>93.29%</u></u> |

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

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 |