

AN ORDINANCE AUTHORIZING HIS HONOR, THE CITY MAYOR, TO ACQUIRE, EITHER BY EXPROPRIATION, PURCHASE OR BY OTHER LEGAL MEANS OF THOSE CERTAIN PARCELS OF LAND SITUATED IN THE FOURTH DISTRICT OF MANILA, REGISTERED IN ACCORDANCE WITH THE PROVISIONS OF THE LAND REGISTRATION ACT, IN THE NAME OF *BENITO PRIETO AND SONS, INC.*, COVERED BY *TRANSFER CERTIFICATE OF TITLE NO. 83050*, CONSISTING OF PARCELS OF LOTS, ALL SITUATED IN BLOCK NO. 8 AND PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT: LOT 18 (202.30 SQUARE METERS), LOT 20 (848.60 SQUARE METERS), LOT 21 (377.20 SQUARE METERS), LOT 25 (288.70 SQUARE METERS), LOT 26 (253.60 SQUARE METERS), LOT 27 (262.00 SQUARE METERS), LOT 28 (176.30 SQUARE METERS), LOT 29 (227.20 SQUARE METERS), LOT 30 (149.30 SQUARE METERS), LOT 31 (201.00 SQUARE METERS), LOT 32 (175.40 SQUARE METERS), LOT 33 (535.10 SQUARE METERS), LOT 34 (357.70 SQUARE METERS), LOT 35 (158.50 SQUARE METERS), LOT 36 (124.30 SQUARE METERS), LOT 37 (138.30 SQUARE METERS), LOT 38 (185.10 SQUARE METERS), LOT 39 (197.40 SQUARE METERS), LOT 40 (251.60 SQUARE METERS), LOT 41 (195.80 SQUARE METERS), LOT 42 (179.90 SQUARE METERS), LOT 43 (179.10 SQUARE METERS), LOT 44 (218.10 SQUARE METERS), LOT 45 (174.40 SQUARE METERS), LOT 46 (409.80 SQUARE METERS), LOT 47 (246.90 SQUARE METERS), CONTAINING A TOTAL AREA OF SIX THOUSAND SEVEN HUNDRED THIRTEEN SQUARE METERS AND SIXTY DECIMETERS (6,713.60 SQUARE METERS), MORE OR LESS; AND PARCELS OF LAND SITUATED IN THE FOURTH DISTRICT OF MANILA, REGISTERED IN ACCORDANCE WITH THE PROVISIONS OF THE LAND REGISTRATION ACT, IN THE NAME OF THE *TEROCEL REALTY, INC.*, COVERED BY *TRANSFER CERTIFICATE OF TITLE NO. 245048*, PARTICULARLY DESCRIBED AS LOT NO. 19-B, PSD-00-053103 (28.40 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245049* PARTICULARLY DESCRIBED AS LOT NO. 19-C, PSD-00-053103 (27.50 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245050* PARTICULARLY DESCRIBED AS LOT NO. 19-D, PSD-00-053103 (45.80 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245051*, PARTICULARLY DESCRIBED AS LOT NO. 19-E, PSD-00-053103 (30.70 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245052* PARTICULARLY DESCRIBED AS LOT NO. 19-F, PSD-00-053103 (28.20 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245053* PARTICULARLY DESCRIBED AS LOT NO. 19-G, PSD-00-053103 (52.70 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 90874* PARTICULARLY DESCRIBED AS LOT NO. 22, BLOCK NO. 8, (225.50 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 90876*, PARTICULARLY DESCRIBED AS LOT NO. 24, BLOCK NO. 8 (225.50 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245134*, PARTICULARLY DESCRIBED AS LOT NO. 80-B, PSD-00-053104 (43.00 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245135*, PARTICULARLY DESCRIBED AS LOT NO. 80-C, PSD-00-053104 (46.70 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245136* PARTICULARLY DESCRIBED AS LOT NO. 80-D, PSD-00-053104 (86.00 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245137*, PARTICULARLY DESCRIBED AS LOT NO. 80-E, PSD-00-053104 (97.60 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245138*, PARTICULARLY DESCRIBED AS LOT NO. 80-F, PSD-00-053104 (21.00 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245139*, PARTICULARLY DESCRIBED AS LOT NO. 80-G, PSD-00-053104 (326.50 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245140*, PARTICULARLY DESCRIBED AS LOT NO. 80-H, PSD-00-053104 (12.80 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245141*, PARTICULARLY DESCRIBED AS LOT NO. 80-I, PSD-00-053104 (22.60 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 245142*, PARTICULARLY DESCRIBED AS LOT NO. 80-J, PSD-00-053104 (57.00 SQUARE METERS), AND *TRANSFER CERTIFICATE*

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OF TITLE NO. 245143, PARTICULARLY DESCRIBED AS LOT NO. 80-K, PSD-00-053104 (62.00 SQUARE METERS), CONTAINING A TOTAL AREA OF ONE THOUSAND FOUR HUNDRED TWENTY THREE SQUARE METERS AND TEN DECIMETERS (1,423.10 SQUARE METERS), MORE OR LESS; AND CERTAIN PARCELS OF LAND SITUATED IN THE FOURTH DISTRICT OF MANILA, REGISTERED IN ACCORDANCE WITH THE PROVISIONS OF THE LAND REGISTRATION ACT, IN THE NAME OF *RAILCO INVESTMENT, INC., (AGUS DEVELOPMENT CORPORATION)* COVERED BY *TRANSFER CERTIFICATE OF TITLE NO. 253918* PARTICULARLY DESCRIBED AS LOT NO. 18, PSD 157, BLOCK NO. 15 (203.30 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253919*, PARTICULARLY DESCRIBED AS LOT NO. 19, PSD 157, BLOCK NO. 15 (279.80 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253920*, PARTICULARLY DESCRIBED AS LOT NO. 23, PSD 157, BLOCK NO. 15 (302.00 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253921*, PARTICULARLY DESCRIBED AS LOT NO. 24, PSD 157, BLOCK NO. 15 (111.80 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253923*, PARTICULARLY DESCRIBED AS LOT NO. 26, PSD 157, BLOCK NO. 15 (204.20 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253924*, PARTICULARLY DESCRIBED AS LOT NO. 27, PSD 157, BLOCK NO. 15 (213.40 SQUARE METERS), *TRANSFER CERTIFICATE OF TITLE NO. 253925*, PARTICULARLY DESCRIBED AS LOT NO. 29, PSD 157, BLOCK NO. 15 (226.60 SQUARE METERS), CONTAINING A TOTAL AREA OF ONE THOUSAND FIVE HUNDRED FORTY ONE SQUARE METERS AND TEN DECIMETERS (1,541.10 SQUARE METERS), MORE OR LESS, OR AN AGGREGATE TOTAL AREA OF NINE THOUSAND SIX HUNDRED SEVENTY SEVEN SQUARE METERS AND EIGHTY DECIMETERS (9,677.80 SQUARE METERS), MORE OR LESS, FOR RESALE AT COST OR ON INSTALLMENT BASIS FOR A PERIOD NOT EXCEEDING TWENTY (20) YEARS TO QUALIFIED AND BONA FIDE TENANTS, RESIDENTS OR OCCUPANTS THEREAT, PURSUANT TO THE LAND-FOR-THE-LANDLESS PROGRAM OF THE CITY GOVERNMENT, APPROPRIATING THE NECESSARY FUNDS THEREFOR; AND FOR OTHER PURPOSES.

Be it ordained by the City Council of Manila, THAT:

SECTION 1. His Honor, the Mayor, is hereby authorized to acquire either by expropriation, purchase or by any other legal means of those certain parcels of land situated in the Fourth District of Manila, registered in accordance with the provisions of the Land Registration Act, particularly described as follows, to wit:

OWNER	TCT NO.	LOT NO.	BLOCK NO.	PSD NO.	AREA (SQ. M.)
Benito Prieto	83050	18	8	157	202.30
and Sons, Inc.	83050	20	8	157	848.60
	83050	21	8	157	377.20
	83050	25	8	157	288.70
	83050	26	8	157	253.60
	83050	27	8	157	262.00
	83050	28	8	157	176.30
	83050	29	8	157	227.20
	83050	30	8	157	149.30
	83050	31	8	157	201.00
	83050	32	8	157	175.40
	83050	33	8	157	535.10
	83050	34	8	157	357.70
	83050	35	8	157	158.50
	83050	36	8	157	124.30
	83050	37	8	157	138.30
	83050	38	8	157	185.10

OWNER	TCT NO.	LOT NO.	BLOCK NO.	PSD NO.	AREA (SQ. M.)
	83050	39	8	157	197.40
	83050	40	8	157	251.60
	83050	41	8	157	195.80
	83050	42	8	157	179.90
	83050	43	8	157	179.10
	83050	44	8	157	218.10
	83050	45	8	157	174.40
	83050	46	8	157	409.80
	83050	47	8	157	246.90
TOTAL					6,713.60 sq. m.
Terocel Realty, Inc.	245048	19-B	-	00-053103	28.40
	245049	19-C	-	00-053103	27.50
	245050	19-D	-	00-053103	45.80
	245051	19-E	-	00-053103	30.70
	245052	19-F	-	00-053103	28.20
	245053	19-G	-	00-053103	52.70
	90874	22	8	-	209.10
	90876	24	8	-	225.50
	245134	80-B	-	00-053104	43.00
	245135	80-C	-	00-053104	46.70
	245136	80-D	-	00-053104	86.00
	245137	80-E	-	00-053104	97.60
	245138	80-F	-	00-053104	21.00
	245139	80-G	-	00-053104	326.50
	245140	80-H	-	00-053104	12.80
	245141	80-I	-	00-053104	22.60
	245142	80-J	-	00-053104	57.00
	245143	80-K	-	00-053104	62.00
TOTAL					1,423.10 sq. m.
Railco Investment, Inc. (Agus Dev't Corp.)	253918	18	15	157	203.30
	253919	19	15	157	279.80
	253920	23	15	157	302.00
	253921	24	15	157	111.80
	253923	26	15	157	204.20
	253924	27	15	157	213.40
	253925	29	15	157	226.60
TOTAL					1,541.10 sq. m.

with aggregate total area of **NINE THOUSAND SIX HUNDRED SEVENTY SEVEN SQUARE METERS AND EIGHTY DECIMETERS (9,677.80 SQUARE METERS)**, more or less, for resale at cost or on installment basis for a period not exceeding Twenty (20) years to qualified and bona fide tenants, residents or occupants thereat, pursuant to the Land-for-the-Landless Program of the City Government.

SEC. 2. An amount equivalent to the zonal valuation of the property is hereby appropriated, subject to the availability of funds as certified to by the City Treasurer: *PROVIDED, HOWEVER, That* the amount equivalent to the Fifteen Percent (15%) of the zonal valuation of the property shall be set aside from the appropriation provided in the Executive Budget allocated for the Land-for-the-Landless Program of the City of Manila.

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SEC. 3. The Housing and Urban Development Board with the assistance of the Urban Settlements Office and in coordination with the United Residents of Barangay 409, Inc., District IV, Manila shall take charge of the distribution/award/sale of the above properties to qualified actual and bona fide tenants/occupants thereat, immediately following the acquisition thereof, subject to established policies and guidelines on the matter.


SEC. 4. Effectivity Clause. – This Ordinance shall take effect upon its approval.

Enacted by the City Council of Manila at its regular session today, April 6, 2004.


Approved by His Honor, the Mayor on, *July 19, 2004.*

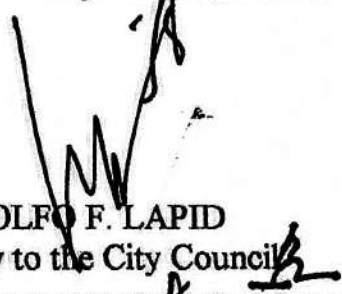
APPROVED:


JOSE L. ATIENZA, JR.
Mayor
City of Manila


JOCELYN B. DAWIS-ASUNCION
Acting Presiding Officer
City Council, Manila

ATTESTED:


EMMANUEL R. SISON
Secretary to the Mayor


RODOLFO F. LAPID
Secretary to the City Council

PRINCIPAL AUTHOR: HON. EDUARDO P. QUINTOS XIV

CO-AUTHORS: Hon. Don. Ramon A. Bagatsing, Hon. Ma. Theresa B. Bonoan-David, Hon. Edward V.P. Maceda, Hon. Victoriano A. Melendez, Hon. Amalia A. Tolentino and HON. MARLON M. LACSON, Majority Floor Leader.

ILT:mqm/rmd/jlc