Republic of the Philippines
PROVINCE OF NUEVA ECIJA
Provincial Capitol Bldg.
Brgy. Singalat, City of Palayan
Tel. No.: (044) 940-7793

OFFICE OF THE SANGGUNIANG PANLALAWIGAN

EXCERPT FROM THE MINUTES OF 23rd REGULAR SESSION OF THE SANGGUNIANG PANLALAWIGAN OF NUEVA ECIJA HELD AT SESSION HALL OF THE SANGGUNIANG PANLALAWIGAN, PROVINCIAL CAPITOL BUILDING, BARANGAY SINGALAT, PALAYAN CITY.

SEPTEMBER 19, 2017

Present:

BM ROMMEL C. PADILLA	- Member (T.P.O.)
BM RAFAEL ANDREW R. VILLANUEVA	- Member
BM FROILAN C. NAGAÑO, JR.	- Member
BM EDGARDO F. AGLIAM	- Member
BM MARIO C. ORTIZ	- Member
BM EDWARD THOMAS F. JOSON	- Member
BM NAPOLEON P. INTERIOR, JR.	- Member
BM BELINDA E. PALILIO	- Member
BM JOHN CARLO A. PATIAG	- Member
BM JO-MARIO ANGELO E. MATIAS	- Member
BM ANDREW N. BISCALOG	- Member (IPMR)

On Leave:

VICE GOVERNOR JOSE GAY G. PADIERNOS	- Vice Governor

On Official Business:

BM PETER MARCUS A. MATIAS	- Member (President-PCL)
BM EDMUND R. ABESAMIS	- Member (President-Liga ng mga Barangay)

RESOLUTION NO. 387-S-2017

WHEREAS, Section 219 of the Local Government Code of 1991 provides that the Provincial Assessor shall undertake a general revision of real property assessments within two (2) years after the effectivity of this Code and every three (3) years thereafter;

WHEREAS, six (6) years had already passed, however, since the Province of Nueva Ecija had undertaken its last general revision of real property assessments thru Resolution No. 161-s-2011 (Provincial Ordinance No. 01-s-2011) passed by the Sangguniang Panlalawigan in 2011;

WHEREAS, the Provincial Assessor's Office has recommended a new schedule for the 2017 General Revision of Real Property Assessment and Classification for the Province of Nueva Ecija;

WHEREAS, the 2017 General Revision will project an increase in assessed valuation of real properties in the Province of Nueva Ecija in addition to their current assessed valuation;

WHEREAS, the 2017 General Revision will eventually enhance the tax collection performance of the Province which will enable it to undertake development programs that will redound to the general welfare of the people;

NOW THEREFORE, upon suspension of rules and on motion of Board Member Edward Thomas F. Joson, duly seconded by Board Members Jo-Mario Angelo E. Matias and Mario C. Ortiz;

BE IT RESOLVED AS IT IS HEREBY RESOLVED, by the Sangguniang Panlalawigan in session assembled, to approve the following ordinance, as follows:

PROVINCIAL ORDINANCE NO. 04-s-2017

AN ORDINANCE IMPLEMENTING THE SCHEDULE OF BASE UNIT MARKET VALUES FOR GENERAL REVISION OF REAL PROPERTY ASSESSMENT IN THE PROVINCE OF NUEVA ECIJA.

SECTION I. The New Rate of Schedule of Base Unit Market Values for different classes of real property in the Province of Nueva Ecija, submitted by the Provincial Assessor's Office is hereby implemented as follows:

SCHEDULE OF BASE UNIT MARKET VALUES FOR AGRICULTURAL LANDS
2017 General Revision

	PRODUCTIVITY CLASS (Base Unit Value per Hectare)		
KIND OF LAND	**1st Class**	**2nd Class**	**3rd Class**
Rice Lands (Lowland) with Natural Irrigation Facilities	P723,090.00	₱633,790.00	₱544,500.00
2011 Market Value per hectare	*(₱ 429,280.00)*	*(₱376,270.00)*	*(₱323,250.00)*
Rice Lands (Lowland) with Artificial Irrigation Facilities	448,600.00	375,600.00	302,630.00
2011 Market Value per hectare	*(247,020.00)*	*(206,830.00)*	*(166,640.00)*
Rice Lands (Lowland) without Irrigation Facilities	381,940.00	318,280.00	271,990.00
2011 Market Value per hectare	*(202,000.00)*	*(168,330.00)*	*(140,790.00)*
Other Rice Lands (upland) "Parang" Lands Lowland susceptible to flood	212,690.00	207,860.00	-
2011 Market Value per hectare	*(116,180.00)*	*(110,900.00)*	
Agro-Industrial Land	723,090.00	-	-
2011 Market Value per hectare	*(330,280.00)*		
Sugar Land	154,710.00	136,320.00	118,060.00
2011 Market Value per hectare	*(95,190.00)*	*(85,290.00)*	*(76,340.00)*
Corn Land/Vegetable Land	401,040.00	320,830.00	249,540.00
2011 Market Value per hectare	*(133,040.00)*	*(106,430.00)*	*(79,820.00)*
Mineral Land	382,510.00	-	-
2011 Market Value per hectare	*(253,240.00)*		
Tobacco Land	88,420.00	-	-
2011 Market Value per hectare	*(70,730.00)*	*(61,810.00)*	*(52,890.00)*

Onion Land *2011 Market Value per hectare*	564,860.00 *(153,480.00)*	471,340.00 *(128,070.00)*	378,550.00 *(102,660.00)*
Fish Pond *2011 Market Value per hectare*	401,270.00 *(218,920.00)*	320,960.00 *(175,140.00)*	240,720.00 *(131,360.00)*
Betel Land *2011 Market Value per hectare*	184,840.00 *(68,960.00)*	-	-
Orchard *2011 Market Value per hectare*	288,070.00 *(115,080.00)*	-	-
Pasture Land *2011 Market Value per hectare*	133,580.00 *(73,760.00)*	-	-
Coconut Land *2011 Market Value per hectare*	160,340.00 *(78,960.00)*		
Timberland *Market Value per hectare*	421,250.00	-	-

SECTION II. PRODUCTIVITY CLASSIFICATION

RICE LANDS (LOWLAND) WITH NATURAL IRRIGATION FACILITIES:

1st Class – Lands capable of producing annually for each hectare more than 165 cavans of palay.
2nd Class – Lands capable of producing annually for each hectare from 126 to 165 cavans of palay.
3rd Class – Lands capable of producing annually for each hectare not more than 125 cavans of palay.

In cases where production is in excess of 200 cavans, the land must be considered as a "Special Class" and appraised by adding P55.00 for every one additional cavan to the base value fixed above per hectare.

RICE LANDS (LOWLAND) WITH ARTIFICIAL IRRIGATION FACILITIES:

1st Class – Lands capable of producing annually for each hectare more than 125 cavans of palay.
2nd Class – Lands capable of producing annually for each hectare from 86 to 125 cavans of palay.
3rd Class – Lands capable of producing annually for each hectare not more than 85 cavans of palay.

In cases where production is in excess of 150 cavans, the land must be considered as a "Special Class" and appraised by adding P55.00 for every one additional cavan to the base value fixed above per hectare.

RICE LANDS (LOWLAND) WITHOUT IRRIGATION FACILITIES:

1st Class – Lands capable of producing annually for each hectare more than 65 cavans of palay.
2nd Class – Lands capable of producing annually for each hectare from 47 to 63 cavans of palay.
3rd Class – Lands capable of producing annually for each hectare not more than 47 cavans of palay.

In cases where production is in excess of 80 cavans, the land must be considered as a "Special Class" and appraised by adding P55.00 for every one additional cavan to the base value fixed above per hectare.

OTHER RICE LANDS (UPLANDS "PARANG" LANDS AND LOWLANDS SUSCEPTIBLE TO FLOODS:

1st Class – Lands capable of producing annually for each hectare more than 43 cavans of palay.
2nd Class – Lands capable of producing annually for each hectare not more than 43 cavans of palay.

AGRO-INDUSTRIAL LAND

To be classified on the basis of number of livestock/head per hectare annually:

Hog	-	2,500 heads per hectare
Chicken	-	30,000 heads per hectare
Ducks	-	20,000 heads per hectare
Goat	-	60 heads per hectare
Sheep	-	30 heads per hectare
Cattle	-	10 heads per hectare
Carabao	-	10 heads per hectare

SUGAR LANDS

1st Class – Lands capable of producing annually for each hectare more than 100 piculs of sugar.
2nd Class – Lands capable of producing annually for each hectare from 81 to 100 piculs of sugar.
3rd Class – Lands capable of producing annually for each hectare not more than 81 piculs of sugar.

CORN LANDS

1st Class – Lands capable of producing annually for each hectare more than 44 cavans of corn.
2nd Class – Lands capable of producing annually for each hectare from 28 to 44 cavans of corn.
3rd Class – Lands capable of producing annually for each hectare not more than 28 cavans of corn.

MINERAL LAND

Land capable of producing marble rock, feldspar, white clay, red clay and quarry land.

TOBACCO LANDS (BATEK)

1st Class – Lands capable of producing annually for each hectare more than 800 kilos of tobacco.
2nd Class – Lands capable of producing annually for each hectare from 600 to 800 kilos of tobacco.
3rd Class – Lands capable of producing annually for each hectare not more than 600 kilos of tobacco.

ONION LANDS

1st Class – Lands capable of producing annually for each hectare more than 760 sacks of 22 kilos each of onions.
2nd Class – Lands capable of producing annually for each hectare from 510 to 760 sacks of 22 kilos each of onions.
3rd Class – Lands capable of producing annually for each hectare not less than 510 sacks of 22 kilos each of onions.

FISH POND

1st Class – Pond capable of producing annually for each hectare more than 10,000 kilos of fish.
2nd Class – Pond capable of producing annually for each hectare more than 8,000 kilos of fish.

3rd Class – Pond capable of producing annually for each hectare more than 6,000 kilos of fish.

BETEL LANDS

To be appraised on the basis of nearness to road, railroad stations or local trading center.

ORCHARD

Land capable of producing fruit bearing trees.

PASTURELAND

Land not used in producing of palay, corn, sugarcane, fruit bearing trees, tobacco and is used only for grazing purposes.

COCONUT LANDS

Lands capable of growing trees that will produce an average of more than 60 nuts per tree annually.

SECTION III. ASSESSMENT OF AGRICULTURAL LANDS – PROCEDURE

In arriving at the appraised value of a parcel or tract of agricultural land, the following procedure shall govern:

The total base value of land and of taxable perennial trees and plants, adjustments expressed in percentage for type of road, location of property to the nearest all weather road, railroad stations of landing points along local trading centers shall be made, to wit

1. *Type of road on which parcel or tract is located:*

    a. For provincial or national highways, make no addition or deduction.
    b. For other all weather roads, other than these in (a) subtract 3% of the base value.
    c. For dirt roads, subtract 6% of base value.
    d. For no road outlet, subtract 9% of base value.

2. *Location*

For distance of property to the nearest all-weather road, railroad stations of landing points along seacoasts, and to the nearest trading center, the following are the percentage adjustments or deductions from base value:

PERCENTAGE ADJUSTMENTS

Distance in	(a) All-weather road	(b) Local trading Center (Poblacion)
0 to 1	0	+5%
Over 1 to 3	(2%)	0
Over 3 to 6	(4%)	(2%)
Over 6 to 9	(6%)	(4%)
Over 9 -	(8%)	(6%)

Distance of property to all weather road, railroad stations or landing points along seacoasts, and to trading center shall be measured from corner of parcel or tract (in the absence of building in the parcel or tract), or from building site, to the nearest all weather road, railroad stations or landing points along seacoasts, and local trading center.

All weather road include national, provincial, municipal or barangay roads whether concrete, asphalt, gravel or crushed rock which may be traversed without difficulty by motor vehicles throughout the year.

The term "Local Trading Center" refers to the "poblacion" of the town or its "arrabal" nearest the parcel of tract, where marketing is generally done.

SECTION IV. ASSESSMENT OF URBAN LANDS – PROCEDURE

As a general rule, the rate per square meter fixed for residential lands fronting public streets or roads will be applied to all lands within thirty (30) meters, from said streets or roads. The remaining portion shall be considered as interior and shall be appraised at 80% and 60% of the rate applied for areas in the second, third strips, respectively. The stripping method shall not be applied on commercial and industrial properties.

Stripping method shall not apply to corner lots.

For the lands bounded by 2 streets that are not considered corner lots, the higher street value shall be applied, provided that the value per square meter for the last strip shall not be lower than the value per square meter of lots in the other street.

Subdivision lots are not subject to stripping.

Corner lots shall be valued with twenty five (25%) percent increment as determined by the local assessor and incorporated in the duly enacted SFMV, provided that only the lot along the street with the highest value will be considered for the application of corner influence referred hereto. Provided further, that an alley or callejon shall not be considered as a factor for the value adjustment hereof.

Roads or streets in urban subdivisions, unless already donated or turned over to the barrio (barangay), municipality or city, shall be listed in the name of the subdivision owner and shall be valued on the basis of the cost of cementing, asphalting or paving them with gravel and sand per square meter.

Residential lots in barangays, unless benefited by public street or roads, shall be appraised at the lowest rate provided in the schedule for the place.

The rate per square meter, except agricultural lands, shall be for lands which are level or have been leveled or filled. For abnormally low urban lands, a percentage reduction adjustment, equivalent, to the proportion of the cost of filling per cubic meter in relation to the base unit value as provided for in the schedule shall be allowed; conversely, a percentage increase adjustment shall be made if the level of the urban land is normal and filling is made due to the demands of its utility by the owner.

NOTE:

Only one Schedule of Base Unit Market Values each for Agricultural Lands, Mineral Lands, for Trees and Plants and likewise, one Schedule of Base Unit Cost of Buildings and Other Structures have been drawn and prescribed for the whole province of Nueva Ecija. They have been herewith bound after the Schedule for the Municipality of _____.

SECTION V. RULES FOR ASSESSMENT OF LANDS

A. Lands actually and principally used for residential, agricultural, commercial, or industrial or mineral purposes shall be classified and valued according to the schedule of unit base market values and assessed at their corresponding levels of assessment, which shall be fixed thru an ordinance by the sanggunian concerned.

B. Lands located in areas of mixed lands uses – In an area of mixed land uses, such as residential with commercial or industrial, the predominant use of the lands in that area shall govern the classification, valuation and assessment thereof. If the predominant use is residential, all lands in that area shall be classified, valued and assessed as residential; if the predominant use is commercial or industrial, all lands in that area shall be classified, valued and assessed as such.

C. A lot or parcel of land classified and valued as commercial or industrial occupied by a building used both for residential and commercial or industrial purposes shall be assessed on the basis of the predominant use of the building or buildings. If the predominant use of the building is residential, the assessment level fixed thereon for residential land shall be applied on the market value of the lot or parcel determined in the basis of the schedule of base market values; if industrial or commercial, the assessment level for industrial or commercial shall be applied on the market value of the lot or parcel determined on the basis of the schedule of base market values.

D. Vacant lands shall be classified, valued and assessed like similar lands in the locality.

E. Agricultural land convertible into urban subdivisions such as residential, commercial or industrial shall be classified, valued and assessed as agricultural until such time that they shall have been converted and developed into such subdivisions. This rule shall also apply to lands already approved by proper authorities as subdivision but have not yet been actually developed for the purpose.

As soon as a portion of the subdivision is finally divided, converted and developed into residential lots, the same shall be valued and assessed like similar lots in the locality. Portions of the subdivision not yet developed and converted into residential, commercial or industrial lots shall be classified, valued and assessed as agricultural.

Roads or streets in urban subdivisions, unless already donated or turned over to the barrio (barangay), municipality or city, shall be listed in the name of the subdivision owner and

shall be valued on the basis of the cost of cementing, asphalting or paving them with gravel and sand per square meter. The roads or streets shall be assessed at the rate not exceeding the assessment level applicable to lands located in the subdivisions.

SECTION VI. SPECIAL PROPERTIES (LANDS)

A. Lands actually, directly and exclusively used for cultural or scientific purposes, located in residential, commercial or industrial areas shall be classified and valued as residential, commercial or industrial in accordance with the schedule of base market values determined on the basis of that schedule.

B. Lands owned by local water district and government-owned or controlled corporations rendering essential public services in the supply and distribution of water and/or generation and transmission of electric power, located in residential, commercial or industrial areas shall, likewise, be classified and valued as residential, commercial, or industrial in accordance with the schedule of base market values, and shall be assessed at ten percent (10%) of the market values.

C. If those special classes of lands are, however, located in areas of mixed land uses, such as residential with commercial or industrial, such as predominant use of the lands in that area shall govern the classification and valuation of those special classes of land and shall be assessed at the corresponding levels of assessment.

SECTION VII. LANDS USED FOR RELIGIOUS, CHARITABLE OR EDUCATIONAL PURPOSES

A. Lands actually, directly and exclusively used for religious, charitable or educational purpose located in residential, commercial or industrial areas shall be classified, valued and assessed as residential, commercial or industrial.

B. If those lands actually, directly and exclusively used for religious, charitable or educational purposes are, however, located in an area of mixed land uses, such as residential with commercial or industrial, the predominant use of the lands in that area shall govern the classification, valuation and assessment of those lands used for religious, charitable or educational purposes.

LANDS OWNED BY THE REPUBLIC OF THE PHILIPPINES or any political subdivisions shall be classified, valued and assessed like similar lands in the locality.

SECTION VIII. RULES FOR ASSESSMENT OF BUILDINGS AND OTHER IMPROVEMENTS

A. Buildings used exclusively for residential purpose shall be classified and valued in accordance with the schedule of base unit construction cost, and shall be assessed by applying the corresponding assessment levels fixed by ordinances of the sangguniang panlalawigan, panlungsod or the sangguniang bayan of a municipality within the Metropolitan Manila Area, pursuant to Section 218 of the Code.

B. A building used both for residential and commercial or industrial purposes shall be classified and valued in accordance with the schedule of base unit construction cost and shall be assessed on the basis of the predominant use of the building.

C. Special properties (buildings and other improvements)

1. Building and other improvements actually, directly and exclusively used for hospital, cultural or scientific purposes shall be classified and valued according to the schedule of base unit construction cost, and shall be assessed at fifteen percent (15%) of their depreciated market values.

2. Buildings owned by local water districts and government-owned or controlled corporations rendering essential public services in the supply and distribution of water and/or generation and transmission of electric power shall, likewise be classified and valued in accordance with the schedule of base unit construction cost, and shall be assessed at 10% of their depreciated value.

D. Churches, parsonages, convents, mosques and buildings and other improvements used actually, directly and exclusively for religious, charitable or educational purposes shall be classified and valued in accordance with the schedule of base unit construction cost, if applicable, otherwise on the basis of their replacement cost as of the year of appraisal, and shall be assessed as residential on the basis of their depreciated values.

E. Buildings and other improvements owned by the Republic of the Philippines or any of its political subdivisions shall be classified, valued and assessed like similar buildings and improvements in the locality. If the buildings and improvements are of a kind not covered by the schedule of base unit construction cost, they shall be valued at their fair market value at the time of appraisal and shall be assessed like similar buildings and improvements in the locality.

SECTION IX. ASSESSMENT LEVELS

The assessment levels to be applied to the fair market value of real property to determine its assessed value shall be as follows:

a. On Lands:

Class	**Assessment Levels**
Residential	20%
Agricultural	35%
Commercial	50%
Industrial	50%
Mineral	50%
Timberland	20%

b. On Buildings and Other Structures:

1. Residential

Fair Market Value (Over)		(Not Over)	Assessment Levels
	₱	175,000.00	0%
₱ 175,000.00		300,000.00	10%
300,000.00		500,000.00	15%
500,000.00		750,000.00	20%
750,000.00		1,000,000.00	25%
1,000,000.00		2,000,000.00	30%
2,000,000.00		5,000,000.00	35%
5,000,000.00		10,000,000.00	45%
10,000,000.00			55%

2. Agricultural

Fair Market Value (Over)		Not Over)	Assessment Levels
	₱	300,000.00	25%
₱ 300,000.00		500,000.00	30%
500,000.00		750,000.00	35%
750,000.00		1,000,000.00	40%
1,000,000.00		2,000,000.00	45%
2,000,000.00			50%

3. Commercial or Industrial

Fair Market Value (Over)		Not Over)	Assessment Levels
	₱	300,000.00	30%
₱ 300,000.00		500,000.00	35%
500,000.00		750,000.00	40%
750,000.00		1,000,000.00	50%
1,000,000.00		2,000,000.00	60%
2,000,000.00		5,000,000.00	70%
5,000,000.00		10,000,000.00	75%
10,000,000.00			80%

4. Timberland

Fair Market Value (Over)		(Not Over)	Assessment Levels
	₱	300,000.00	45%
₱ 300,000.00		500,000.00	50%
500,000.00		750,000.00	55%
750,000.00		1,000,000.00	60%
1,000,000.00		2,000,000.00	65%
2,000,000.00			70%

c. On Machineries

Class	**Assessment Levels**
Agricultural	40%
Residential	50%
Commercial	80%
Industrial	80%

d. Special Classes: Assessment Level for all lands, buildings, machineries and other improvements:

Actual Use	**Assessment Levels**
Cultural	15%
Scientific	15%
Hospital	15%
Local Water District	10%
Government-owned or controlled corporation engaged in the supply and distribution of water and/or generation and transmission of electric power	10%

SECTION X. SCHEDULE OF BASE UNIT MARKET VALUES FOR RESIDENTIAL, COMMERCIAL AND INDUSTRIAL LANDS BY MUNICIPALITIES.

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

ALIAGA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION CENTRO & POBLACION WEST III					
ALONG GEN. LUNA STREET (PROV. ROAD)					
From: San Gregorio St.					
To : 1st Res. 2nd class lot (beside Pub. Market)					
From: Medina Street					
To : Bridge					
ALONG MEDINA STREET					
From: Gen. Luna Street					
To : Rizal Street	C-1	**2,400.00**	**1,920.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,000.00	1,600.00	1,280.00	960.00
POBLACION WEST III					
ALONG SAN GREGORIO STREET					
From: Rizal Street					
To : Creek	C-2	**1,925.00**	**1,540.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,600.00	1,280.00	1,024.00	768.00
POBLACION WEST III & POBLACION WEST IV					
ALONG GEN. LUNA STREET					
From: San Gregorio Street					
To : San Pedro Street					
POBLACION CENTRO					
From: San Pedro Street					
To : Medina Street					
POBLACION CENTRO & POBLACION EAST I					
From: Bridge					
To : Aliaga Nat'l. High School Site	R-1	**1,200.00**	**960.00**	**768.00**	**576.00**
2011 Market Value per sq.m.		962.50	770.00	616.00	462.00
POBLACION CENTRO					
ALONG SALERA STREET					
From: P. Medina Street					
To : 1st Res. 4th class lot (Fronting Elem. School)					
POBLACION CENTRO, WEST III, WEST IV, EAST I					
ALONG RIZAL STREET					
From: Prov. Road to Quezon					
To : Magallanes Street	R-2	**1,025.00**	**820.00**	**656.00**	**492.00**
2011 Market Value per sq.m.		850.00	680.00	544.00	408.00

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

ALIAGA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION WEST III **ALONG GEN. LUNA STREET** From: Prov'l. Road to Quezon To : Public Market **POBLACION CENTRO** **ALONG P. MEDINA STREET** From: Rizal Street To : 100 m. North from Elementary School **POBLACION CENTRO, EAST I & EAST II** **ALONG SAN PEDRO, CORPUZ MAGALLANES STREET AND ROAD TO TALAVERA** From: Rizal Street To : Creek **POBLACION WEST IIII & POBLACION WEST IV** **ALONG SAN GREGORIO STREET** From: Rizal Street To : Gen. Luna Street **ALONG UNNAMED STREET** From: Gen. Luna Street To : Creek	R-2	**1,025.00**	**820.00**	**656.00**	**492.00**
2011 Market Value per sq.m.		850.00	680.00	544.00	408.00
POBLACION CENTRO & POBLACION WEST IV **ALONG SALERA STREET** From: Prov. Road to Quezon To : Elementary School Site **POBLACION CENTRO, EAST I & EAST II** **ALONG RIZAL STREET** From: Medina Street To : Moreno Street **POBLACION WEST III & WEST IV** **ALONG PROV. ROAD TO QUEZON** From: Road to Barangay Santiago To : Last Res. Lot of Road to Quezon	R-3	**962.50**	**770.00**	**616.00**	**462.00**
2011 Market Value per sq.m.		737.50	590.00	472.00	354.00

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

ALIAGA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION CENTRO, EAST I, WEST III & WEST IV					
ALONG SAN GREGORIO, SAN PEDRO, CORPUZ, MORENO, MAGALLANES, S. MEDINA STREET AND THE PROV. ROAD TO TALAVERA					
From: Salera Street					
To : Rizal Street					
ALONG PROV. ROAD TO TALAVERA					
From: Salera Street Northward					
To : Last Res. Lot of the same Road	R-3	**962.50**	**770.00**	**616.00**	**462.00**
2011 Market Value per sq.m.		737.50	590.00	472.00	354.00
POBLACION EAST I					
ALONG SORIANO STREET					
From: Corpuz Street					
To : Magallanes Street					
ALONG CORPUZ AND MORENO STS.					
From: Salera Street					
To : Soriano Street					
ALONG SALERA STREET					
From: Moreno Street					
To : Prov. Road to Talavera					
ALONG MEDINA & MAGALLANES STS.					
From: Soriano Street					
To : Salera Street	R-4	**862.50**	**690.00**	**552.00**	**414.00**
2011 Market Value per sq.m.		662.50	530.00	424.00	318.00
BARANGAY SAN PABLO (BATA)					
ALONG PROVINCIAL ROAD TO ZARAGOZA					
ALONG BARANGAY ROADS					
STO. TOMAS					
ALONG PROVINCIAL ROAD TO ZARAGOZA					
ALONG BARANGAY ROADS					
BIBICLAT, BUCOT, SAN CARLOS, UMANGAN MACABUCOD, STO. ROSARIO, SAN FELIPE MATANDA, SAN FELIPE BATA, SAN JUAN					
ALONG PROVINCIAL ROADS					
ALONG BARANGAY ROAD		**662.50**	**530.00**	**424.00**	**318.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
BETES, MAGSAYSAY, PANTOC, SAN EMILIANO, SANTIAGO, SAN PABLO (MATANDA)		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00

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

ALIAGA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
LA PURISIMA, SAN EUSTACIO, STA. MONICA, SUNSON		**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
ALONG ALL KINDS OF ROADS IN THE DIFFERENT BARANGAYS WITHIN THE MUNICIPALITY NOT EMBRACED IN THE ABOVE CLASSIFICATIONS		**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

BONGABON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **COMMERCIAL/MANTILE** **ALONG RIZAL STREET** From: Prov. Road to Rizal To : 2nd Cajucom st. **COMMERCIAL/SAMPALUCAN** **ALONG NATIONAL ROAD** From: Rizal Street To : F.P. Aquino Street **COMMERCIAL** **ALONG F. P. AQUINO STREET** From: National Road To : P. T. Villar Street **COMMERCIAL** **ALONG P. T. VILLAR STREET** From: Rizal Street To : F. P. Aquino Street	C-1	₱ 2,762.50	₱ 2,210.00	NO STRIPPING	
2011 Market Value per sq.m.		1,350.00	1,080.00	864.00	648.00
POBLACION **RIZAL/SISILANG** **ALONG RIZAL STREET** From: 2nd Cajucom St. To : 3rd Cajucom St. **SISILANG** **ALONG 2nd CAJUCOM STREET** From: Rizal Street To : F.P. Aquino Street **COMMERCIAL** **ALONG F.P. AQUINO STREET** From: P. T. Vilar Street To : 2nd Cajucom Street **SINIPIT** **ALONG NATIONAL ROAD** From: F. P. Aquino Street To : F. Ilagan Street	C-2	2,312.50	1,850.00	NO STRIPPING	
2011 Market Value per sq.m.		1,125.00	900.00	720.00	540.00
POBLACION **RIZAL/SISILANG** **ALONG RIZAL STREET** From: 3rd Cajucom Street To : Payawal Street	C-3	1,912.50	1,530.00	NO STRIPPING	
2011 Market Value per sq.m.		1,000.00	800.00	640.00	480.00

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

BONGABON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
SOCIAL					
ALONG RIZAL STREET					
From: Payawal Street					
To : De Lara Street					
MANTILE/RIZAL					
ALONG 1st CAJUCOM STREET					
From: Mantile Street					
To : Rizal Street					
RIZAL					
ALONG QUIPSE AND 3rd CAJUCOM ST.					
From: Gen. Tinio Street					
To : Rizal Street					
SISILANG					
ALONG QUIPSE & 3rd CAJUCOM, PAYAWAL AND MOZO STREETS					
From: Rizal Street					
To : F.P. Aquino Street					
SOCIAL/TULAY NA BATO/KAINGIN					
ALONG DE LARA STREET					
From: Gen. Tinio Street					
To : F. Ilagan Street					
SINIPIT/TULAY NA BATO					
ALONG F. ILAGAN STREET					
From: De Lara Street					
To : National Road					
MANTILE/PALOMARIA					
ALONG PROVINCIAL ROAD TO RIZAL					
From: Mantile Street					
To : Rizal Street					
SISILANG					
ALONG F.P. AQUINO ST.					
From: 2nd Cajucom Street					
To : De Lara Street					
SOCIAL					
ALONG PAYAWAL STREET					
From: Borja Street					
To : Rizal Street					
SINIPIT/CURVA					
ALONG NATIONAL ROAD TO CAB. CITY					
From: F. Ilagan Street Southward					
To : Road Santor					
ALONG ALL KINDS OF ROAD AT VILLA TERESA ILAGAN AND GABRIEL SUBDIVISION	**R-1**	**1,675.00**	**1,340.00**	**1,072.00**	**804.00**
2011 Market Value per sq.m.		887.50	710.00	568.00	426.00

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

BONGABON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
MANTILE/PALOMARIA ALONG TINIO, MANTILE AND BORJA ST ALONG PROV. ROAD TO RIZAL					
From: Mantile Prov. Road Junction					
PALOMARIA/SAMPALUCAN/ MAGTANGGOL ALONG NATIONAL ROAD TO BALER					
From: Junction Rizal National Street					
To : Trinidad Village Subdivision					
SINIPIT/CURVA/TULAY NA BATO ALONG DE LARA STREET					
From: F. Ilagan Street					
To : Junction (Road to Santor)					
SOCIAL ALONG PAYAWAL STREET					
From: Gen. Tinio Street					
To : Borja Street					
MAGTANGGOL ALONG ALL KINDS OF ROAD LEADING TO STA. RITA SUBD. AND ALL INTERIOR LOTS AT TRINIDAD VILLAGE SUBD.	**R-2**	**1,012.50**	**810.00**	**648.00**	**486.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
POBLACION					
RIZAL ALONG QUIPSE & 3rd CAJOCUM ST.					
From: Gen. Tinio St.					
To : Ild. Road to Vega					
RIZAL ALONG PAYAWAL STREET					
From: 3rd Cajucom Street					
To : De Lara Street					
ALONG ALL ROADS AT INTERIOR LOTS ALONG TINIO ST. INTERIOR OLD ROAD TO VEGA; UNNAMED ROAD LEADING TO CEMETERY	**R-3**	**937.50**	**750.00**	**600.00**	**450.00**
2011 Market Value per sq.m.		475.00	380.00	304.00	228.00
BARANGAY (BARRIOS)					
TOMA CRUZ AND CURVA					
ALONG NATIONAL ROAD TO BALER ROAD TO POBLACION AND ROAD TO SANTOR					
From: 50 meters form the junction of road to Poblacion		**937.50**	**750.00**	**600.00**	**450.00**
2011 Market Value per sq.m.		462.50	370.00	296.00	222.00

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

BONGABON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
VEGA					
ALONG PROVINCIAL ROAD TO RIZAL		**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
VEGA					
ALONG BARANGAY ROAD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		337.50	270.00	216.00	162.00
LUSOK AND SANTOR					
ALONG NATIONAL ROAD TO BALER ROAD TO POBLACION AND BARANGAY ROADS SURROUNDING SCHOOL SITE		**612.50**	**490.00**	**392.00**	**294.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
LUSOK AND SANTOR					
ALONG BARANGAY ROAD		**562.50**	**450.00**	**360.00**	**270.00**
2011 Market Value per sq.m.		262.50	210.00	168.00	126.00
LARCON & CRUZ					
ALONG NATIONAL ROAD TO BONGABON AND BARANGAY ROADS SURROUNDING SCHOOL SITE		**575.00**	**460.00**	**368.00**	**276.00**
2011 Market Value per sq.m.		287.50	230.00	184.00	138.00
LARCON & CRUZ					
ALONG BARANGAY ROADS		**387.50**	**310.00**	**248.00**	**186.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
ANTIPOLO, BANTUG, MACABACLAY					
ALONG ALL KINDS OF ROADS		**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		150.00	120.00	96.00	72.00
OLIVETE & PESA					
ALONG ALL KIND OF ROADS		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		150.00	120.00	96.00	72.00
CALAANAN, TUGATOG, DIGMALA ARIENDO & LABI		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		100.00	80.00	64.00	48.00

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

CABIAO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (SAN JUAN NORTH & SAN JUAN SOUTH) **ALONG SAN JUAN STREET (NEW NATIONAL HIGHWAY)** From: Intersection Old Prov'l. Road and Highway To : Corner Road to Sinipit	C-1	**3,750.00**	**3,000.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		3,000.00	2,400.00	1,920.00	1,440.00
POBLACION (NATIVIDAD NORTH, NATIVIDAD SOUTH & MALIGAYA) **ALONG MALIGAYA BARANGAY ROAD** From: San Andres Street To : Corner Road to Lourdes Chapel **ALONG NATIVIDAD BARANGAY ROAD** From: San Andres Street To : Lapuz Street **ALONG SAN ANDRES, MUNSAYAC, YACAT, UNNAMED STREET, WYCOCO, BALAGTAS AND LAPUZ STREET** From: National Higway To : Natividad Barangay Road **ALONG SAN ANDRES, MUNSAYAC, UNNAMED ST. AND WYCOCO ST.** From: Maligaya Barangay Road To : National Highway	R-1	**2,500.00**	**2,000.00**	**1,600.00**	**1,200.00**
2011 Market Value per sq.m.		2,000.00	1,600.00	1,280.00	960.00
ALONG NATIONAL HIGHWAY From: Intersection to Sinipit and to Bagong Buhay To : Intersection Old Prov'l. Road and New Prov. Road San Fernando Norte and San Fernando Sur To : Boundary San Isidro	R-2	**1,875.00**	**1,500.00**	**1,200.00**	**900.00**
2011 Market Value per sq.m.		1,500.00	1,200.00	960.00	720.00
ALONG NATIONAL HIGHWAY From: Corner to Bagong Buhay To : Brgy. San Roque, Sta. Rita, Concepcion and San Vicente		**1,562.50**	**1,250.00**	**1,000.00**	**750.00**
2011 Market Value per sq.m.		1,250.00	1,000.00	800.00	600.00
ALL KINDS OF ROAD IN BARANGAY SAN ANTONIO, PALASINAN, POLILIO, BAGONG BUHAY & SAN GREGORIO		**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		1,000.00	800.00	640.00	480.00
ALONG KINDS OF ROAD IN BARANGAY SINIPIT & STA. INES		**775.00**	**620.00**	**496.00**	**372.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00
ALONG ALL SUBDIVISION ROAD IN BARANGAY SAN FERNANDO NORTE AND SUR, BARANGAY ROAD ENTABLADO UNTIL CHAPEL & STA. RITA		**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		1,000.00	800.00	640.00	480.00

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

CABIAO

LOCATION	*Sub-Class*	*DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS*			
		Corner	*1st*	*2nd*	*3rd*
ALONG ALL ROADS IN BARANGAY ENTABLADO, AFTER BARANGAY CHAPEL TO END OF THIS ROAD		**937.50**	**750.00**	**600.00**	**450.00**
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00
ALL BARANGAY ROADS IN BARANGAY BAGONG SILANG & SAN CARLOS		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
ALONG ALL ROADS IN BAGONG SIKAT & STA. ISABEL		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00

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

CARRANGLAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
T.L. PADILLA					
ALONG PROVINCIAL ROAD					
From: Unnamed Callejon					
To : Gen. Tinio St.					
F.C. OTIC					
ALONG PROVINCIAL ROAD					
From: Quezon Street					
To : Road to Digdig & to Gen. Luna					
D.L. MAGLANOC					
ALONG PROVINCIAL ROAD					
From: Quezon Street					
To : San Nicolas Street					
ALONG QUEZON STREET					
From : Provincial Road					
To : Road to Digdig	C-1	**1,337.50**	**1,070.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		487.50	390.00	312.00	234.00
ALONG SAN NICOLAS STREET					
From : Dr. Ward Street					
To : Quezon Street	C-2	**1,125.00**	**900.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
T.L. PADILLA					
From: Rizal St.					
To : Northward End					
F.C. OTIC					
ALONG QUEZON STREET					
From: Gen. Tinio Street					
To : Community Hospital & Nat'l. High Sch					
D.L. MAGLANOC					
ALONG QUEZON STREET					
From : Dr. Ward Street					
To : San Baltazar Street	R-1	**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
T.L. PADILLA					
From: Road to Gen Luna					
To : Pimmaco					
F.C. OTIC					
ALONG GEN. TINIO STREET					
From: Quezon Street					
To : Road to Bantug					
D.L. MAGLANOC					
ALONG SAN NICOLAS & QUEZON STREET					
ALONG PROVINCIAL ROAD					
From : San Baltazar Street					
To : South End	R-2	**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		200.00	160.00	128.00	96.00

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

CARRANGLAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
G.S ROSARIO From : San Nicolas Street To : Road to Gen. Luna		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
ALONG DR. WARD STREET From : Rizal St. To : San Nicolas Street		**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		200.00	160.00	128.00	96.00
ALONG RIZAL AND SAN NICOLAS ST. From : Dr. Ward Street & Easter End To : San Francisco St. to Southern End		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00
BARANGAYS (BARRIOS) From: San Jose City Boundary To : Nueva Vizcaya-Nueva Ecija Boundary **Puncan, Digdig (Joson), Piut, Putlan, Minuli, Capintalan**		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
INNER BARANGAYS Baluarte (R.A. Padilla) Bantug, Bunga, Burgos, Gen. Luna, Salazar & San Agustin		**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		200.00	160.00	128.00	96.00

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

CUYAPO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
District I, IV & V					
ALONG MENDOZA STREET					
From: Aguila St.					
To : Magsaysay Avenue (Both sides)					
District I, IV, V & VII					
ALONG QUEZON AVENUE					
From: Rizal St.					
To : Bonifacio St. (Both Sides)					
District I, IV & VI					
ALONG QUIRINO STREET					
From: M. Dallo St.					
To : Aguila St. (Both Sides)	**C-1**	**2,750.00**	**2,200.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,500.00	2,000.00	1,600.00	1,200.00
DISTRICT VI & BRGY. SAN JOSE					
ALONG QUEZON AVENUE					
From: Bonifacio Street					
To : Railroad Tract					
DISTRICT I, IV, V & VII					
ALONG BONIFACIO STREET					
From: Aguila St.					
To : Quezon St.					
DISTRICT IV, V & VII					
ALONG MAGSAYSAY AVENUE					
From: Quezon St.					
To : Mendoza St. (Northern side)	**C-2**	**2,200.00**	**1,760.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,000.00	1,600.00	1,280.00	468.00
POBLACION					
DISTRICT I, IV, V & VII					
ALONG GARCIA STREET					
From: Aguila Street					
To : Quezon Avenue					
DISTRICT I, II & VI					
ALONG RIZAL STREET					
From: M. Dallo St.					
To : Mabini St.					
DISTRICT I & VI					
ALONG T. CORPUZ STREET					
From: Aguila St.					
To : Gonzales St.					
DISTRICT I & IV					
ALONG AGUILA STREET					
From: P. Joaquin St.					
To : Bonifacio St.	**R-1**	**1,325.00**	**1,060.00**	**848.00**	**636.00**
2011 Market Value per sq.m.		1,200.00	960.00	768.00	576.00

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

CUYAPO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
DISTRICT I, II & IV					
ALONG MABINI STREET					
From: Del Valle St.					
To : Bonifacio St.					
DISTRICT I & VIII					
ALONG ROXAS STREET					
From: Rizal St.					
To : Aguila Street					
DISTRICT I, II & VI					
ALONG P. JOAQUIN STREET					
From: M. Dallo Street					
To : Mabini St.					
DISTRICT I, IV & V					
ALONG MENDOZA STREET					
From: Aguila St.					
To : Plaridel St. (Both Side)					
DISTRICT II, IV, VI & VIII					
ALONG BONIFACIO STREET					
From: Aguila St.					
To : Plaridel St.					
DISTRICT I, VI & VIII					
ALONG QUEZON AVENUE					
From: Rizal St.					
To : Aromin St.					
DISTRICT VI					
ALONG VERSOLA STREET					
From: Quezon St.					
To : Aguila St.					
DISTRICT II, & IV					
ALONG PLARIDEL ST.					
From: Bonifacio St.					
To : Del Valle St.					
DISTRICT VI					
ALONG JOAQUIN STREET					
From: Joaquin St.					
To : Gonzales St.					
DISTRICT I, II & VIII					
ALONG QUIRINO STREET					
From: Corner Aguila St.					
To : Corner Plaridel St.	**R-2**	**987.50**	**790.00**	**632.00**	**474.00**
2011 Market Value per sq.m.		900.00	720.00	576.00	432.00

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

CUYAPO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
DISTRICT IV, V & BRGY. SAN JOSE					
ALONG (BONIFACIO) MAGSAYSAY AVENUE					
From: Mendoza St.					
To : Railroad Tract					
DISTRICT V, VI & VII					
ALONG M. DALLO STREET					
From: P. Joaquin St.					
To : Magsaysay Ave. (Both Side)					
BRGY. SAN JOSE					
ALONG YANGO STREET					
From: Quezon Avenue					
To : Railroad Tract					
DISTRICT V & BRGY. SAN JOSE					
ALONG FLORES STREET					
From: Corner Yango St.					
To : Railroad Tract	**R-2**	**987.50**	**790.00**	**632.00**	**474.00**
2011 Market Value per sq.m.		900.00	720.00	576.00	432.00
POBLACION					
DISTRICT I, II, VI & VIII					
ALONG AROMIN STREET					
From: M. Dallo St.					
To : Mabini St.					
DISTRICT IV, V & VI					
ALONG GONZALES STREET					
From: P. Joaquin St.					
To : Mendoza St.					
DISTRICT I & II					
ALONG RIZAL STREET					
From: Mabini St.					
To : Plaridel St. & beyond					
DISTRICT I, II & VIII					
ALONG AROMIN STREET					
From: Mabini St.					
To : Plaridel St.					
DISTRICT II, IV & VIII					
ALONG BONIFACIO STREET					
From: Plaridel St. & beyond					
DISTRICT IV & VIII					
ALONG MENDOZA STREET					
From: Plaridel St. & beyond	**R-3**	**825.00**	**660.00**	**528.00**	**396.00**
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00

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

CUYAPO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALL RESIDENTIAL LANDS *STA. CLARA, SAN ANTONIO, TAGTAGUMBAO, NAGMISAHAN, BIBICLAT, BURGOS, CABILED, MATINDEG, LATAP, MALINENG, SABIT & CURVA* **ALONG THE PROVINCIAL ROAD TO GUIMBA & PROV'L. ROAD TO ROSALES**		**550.00**	**440.00**	**352.00**	**264.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
ALONG RESIDENTIAL LANDS IN THE *BARRIOS OF BENTIGAN, LANDIG, TUTULOY, BANTUG, PUGO, BULALA, MAYCABAN, SAN JOSE, CACAPASAN, LOOB & MALBEG*		**437.50**	**350.00**	**280.00**	**210.00**
2005 Market Value per sq.m.		400.00	320.00	256.00	192.00
ALL BARRIO ROADS NOT EMBRACED BY THE ABOVE CLASSIFICATIONS *LUNA, PAITAN NORTE & SUR, COLUMBITIN, SALAGUSOG, CABATUAN, COLOSBOA, BONIFACIO, BALOY, RIZAL, VILLAFLORES, SIMIMBAAN, STA. CRUZ, NAGCURALAN, CALANCUASAN SUR & NORTE, BAMBANABA, BUED, PIGLISAN, UNGAB & SAN JUAN*		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00

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

GABALDON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION NORTH **ALONG NATIONAL ROAD** From: Asan Bridge Southward To : Corner 11th Street and National Road to Dingalan **ALONG 4th AND 5th STREET** From: National Road To : "A" STREET **ALONG "A" STREET** From: 4th Street To : 5th Street	C-1	662.50	530.00	NO STRIPPING	
2011 Market Value per sq.m.		387.50	310.00	248.00	186.00
POBLACION NORTH **ALONG NATIONAL ROAD TO DINGALAN** From: Corner National Road to Cab. City To : Poblacion Sawmill Boundary	C-2	525.00	420.00	NO STRIPPING	
2011 Market Value per sq.m.		312.50	250.00	₱ 200.00	₱ 150.00
POBLACION NORTH **ALONG "B" STREET** From: 14th Northward To : End of "B" Street **ALONG 2nd STREET** From: "B" Street To : "C" Street **ALONG 4th AND 5th STREET** From: "A" Street To : "D" Street **ALONG 7th, 9th AND 11th STREETS** From: "F" Street To : National Road **ALONG 8th STREET** From: 5th Street To : 12th Street **ALONG 14th STREET** From: "J" Street Eastward To : National Road **ALONG 7th STREET** From: National Road To : Unnamed Street **ALONG 8th, 9th AND 10th STREETS** From: National Road To : "H" Street **ALONG "G" STREET** From: "J" Street To : 10th Street	R-1	425.00	340.00	272.00	204.00
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00

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

GABALDON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION NORTH					
ALONG 13th STREET From: "J" Street To : "H" Street					
ALONG NATIONAL ROAD From: "11th" Street To : "14th" Street					
ALONG "J" STREET From: "7th" Street To : "14th" Street					
ALONG "D" STREET & "C" STREET From: 1st Street To : 5th Street					
ALONG 2nd STREET From: E Street To : C Street					
ALONG 7th, 9th, 11th, 12th STREETS From: J Street To : F Street					
ALONG "F" STREET From: 12th Street To : 13th Street					
ALONG "G" STREET From: 10th Street To : National Road to Dingalan	R-2	**425.00**	**340.00**	**272.00**	**204.00**
2011 Market Value per sq.m.		200.00	150.00	128.00	96.00
POBLACION SOUTH **ALONG ALL ROADS WITHIN THE POBLACION NOT EMBRACED IN THE ABOVE CLASSIFICATIONS**	R-3	**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00
BARANGAY BARRIOS **MACASANDAL** **ALONG PROV. ROAD TO GABALDON AND BARANGAY ROADS**		**337.50**	**270.00**	**216.00**	**162.00**
2011 Market Value per sq.m.		200.00	160.00	128.00	96.00
BAGONG SICAT, BAGTING, LIGAYA, MALINAO AND TAGUMPAY **ALONG PROV. TO GABALDON AND BARANGAY ROADS**		**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00
PANTOC, SAWMILLS & CUYAPA **ALONG PROVINCIAL ROAD TO DINGALAN AND BARANGAY ROADS**		**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00

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

GABALDON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BANTUG, BUGNAN, CALABASA, CAMATCHILE, PINAMALISAN					
ALONG BARANGAY ROADS AND ALL OF ROADS IN THE DIFFERENT BRGYS. NOT EMBRACE IN THE ABOVE CLASSIFICATION		**250.00**	**200.00**	**160.00**	**120.00**
2011 Market Value per sq.m.		87.50	70.00	56.00	42.00

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

GEN. NATIVIDAD

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG PERALTA AVENUE** From: Corner Badua St. (Eastward) To : Pinagdabilan Creek **ALONG UDANGA STREET** From: Corner Peralta Avenue To : Corner Talisay St. **ALONG TALISAY STREET** From: Corner Udanga St. To : Corner Hipolito St. **ALONG HIPOLITO STREET** From: Peralta Avenue To : Talisay Street **ALONG UNNAMED STREET (BETWEEN MARKET BUILDING)** From: Udanga St. To : Hipolito St.	**C-1**	**1,500.00**	**1,200.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,000.00	800.00		
POBLACION **ALONG PERALTA AVENUE** From: Pinagdabilan Creek (Eastward) To : Lot of Gen. Torres (Eastern Corner) **ALONG PERALTA AVENUE** From: Badua Street To : Unknown Street **ALONG UDANGA STREET** From : Peralta Avenue To : Salum Street	**C-2**	**1,250.00**	**1,000.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		875.00	700.00		
POBLACION **ALONG UDANGA STREET** From: SalumSt. To : Leynes St. **ALL COMMERCIAL LANDS IN DIFFERENT BARANGAYS - ALONG PROVINCIAL ROADS**	**C-3**	**1,000.00**	**800.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		625.00	500.00		
POBLACION **ALONG JAPONES STREET** From : Salum St. To : Peralta Avenue **ALONG BADUA STREET** From: Peralta Avenue To : Salum St.	**R-1**	**775.00**	**620.00**	**496.00**	**372.00**
2011 Market Value per sq.m.		525.00	420.00	336.00	252.00

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

GEN. NATIVIDAD

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG YANGO STREET From : Salum St. To : Talisay St. **ALONG TALISAY STREET** From: Yango St. To : Hipolito St.	**R-1**	**775.00**	**620.00**	**496.00**	**372.00**
2011 Market Value per sq.m.		525.00	420.00	336.00	252.00
POBLACION **ALONG UNNAMED STREET** From: Talisay Street To : End of said St. **ALONG SALUM STREET** From : Udanga Street To : Yango Street **ALONG HIPOLITO STREET** From: Talisay St. To : Unnamed St.	**R-2**	**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
POBLACION **ALONG JAPONES, BADUA & YANGO ST.** From: Leynes St. To : Salum St. **ALONG UNNAMED STREET** From: Peralta Avenue To : Wellness Resort **ALONG LEYNES STREET** From : Udanga Street To : Manuel Street **ALONG SALUM STREET** From : Udanga St. To : Manahan St. **ALONG SALUM STREET** From : Yango St. To : Unnamed Street **ALONG TORRES STREET** From : Peralta Avenue To : Salum Street **ALONG MANUEL STREET** From : Leynes St. (Southward) To : Sapang Kawayan	**R-3**	**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00

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

GEN. NATIVIDAD

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALL RESIDENTIAL LANDS IN THE POB. NOT EMBRACED IN THE ABOVE CLASSIFICATIONS	**R-4**	**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
MATAAS NA KAHOY, BALANGKARE NORTE AND TALABUTAB NORTE					
ALONG PROVINCIAL ROADS		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
ALONG BARANGAY ROADS		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
PLATERO, BELEN & MAG-ASAWANG SAMPALOC					
ALONG PROV'L. ROAD		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
ALONG BARANGAY ROADS		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
PULA, BUROL, SAPANG BATO, KABULIHAN					
ALONG PROV'L. ROAD		**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
ALONG BARANGAY ROAD		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
TALABUTAB SUR, BRAVO					
ALONG PROV'L. ROAD		**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
ALONG BARANGAY ROADS		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
MANAROG, PINAHAN, BALANGKARE SUR					
ALONG BARANGAY ROAD		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
PICALEON, PANACSAC, BALARING, PULONG SINGKAMAS					
ALONG BARANGAY ROAD		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
ALL RESIDENTIAL LANDS IN THE DIFFERENT BARANGAY AND SITIOS NOT EMBRACED IN THE ABOVE CLASSIFICATION					
ALONG BARANGAY ROAD		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	110.00

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

GEN. TINIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION, PADOLINA, CONCEPCION, POB. CENTRAL, POBLACION EAST & SAMPAGUITA **ALONG RIZAL AND BONIFACIO STREETS** From: Corner Deriña St. To : Corner Buenavidez St. **BRGY. 8, POBLACION CENTRAL** **ALONG DEL PILAR STREET NOW** **M. domingo St. & Pajarillaga St.** From: Corner Rizal St. To : Corner Bonifacio St.	C-1	2,100.00	1,680.00	NO STRIPPING	
2011 Market Value per sq.m.		1,368.75	1,095.00	876.00	657.00
BRGY. 1, PADOLINA **ALONG RIZAL & BONIFACIO STREETS** From: Corner Bolisay Street To : Gen. Tinio - Peñaranda Boundary **BRGY. 11, POB. EAST, BRGY. 10, POB. SAMPAGUITA, BRGY. 2, CONCEPCION** **ALONG RIZAL & BONIFACIO STREETS** From: Rivera & Pajarillaga Streets To : Concepcion - Rio Chico Boundary **All along Provincial and Municipal roads in all barangays**	C-2	1,300.00	1,040.00	NO STRIPPING	
2011 Market Value per sq.m.					
POBLACION PADOLINA, CONCEPCION, BRGY. 8, POB. CENTRAL, BRGY. 12, PULONG MATONG, BRGY. 11, POB. EAST **ALONG RIZAL & BONIFACIO STREETS** From: Corner Deriña St. To : Corner Bolisay St. **BRGY. 9, SAN PEDRO** **ALONG RIVERA STREET** From: Corner Rizal St. To : Road at back of Municipal Gov't. Building **ALONG ABES STREET** From: Corner Bonifacio Street To : Corner Unnamed St. at San Pedro Area (Rivera Ext.) **BRGY. 11, POB. EAST & BRGY. 10, POB. SAMPAGUITA** **ALONG RIZAL STREET & BONIFACIO STREET** From: Corner Buenvavidez St. To : Corner Tecson Street	R-1	1,575.00	1,260.00	1,008.00	756.00
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00

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

GEN. TINIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BRGY. 8, POB. CENTRAL					
ALONG RIZAL ST.					
From: Corner Domingo St.					
To : Pulong Sampalok Road					
BRGY. 2, CONCEPCION					
ALONG RIZAL ST. & BONIFACIO STREETS					
From: Corner Tecson Street					
To : BARANGAY CONCEPCION-RIO CHICO BOUNDARY					
BRGY. 8, POB. CENTRAL, BRGY. 12, PULONG MATONG & BRGY. 7, POB. WEST					
ALONG RIZAL & BONIFACIO STREETS					
From: Corner Derina & Corner Bolisay Streets					
To : Barangay Pulong Matong & Poblacion West					
From: Corner Bolisay Street					
To : PADOLINA - PENARANDA BOUNDARY	R-1	1,575.00	1,260.00	1,008.00	756.00
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00
POBLACION					
Unnamed Street and Subd. Roads Within the Tondo and San Pedro Areas all leading to the Cemetery and within the Poblacion					
BRGY. 12, PULONG MATONG, BRGY. 8, POB. CENTRAL, BRGY. 10, POB. SAMPAGUITA BRGY. 2, CONCEPCION					
Along Ronquillo Bautista, Fajardo and Tecson Street					
From: Bonifacio Street					
To : Northward					
BRGY. 9, SAN PEDRO					
ALONG ROAD TO MEDICARE					
(Emergency Hospital - San Pedro)					
From: Corner Cemetery Site					
To : Gulod Bical-bical Road, Pagkanlungan Road, Medicare-Pahalang Road					
BARANGAY PADOLINA AND BARANGAY CONCEPCION					
ALONG E.P. RAMOS CANLAS AND RAMOS STREET					
From: Corner Bonifacio Street					
To : Corner Rizal Street	R-2	1,200.00	960.00	768.00	576.00
2011 Market Value per sq.m.		656.00	525.00	420.00	315.00

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

GEN. TINIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG SANTOS BOTE STREET AND OTHER ROADS LEADING TO (FORMER PUBLIC MARKET) AND STO. CRISTO PARISH CHURCH					
BARANGAY RIO CHICO AND NAZARETH					
ALONG PROVINCIAL ROADS AND MUNICIPAL ROADS					
BARANGAY BAGO					
ALONG PROVINCIAL AND MUNICIPAL ROADS TO FORTH MAGSAYSAY BOUNDARY	**R-2**	**1,200.00**	**960.00**	**768.00**	**576.00**
2011 Market Value per sq.m.		656.00	525.00	420.00	315.00
BARANGAY PIAS					
ALONG PROVINCIAL ROADS AND MUNICIPAL ROADS					
FAJARDO STREET					
BARANGAY PALALI					
ALL OTHERS					
RESIDENTIAL LANDS NOT OTHER WISE CLASSIFIED AND OR SPECIFIED IN THIS SCHEDULE BUT WITHIN THE:					
POBLACION					
IN ALL BARANGAYS	**R-3**	**425.00**	**340.00**	**272.00**	**204.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **STO. CRISTO & STA. VERONICA** **ALONG AFAN SALVADOR STREET** From: Bagain Street To : Faigal Street **STA. VERONICA** **ALONG DANZALAN STREET** From: Medina Street To : Sarmiento Street **STO. CRISTO & STA. VERONICA** **ALONG MEDINA STREET** From: A. Salvador St. To : Danzalan St. **STA. VERONICA** **ALONG SARMIENTO STREET** From: Danzalan St. To : A. Salvador St. **ALONG ONGJIANGCO STREET** From: Sarmiento St. To : Faigal St. **STO. CRISTO & STA. VERONICA** **ALONG H. JULIANO ST.** From: Danzalan St. To : A. Salvador St. **ALONG FAIGAL STREET** From: Danzalan St. To : L. de Ocampo St.	**C-1**	**5,225.00**	**4,180.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		3,262.50	2,610.00	2,088.00	1,566.00
POBLACION **STO. CRISTO & STA. VERONICA** **ALONG AFAN SALVADOR STREET** From: Victorio St. To : Bagain St. **ST. JOHN** **ALONG AFAN SALVADOR STREET** From: Faigal St. To : Prairo St. **STA. VERONICA & ST. JOHN** **ALONG DANZALAN STREET** From: Sarmiento St. To : Faigal St.	**C-2**	**3,800.00**	**3,040.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,375.00	1,900.00	1,520.00	1,140.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
STO. CRISTO & SARANAY					
ALONG FAIGAL STREET					
From: L. de Ocampo St.					
To : PNR Railroad Track					
STO. CRISTO					
ALONG OCAMPO STREET					
From: Sarmiento St.					
To : Faigal St.					
STA. VERONICA					
ALONG ONGJIANGCO STREET					
From: Medina St.					
To : Bagain St.					
STO. CRISTO & STA. VERONICA					
ALONG BAGAIN STREET					
From: Ongjiangco St.					
To : Afan Salvador St.	C-2	**3,800.00**	**3,040.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,375.00	1,900.00	1,520.00	1,140.00
POBLACION					
SARANAY					
ALONG PNR STATION					
From: Corner of PNR Road					
To : Parairo St.					
STA. VERONICA					
ALONG SARMIENTO STREET					
From: Geronimo St.					
To : Danzalan St.					
POBLACION					
STO. CRISTO & STA. VERONICA					
ALONG AFAN SALVADOR ST.					
From: Victorio St.					
To : NREGI					
STO. CRISTO					
ALONG L. DE OCAMPO STREET					
From: Santiago St.					
To : Sarmiento St.					
ALONG P. RAMOS STREET					
From: Santiago St.					
To : Faigal St.					
SARANAY & ST. JOHN					
ALONG PARAIRO STREET (EASTSIDE)					
From: Geronimo St.					
To : P. Ramos St.					
ALONG RICO STREET					
From: Geronimo Street					
To : R. Ramos St.	R-1	**3,000.00**	**2,400.00**	**1,920.00**	**1,440.00**
2011 Market Value per sq.m.		1,875.00	1,500.00	1,200.00	900.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
SARANAY & ST. JOHN **ALONG TABAGUIN STREET** From: Danzalan St. To : P. Ramos St.					
STO. CRISTO **ALONG VICTORIO STREET** From: Afan Salvador St. To : P. Ramos St.					
ST. JOHN **ALONG DANZALAN STREET** From: Faigal St. To : Rico St.					
ST. JOHN & SARANAY **ALONG AFAN SALVADOR STREET** From: Parairo ST. To : Barawid St.					
SARANAY **ALONG L. DE OCAMPO STREET** From: Faigal St. To : Barawid St. **ALONG P. RAMOS STREET** From: Faigal St. To : Barawid St. **ALONG PARAIRO STREET** From: P. Ramos St. To : PNR Road					
ST. JOHN **ALONG GERONIMO STREET** From: Medina St. To : Rico St.					
SARANAY **ALONG PROVINCIAL ROAD TO BALOC** From: Faigal St. To : Poblacion Boundary					
ST. JOHN **ALONG FAIGAL STREET** From: Bridge to Talugtug To : Danzalan St.					
STO. CRISTO **ALONG BAGAIN STREET** From: Afan Salvador St. To : P. Ramos St.					
STA. VERONICA **ALONG MEDINA STREET** From: Geronimo St. To : Danzalan St.	**R-1**	**3,000.00**	**2,400.00**	**1,920.00**	**1,440.00**
2011 Market Value per sq.m.		1,875.00	1,500.00	1,200.00	900.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ST. JOHN **ALONG PARAIRO STREET (WESTSIDE)** From: P. Ramos St. To : Afan Salvador St. **ALONG PARAIRO STREET (WESTSIDE)** From: Danzalan St. To : Geronimo St. **STO. CRISTO** **ALONG MEDINA STREET** From: A. Salvador St. To : P. Ramos St.	R-1	**3,000.00**	**2,400.00**	**1,920.00**	**1,440.00**
2011 Market Value per sq.m.		1,875.00	1,500.00	1,200.00	900.00
POBLACION **STA. VERONICA** From: Bagain St. To : Santiago St. **ST. JOHN** **ALONG DANZALAN STREET (NORTHSIDE)** From: Rico St. To : Marawid St. **STA. VERONICA** **ALONG BAGAIN STREET** From: Unnamed St. of Ongjiangco Subd. To : Ongjiangco St. **STO. CRISTO** From: Afan Salvador St. To : P. Ramos St.	R-2	**2,300.00**	**1,840.00**	**1,472.00**	**1,104.00**
2011 Market Value per sq.m.		1,437.50	1,150.00	920.00	690.00
POBLACION **STA. VERONICA** **ALONG UNNAMED STREETS OF SANZANO AND ONGJIANGCO SUBD.** **SARANAY** **ALONG UNNAMED STREETS EXTENSION** **ALONG PARAIRO STREET EXTENSION** From: Provincial Road to Baloc To : Road going to Zulueta Subd. **STA. VERONICA** **ALONG SANTIAGO STREET** From: Zamora St. To : Binituan River	R-3	**1,950.00**	**1,560.00**	**1,248.00**	**936.00**
2011 Market Value per sq.m.		1,225.00	980.00	784.00	588.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARRIO PASONG INCHIK, MATURANOC, CONSUELO, CABARUAN, BUNOL & TRIAL					
ALL RESIDENTIAL LANDS IN THE BARRIO OF MATURANOC ALONG THE PROVINCIAL ROAD TO BALOC FROM THE POBLACION BOUNDARY TO THE EASTERN PORTION OF ZULUETA SUBD.		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
TAMPAC I, CARDINAL & MANACSAC					
ALL RESIDENTIAL LANDS ALONG THE PROVINCIAL ROAD TO QUEZON IN THE BARRIO OF SAN ROQUE AND ALL LANDS ALONG THE UNNAMED ROADS ZULUETA SUBD.		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
PASONG INCHIK, CAWAYANG BUGTONG, NARVACAN I, PACAC & LENNEC					
ALL RESIDENTIAL LANDS ALONG THE PROVINCIAL ROAD TO CUYAPO IN THE BARRIO OF BACAYAO AND ALL RESIDENTIAL LANDS ALONG THE PROV'L. ROAD TO BALOC IN THE BARRIOS OF MATURANOC AND CAWAYANG BUGTONG		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
CAVITE, SAN ANDRES & GUISET					
ALL RESIDENTIAL LANDS ALONG THE ROAD TO TALUGTUG FROM THE BINITUAN RIVER BRIDGE TO THE PC BARRACKS		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
ALL RESIDENTIAL LANDS ALONG THE PROV'L. ROAD TO BALOC IN THE BARRIOS OF CONSUELO, CABARUAN, TRIALA AND BUNOR, AND ALL RESIDENTIAL LANDS ALONG THE ROAD TO TARLAC IN THE BARRIO OF PASONG INCHIK		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00

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

GUIMBA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALL RESIDENTIAL LANDS ALONG THE PROV'L. ROAD IN THE BARRIOS OF LENNEC, SAN MIGUEL GUISET, MAN-ACSAC, AND ALL RESIDENTIAL LANDS IN BARRIOS ALONG ANY PROV'L. ROAD		**1,050.00**	**840.00**	**672.00**	**504.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
ALL RESIDENTIAL LANDS ALONG ANY PUBLIC ROAD IN THE BARRIOS NOT EMBRACED IN THE ABOVE CLASS-IFICATIONS		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		287.50	230.00	184.00	138.00

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

JAEN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (ANTONINO)					
ALONG GONZALO STREET					
From: Corner Road to Cemetery					
To : Corner Natividad St.					
ALONG NATIVIDAD STREET					
From: Corner Natividad Street					
To : Corner Road to Cemetery					
ALONG DAMPULAN STREET					
From: Corner Natividad Street					
To : Corner Elementary School Site					
ALONG ROAD GOING TO CEMETERY					
From : Natividad Street					
To : Rear Gate of Public Market	C-1	**3,375.00**	**2,700.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,025.00	1,620.00	₱ 1,296.00	₱ 972.00
POBLACION (APO ESQUIVEL)					
ALONG GONZALO STREET					
From: Corner Burgos St.					
To : Corner Road to Cemetery					
ALONG STREET GOING TO CEMETERY					
From : Gonzalo St. going to Cemetery					
ALONG BURGOS STREET					
From : Gonzalo St. to Corner Nueva St.					
From : Gonzalo St. to Corner St. Connecting Burgos & Nueva St.					
ALONG DAMPULAN STREET					
From : Jaen West					
To : Corner Road going to O. Rivera					
ALONG NATIVIDAD STREET					
From : Corner Road going to San Josef					
To : Corner Road going to Sitio Putol					
PORTION OF STREET PERPENDICULAR TO NATIVIDAD STREET					
From : Corner Natividad Street going to San Josef					
From : Corner Natividad Street going to Dampulan and Sitio Putol	R-1	**2,375.00**	**1,900.00**	**1,520.00**	**1,140.00**
2011 Market Value per sq.m.		1,537.50	1,230.00	984.00	738.00
POBLACION					
ALONG ALL ROADS PERPENDICULAR TO DAMPULAN STREET					
ALONG DAMPULAN STREET					
From : Road to Ocampo Rivara					
To : Boundary of San Vicente					
ALONG RIZAL STREET					
From : Natividad Street					
To : Nueva Street	R-2	**1,562.50**	**1,250.00**	**1,000.00**	**750.00**
2011 Market Value per sq.m.		1,187.50	950.00	760.00	570.00

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

JAEN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG NUEVA STREET From : Gonzalo Street To : Corner Burgos Street **ALL STREET ALONG THE PERIMETER OF JAEN MUNICIPAL HALL** **UNNAMED STREET PARALLEL TO DAMPULAN STREET**	**R-2**	**1,562.50**	**1,250.00**	**1,000.00**	**750.00**
2011 Market Value per sq.m.		1,187.50	950.00	760.00	570.00
POBLACION **ALONG BURGOS STREET** From: Unnamed Street connecting Burgos and Nueva Street To : Boundary San Roque From : Corner Nueva Street To : Eroded Portion of Pampanga River **ALONG NUEVA STREET** From : Gonzalo Street To : Barangay Boundary of San Roque **ALONG UNNAMED STREET CONNECTING BURGOS AND NUEVA STREET** **ALONG FIVE (5) UNNAMED STREETS PARALLEL AND 2-PERPENDICULAR INTERNAL STREET TO DAMPULAN STREET** **ALL STREETS PERPENDICULAR TO DAMPULAN STREET** From: Corner Yambao Street Esquivel Street and Mindanao Street	**R-3**	**1,137.50**	**910.00**	**728.00**	**546.00**
2011 Market Value per sq.m.		912.50	730.00	584.00	438.00
POBLACION **ALONG STA. MONICA STREET** From: Corner P. Gonzalo St. To : Corner Nueva St. **ALONG BURGOS STREET** From: Corner P. Gonzalo St. To : Basement Pampanga River		**687.50**	**550.00**	**440.00**	**330.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
BARANGAY **SAN ROQUE, LANGLA, SAN JOSEF** **ALONG BARANGAY ROADS**		**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		571.00	460.00	368.00	276.00
ALONG FEEDER ROADS		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

JAEN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
SAPANG AND NIYUGAN					
ALONG PROVINCIAL ROAD		**1,562.50**	**1,250.00**	**1,000.00**	**750.00**
2011 Market Value per sq.m.		1,137.50	910.00	728.00	546.00
ALONG BARANGAY & FEEDER ROADS		**712.50**	**570.00**	**456.00**	**342.00**
2011 Market Value per sq.m.		425.00	340.00	272.00	204.00
ALONG CARZADANG PUTOL TO NIYUGAN		**512.50**	**410.00**	**328.00**	**246.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
OCAMPO RIVERA					
ALONG LEFT SIDE NORTHWARD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		562.50	450.00	360.00	270.00
ALONG RIGHT SIDE NORTHWARD		**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
PUTLOD, LAMBAKIN, SAN VICENTE, MARAWA AND SAN JOSE					
ALONG PROVINCIAL ROAD		**825.00**	**660.00**	**528.00**	**396.00**
2011 Market Value per sq.m.		587.50	470.00	376.00	282.00
ALONG MAIN BARANGAY ROADS		**550.00**	**440.00**	**352.00**	**264.00**
2011 Market Value per sq.m.		425.00	340.00	272.00	204.00
ALONG FEEDER ROADS		**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
STO. TOMAS NORTH & STO. TOMAS SOUTH					
ALONG PROV. ROAD LEFT SIDE NORTHWARD		***875.00***	***700.00***	**560.00**	**420.00**
2011 Market Value per sq.m.		575.00	460.00	368.00	276.00
ALONG PROV. ROAD BRGY. FEEDER ROADS RIGHT SIDE NORTHWARD		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
SAN PABLO AND MAGSALISI					
ALONG ALL KINDS OF ROADS		**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		575.00	460.00	368.00	276.00
PINANGGAAN					
ALONG PROVINCIAL ROAD		**600.00**	**480.00**	**384.00**	**288.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
PAMACPACAN, STA. RITA PITAK-ULANIN, PAKUL, HILERA, CALABASA, MALABON-KAINGIN AND IMBUNIA					
ALONG PROVINCIAL ROAD		**512.50**	**410.00**	**328.00**	**246.00**
2011 Market Value per sq.m.		350.00	280.00	224.00	168.00
ALONG BARANGAY AND FEEDER ROAD		**200.00**	**160.00**	**128.00**	**96.00**
2011 Market Value per sq.m.		100.00	80.00	64.00	48.00

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

LAUR

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG GEN. TINIO STREET					
From: Rizal Street					
To : Junction of Gen. Tinio Street and Mun. Roads to Cab. City to Gabaldon	C-1	**1,500.00**	**1,200.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		812.50	650.00	520.00	390.00
POBLACION					
ALONG GEN. NATIVIDAD ST. & GEN. LUNA					
From: Bonifacio Street					
To : Roxas Street					
ALONG PUBLIC MARKET STREET	C-2	**1,125.00**	**900.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		612.50	490.00	392.00	294.00
POBLACION					
ALONG BURGOS STREET & RIZAL STREET					
From: Merging part of Don Pedro, Rizal & Burgos St.					
To : Roxas Street					
ALONG RIZAL DON PEDRO STREET					
From: Merging part of Don Pedro, Rizal & Burgos St.					
To : Zamora Street					
ALONG BONIFACIO ST. & ROXAS ST.					
From: Natividad Street					
To : Mabini Street					
ALONG GEN. TINIO STREET					
From: Rizal Street					
To : Mabini Street					
ALONG MABINI STREET					
From: Roxas Street					
To : Bonifacio Street					
ALONG GEN. LUNA STREET					
From: Bonifacio Street					
To : Zamora Street					
ALONG TORRES STREET					
From: Gen. Luna Street					
To : Mabini Street					
ALONG NATIVIDAD ST. & GEN. LUNA ST.					
From: Plaridel Street					
To : Roxas Street					
ALONG PLARIDEL STREET					
From: Natividad Street					
To : Gen. Luna Street	R-1	**1,062.50**	**850.00**	**680.00**	**510.00**
2011 Market Value per sq.m.		587.50	470.00	376.00	282.00

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

LAUR

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG MABINI STREET					
From: Bonifacio Street					
To : Zamora Street					
ALONG ZAMORA STREET					
From: Plaridel Street					
To : Roxas Street					
ALONG BURGOS STREET					
From: Plaridel Street					
To : Roxas Street					
ALONG PLARIDEL STREET					
From: Gen. Luna Street					
To : BurgosStreet					
ALONG ROXAS STREET					
From: Ramoso III Street					
To : Natividad Street					
ALONG NUEVA STREET					
From: Rizal Street					
To : Mabini Street					
ALONG RAMOSO I, II & III STREET					
From: Gen. Tinio Street					
To : Eastward					
ALONG ANTONIO TAN & DE GUZMAN SUBDIVISION					
ALONG INTERIOR STREET I-IV BRANCHING FROM GEN. TINIO STREET	R-2	**900.00**	**720.00**	**576.00**	**432.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
POBLACION					
ALONG GEN. TINIO, BONIFACIO AND TORRES STREET					
From: Mabini Street extending Northward to its dead ends					
ALONG DON PEDRO STREET					
From: Zamora Street Westward					
To : 100 meters to last residential lot Assignment					
ALONG INTERIOR STREET I-IV OR ALL KINDS OF ROAD WITHIN POBLACION NOT EMBRACED IN THE ABOVE CLASSIFICATIONS	R-3	**775.00**	**620.00**	**496.00**	**372.00**
2011 Market Value per sq. m.		425.00	340.00	272.00	204.00
BARANGAY BARRIOS					
SAGANA & SAN JOSEPH					
ALONG PROVINCIAL ROADS AND BRGY. ROADS SURROUNDING THE SCHOOL SITE AND PLAZA		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq. m.		362.50	290.00	232.00	174.00

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

LAUR

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY BARRIOS **PINAGBAYANAN, SICLONG, SAN VICENTE** **ALONG PROV'L. ROADS TO GABALDON AND BRGY. ROADS SORROUNDING SCHOOL SITE**		**462.50**	**370.00**	**296.00**	**222.00**
2011 Market Value per sq. m.		337.50	270.00	216.00	162.00
BARANGAY (BARRIOS) **CANANTONG, SAN FERNANDO, SAN JUAN, SAN FELIPE & SAN ISIDRO** **ALONG PROVINCIAL ROADS AND BARANGAYS ROADS**		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq. m.		250.00	200.00	160.00	120.00
BARANGAY (BARRIOS) **SAN ANTONIO (PANGARULONG), BETANIA AND NAUZON** **ALONG ALL KINDS OR ROAD AND ALL RESIDENTIAL LANDS IN THE DIFFERENT BARANGAYS OF THE MUNICIPALITY NOT EMBRACE IN THE ABOVE CLASSIFICATIONS**		**200.00**	**160.00**	**128.00**	**96.00**
2011 Market Value per sq. m.		150.00	120.00	96.00	72.00

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

LICAB

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION NORTE **POBLACION SUR** **ALONG BURGOS STREET** From: Corner San Hilario St. To : Corner Prov'l. Road to Cabanatuan **ALONG PROV. ROAD AND ALL STREETS SURROUNDING THE PUB. MARKET** **ALONG MABINI ST.** From: Real St. To : Burgos St.	C-1	1,037.50	830.00	NO STRIPPING	
2011 Market Value per sq.m.		800.00	640.00	512.00	384.00
POBLACION NORTE **POBLACION SUR** **ALONG REAL STREET** From: San Hilario St. To : Avinir St. **ALONG LUNA STREET** From: Rizal St. To : Avinir St. **ALONG ZAMORA STREET** From: Corner San Lorenzo St. To : Corner Prov. Road **ALONG AVINER STREET** From: Lopez Jaena St. To : Burgos St. **ALONG SAN FILOMENO, SAN MARCELINO, SANTOS, MUNIT, LORENZO & RIZAL STREETS** From: Real St. To : Burgos St. **ALONG SAN LORENZO STREET** From: Del Pilar St. To : Real St. **ALONG SAN FILOMENO STREET** From: Zamora St. To : Burgos St.	R-1	587.50	470.00	376.00	282.00
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
POBLACION NORTE **POBLACION SUR** **ALONG LOPEZ JAENA STREET AND DEL PILAR STREET** From: Ayroso Street To : Avinir St.	R-2	450.00	360.00	288.00	216.00
2011 Market Value per sq.m.		350.00	280.00	244.00	168.00

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

LICAB

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG LORENZO STREET From: Lopez Jaena St. To : Del Pilar St. From: Burgos St. To : Zamora St. **ALONG AYROSO STREET** From: Real St. To : Labong River **ALONG SAN HILARIO STREET** From: Burgos Street To : Labong St.	R-2	**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		350.00	280.00	244.00	168.00
POBLACION NORTE **POBLACION SUR** **ALONG BURGOS ST. SOUTHWARD TO THE CEMETERY AND ALL RESIDENTIAL LANDS IN THE POBLACION NOT EMBRACED BY THE ABOVE CLASSIFICATIONS**	R-3	**387.50**	**310.00**	**248.00**	**186.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
BARANGAY (BARRIOS) **SAN CASIMIRO, STA. MARIA, VILLAROSA SAN JUAN/SAN CRISTOBAL** **ALONG THE PROVINCIAL ROAD TO VICTORIA, TARLAC**		**350.00**	**280.00**	**224.00**	**168.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
ALONG ALL ROADS TO LINAO		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
ALONG THE ROADS WEST OF LICAB PUBLIC MARKET		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
ALONG ALL KINDS OF ROADS IN BARANGAY SAN JOSE AND TABING ILOG AND IN THE DIFFERENT BRGY. NOT EMBRACED IN THE ABOVE CLASSIFICATIONS		**287.50**	**230.00**	**184.00**	**138.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

LLANERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (VICTORIA)					
ALONG TAGUIAM STREET					
From: Lagasca Ave.					
To : Arocena St.					
ALONG AROCENA STREET					
From: Corpuz St.					
To : Experanza St.					
ALONG CASTILLO STREET					
From: Corpuz St.					
To : Esperanza St.					
ALONG MENDOZA STREET					
From: Corpuz St.					
To : Esperanza St.					
ALONG LAGASCA AVE.					
From: Corpuz St.					
To : Chioco St.					
ALONG ESPERANZA STREET					
From: Lagasca Ave.					
To : Castillo St.					
POBLACION (BAGUMBAYAN)					
ALONG LAGASCA AVE.					
From: Corpuz St.					
To : Salvador St.					
ALONG REYES STREET					
From: Corpuz St.					
To : Esperanza St.					
POBLACION (PLARIDEL)					
ALONG CORPUZ STREET					
From: Hernaez St.					
To : Lagasca Ave.					
ALONG LAGASCA AVENUE					
From: Paras St.					
To : Corpuz St.	**C-1**	**1,212.50**	**970.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,012.50	810.00	648.00	486.00
POBLACION (VICTORIA)					
ALONG AROCENA STREET					
From: Taguiam St.					
To : Chioco St.					
ALONG AROCENA STREET					
From: Esperanza St.					
To : Chioco St.					
ALONG CASTILLO STREET					
From: Esperanza St.					
To : Chioco St.					
ALONG MENDOZA STREET					
From: Esperanza St.					
To : Chioco St.	**C-2**	**875.00**	**700.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		725.00	580.00	464.00	348.00

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

LLANERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (VICTORIA)					
ALONG CHIOCO STREET					
From: Lagasca Ave.					
To : Belmonte St.					
ALONG LAGASCA AVE.					
From: Chioco St.					
To : Fabros St.					
POBLACION (BAGUMBAYAN)					
ALONG LAGASCA AVE.					
From: Salvador St.					
To : Sevilla St.					
ALONG ESPERANZA STREET					
From: Lagasca Ave.					
To : Labiano St.					
ALONG REYES STREET					
From: Corpuz St.					
To : Esperanza St.					
POBLACION (PLARIDEL)					
ALONG HERNAEZ STREET					
From: Paras St.					
To : Corpuz St.					
ALONG VILORIA STREET					
From: Paras St.					
To : Corpuz St.					
ALONG VALIENTE STREET					
From: Paras St.					
To : Corpuz St.					
ALONG LAGASCA AVENUE					
From: Provincial Road					
To : Paras St.					
ALONG SILAO STREET					
From: Paras St.					
To : Corpuz St.	**C-2**	**875.00**	**700.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		725.00	580.00	464.00	348.00
POBLACION (VICTORIA)					
ALONG BELMONTE STREET					
From: Vaca Creek					
To : Chioco St.					
ALONG AROCENA STREET					
From: Chioco St.					
To : Fabros St.					
ALONG CASTILLO STREET					
From: Chioco St.					
To : Fabros St.					
ALONG MENDOZA STREET					
From: Chioco St.					
To : Fabros St.					
ALONG LAGASCA AVE.					
From: Fabros St.					
To : Toledo St.	**R-1**	**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		712.50	570.00	456.00	342.00

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

LLANERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (BAGUMBAYAN)					
ALONG LAGASCA AVE.					
From: Sevilla St.					
To : Vicencio St.					
ALONG REYES STREET					
From: Esperanza St.					
To : Vicencio St.					
ALONG LABIANO STREET					
From: Corpuz St.					
To : Vicencio St.					
POBLACION (PLARIDEL)					
ALONG VALIENTE STREET					
From: Felix, Rivera St.					
To : Paras St.					
ALONG VALIENTE STREET					
From: Rivera St.					
To : Paras St.					
ALONG SILAO STREET					
From: Provincial Road					
To : Paras St.					
ALONG SILAO STREET					
From: Provincial Road					
To : Corpuz St.					
ALONG MARTIN STREET					
From: Provincial Road					
To : Corpuz St.					
ALONG NATIVIDAD STREET					
From: Provincial Road					
To : Rivera St. and Felix Subdivision (Lot 575)	R-1	**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		712.50	570.00	456.00	342.00
POBLACION (VICTORIA)					
ALONG BELMONTE STREET					
From: Chioco St.					
To : Toledo St.					
ALONG AROCENA STREET					
From: Fabros St.					
To : Toledo St.					
ALONG CASTILLO STREET					
From: Fabros St.					
To : Toledo St.					
ALONG MENDOZA STREET					
From: Fabros St.					
To : Toledo St.					
POBLACION (BAGUMBAYAN)					
ALONG GARCIA STREET					
From: Corpuz St.					
To : Vicencio St.					
ALONG GARCIA STREET					
From: Sevilla St.					
To : Vicencio St.	R-2	**762.50**	**610.00**	**488.00**	**366.00**
2011 Market Value per sq.m.		637.50	510.00	408.00	306.00

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

LLANERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (PLARIDEL)					
ALONG VILORIA STREET					
From: Felix St.					
To : Paras St.					
ALONG VALIENTE STREET					
From: Felix St.					
To : Rivera St.					
ALONG MARTIN STREET					
From: Rivera St.					
To : Paras St.					
ALONG NATIVIDAD STREET					
From: Provincial Road					
To : Corpuz St.	R-2	**762.50**	**610.00**	**488.00**	**366.00**
2011 Market Value per sq.m.		637.50	510.00	408.00	306.00
POBLACION (VICTORIA)					
ALONG BELMONTE STREET					
From: Esperanza St.					
To : Toledo St.					
ALONG TOLEDO STREET					
From: Castillo Street					
To : Vaca Creek					
Along Prov'l. Road to Llanera-San Jose City					
POBLACION (BAGUMBAYAN)					
ALONG GARCIA STREET					
From: Corpuz St.					
To : Vicencio St.					
ALONG SANTOS STREET					
From: Corpuz St.					
To : Vicencio St.					
POBLACION (PLARIDEL)					
ALONG HERNAEZ STREET					
From: Felix St.					
To : Paras St.					
ALONG BALABA STREET					
From: Provincial Road					
To : Corpuz St. and Corpuz Ext.	R-3	**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		412.50	330.00	264.00	198.00
BARANGAY (BARRIOS)					
CASILE, GEN. LUNA, GEN. RICARTE					
ALONG NATIONAL HIGHWAY (MAHARLIKA HIGHWAY CEFERINA VILLAGE SUBD. (LOT 668)		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG BARANGAY ROADS		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00

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

LLANERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY MABINI					
ALONG NAT'L. HIGHWAY (MAHARLIKA HIGHWAY		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG PROV'L. ROAD TO LLANERA & GEN. NATIVIDAD		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		162.50	130.00	104.00	78.00
ALONG BARANGAY ROAD		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		275.00	220.00	176.00	132.00
INANAMA					
ALONG NATIONAL HIGHWAY (MAHARLIKA HIGHWAY)		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		450.00	360.00	259.00	216.00
ALONG BARANGAY ROAD		**250.00**	**200.00**	**160.00**	**120.00**
2011 Market Value per sq.m.		212.50	170.00	136.00	102.00
ANDRES BONIFACIO SUR, ANDRES BONIFACIO NORTE, LIGAYA, SAN NICOLAS, CARIDAD SUR, CARIDAD NORTE					
ALONG PROV'L. ROAD TO SAN JOSE		**387.50**	**310.00**	**248.00**	**186.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
ALONG BARANGAY ROADS		**287.50**	**230.00**	**184.00**	**138.00**
2011 Market Value per sq.m.		237.50	190.00	152.00	114.00
STA. BARBARA					
ALONG BARANGAY ROADS		**250.00**	**200.00**	**160.00**	**120.00**
2011 Market Value per sq.m.		212.50	170.00	136.00	102.00
SAN FELIFE, BOSQUE, SAN VICENTE					
ALONG BARANGAY ROADS		**150.00**	**120.00**	**96.00**	**72.00**
2011 Market Value per sq.m.		125.00	100.00	80.00	60.00
MURCON					
ALONG PROV'L. ROAD TO LLANERA AND GEN. NATIVIDAD		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		162.50	130.00	104.00	98.00
ALONG BARANGAY ROADS		**150.00**	**120.00**	**96.00**	**72.00**
2011 Market Value per sq.m.		125.00	100.00	80.00	60.00
GOMEZ, FLORIDA BLANCA, VILLA VENIEGAS					
ALONG BARANGAY ROADS		**187.50**	**150.00**	**120.00**	**90.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00
ALONG BARANGAY & FEEDER ROADS IN THE DIFFERENT BARANGAY NOT EMBRACED IN THE ABOVE CLASSIFICATIONS		**87.50**	**70.00**	**56.00**	**42.00**
2011 Market Value per sq.m.		75.00	60.00	48.00	36.00

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

LUPAO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **Brgy. South, East & North** **ALONG C. MATA STREET** From: S. Baclig St. To : Briones St.	C-1	**680.00**	**544.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		400.00	320.00	₱ 256.00	₱ 192.00
POBLACION **ALONG P. DEL ROSARIO, SIXTO, BACLIG, MARCELO, NERI, NEMESIO CABILES STREET** From: C. Mata St. To : V. Joanino St. **ALONG MABALOT STREET** From: Sixto Baclig St. To : Del Rosario St. **ALONG JOANINO STREET** From: Sixto Baclig St. To : Briones St. **ALONG CABILES STREET** From: A. Buencamino Street To : C. Mata Street **ALONG NERI STREET** From: A. Buencamino St. To : C. Mata Street	R-1	**550.00**	**440.00**	**352.00**	**264.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
POBLACION **ALONG FELIPE CARPIO STREET** From: Briones St. To : Sixto Baclig St. **ALONG BRIONES STREET** From: C. Mata St. To : F. Carpio St. **ALONG V. JOANINO STREET** From: Sixto Baclig St. To : P. Del Rosario St. **ALONG NEMESIO CABILES STREET** From: V. Joanino St. To : Felipe Carpio St.	R-2	**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		262.50	210.00	168.00	126.00

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

LUPAO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG A. BUENACAMINO STREET From: C. Mata St. To : Prov. Road to San Jose					
ALONG PROV. ROAD TO MUÑOZ AND SAN JOSE CITY From: Sixto Baclig St. To : The last Residential Lot					
ALONG PROV. ROAD TO UMINGAN From: Briones St. To : Last Residential Lot					
ALONG SIXTO BACLIG STREET From: V. Joanino St. To : F. Carpio St.					
ALONG M. NERI STREET From: C. Mata St. To : A. Buencamino St.	R-3	**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		237.50	190.00	152.00	114.00
BARANGAY (BARRIOS) **SAN ROQUE, BAGONG FLORES ARIMAL, CORDERO, PARISTA BALBALUNGAO, SAN ISIDRO, SAN ANTONIO ESTE, ALALAY CHICA, AGUPALO WESTE, AGUPALO ESTE, SALVACION II, MAPANGPANG** **ALONG NATIONAL HIGHWAY PROVINCIAL ROAD**		**275.00**	**220.00**	**176.00**	**132.00**
2011 Market Value per sq.m.		162.50	130.00	104.00	78.00
BAGONG FLORES, TIENZO, SAN ANTONIO WESTE, SAN ANTONIO ESTE, NAMULANDAYAN **ALONG BARANGAY ROADS**		**237.50**	**190.00**	**152.00**	**114.00**
2011 Market Value per sq.m.		137.50	110.00	88.00	66.00
SAN PEDRO, NAMULANDAYAN, SALVACION I, SALVACION II, SAN ANTONIO WESTE, ALALAY GRANDE, AGUPALO WESTE, AGUPALO ESTE **ALONG BARANGAY ROADS**		**175.00**	**140.00**	**112.00**	**84.00**
2011 Market Value per sq.m.		100.00	80.00	64.00	48.00

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

LUPAO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
STO. DOMINGO, BURGOS, SAN PEDRO, MAMULANDAYAN **ALONG BARANGAY ROADS AND ALL OTHER KINDS OF ROADS IN DIFFERENT BARANGAY NOT EMBRACED IN THE ABOVE CLASSIFICATION**		**100.00**	**80.00**	**64.00**	**48.00**
2011 Market Value per sq.m.		62.50	50.00	40.00	30.00

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

NAMPICUAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (EAST & SOUTH CENTRAL)					
ALONG ALZATE BOULEVARD					
From: Ismael St.					
To : Provincial Road					
ESTACION & SOUTH CENTRAL					
ALONG BURGOS STREET					
From: Rizal St.					
To : M. Alzate St.					
NORTH POBLACION					
ALONG PROVINCIAL ROAD					
From: Alzate St.					
To : Osmena St.	**C-1**	**625.00**	**500.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
POBLACION (NORTH & SOUTHWEST)					
ALONG TEODORO BAQUISI STREET					
From: Magsaysay St.					
To : Osmena St.					
SOUTH CENTRAL NORTH POBLACION					
ALONG V. DIAZ STREET					
From: T. Baguisi St.					
To : Burgos St.					
NORTH POBLACION					
ALONG M. ALZATE BOULEVARD					
From: T. Baguisi St.					
To : Provincial St.					
NORTH POBLACION CABADUCAN WEST EAST CENTRAL					
ALONG OSMEÑA STREET					
From: T. Baguisi St.					
To : Ismael St.					
ALONG PROVINCIAL ROAD	**R-1**	**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00

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

NAMPICUAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **SOUTHWEST, WEST, WEST CENTRAL & NORTHWEST POBLACION** **ALONG PROVINCIAL ROAD** From: Rizal St. To : Nampicuan-Anao Boundary **SOUTHWEST & WEST CENTRAL POBLACION** **ALONG MAGSAYSAY STREET** From: T. Baguisi St. To : Burgos St. **SOUTHEAST & SOUTH CENTRAL POBLACION** **ALONG M. ALZATE STREET** From: Burgos St. To : Laureano Gonzales St. **SOUTHWEST POBLACION** **ALONG STO. DOMINGO & BURGOS ST.** From: Magsaysay Blvd. To : Rizal St.	R-2	**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		150.00	120.00	96.00	72.00
POBLACION **NORTH, SOUTHWEST, WEST CENTRAL & SOUTH CENTRAL POBLACION** **ALONG QUIRINO, DEL PILAR & MABINI STREETS** From: T. Baguisi St. To : Laureano Gonzales St. **ESTACION** **SOUTHWEST POBLACION** **SOUTH CENTRAL POBLACION** **ALONG L. GONZALES STREET** From: Del Pilar St. To : M. Alzate St. **SOUTH CENTRAL POBLACION** **ALONG CABAÑERO STREET** From: M. Alzate Blvd. To : Rizal St. **NORTH & WEST CENTRAL POBLACION** **ALONG T. BAGUISI STREET** From: Osmeña St. To : Magsaysay St.	R-3	**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		112.50	90.00	72.00	54.00

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

NAMPICUAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
EAST CENTRAL & SOUTHEAST POBLACION					
ALONG ISMAEL STREET					
From: Osmeña St.					
To : Don Juan Aquino St.					
CABADUCAN EAST EAST CENTRAL POBLACION					
ALONG J. QUIAOIT, J. DELA CRUZ AND LACUROM STREETS					
From: Don Juan Aquino St.					
To : Don David Manglicmot St.					
CABADUCAN EAST					
ALONG M. TABILANGAN, DELA TORRE STREETS					
From: C. Morandos St.					
To : Its Ends					
ALONG P. MARQUEZ & G. MORONDOS STREETS					
From: Don David Manglicmot St.					
To : M. Tabilangan St.					
AMBASSADOR CABADUCAN EAST					
ALONG DON JUAN AQUINO, CAYETANO DOMINGO & DON MANGLICMOT STS.					
From: Ismael St.					
To : Leoncio Mades St.					
ALONG BERNARDINO STREET ESTEBAN & LEONCIO MADES STREETS					
From: Don Juan Aquino St.					
To : Don David Manglicmot St.					
SOUTHEAST & SOUTH CENTRAL POBLACION					
ALONG RIZAL STREET					
From: Burgos St.					
To : L. Gonzales St.					
ALONG ALL KINDS OF ROAD NOT EMBRACED IN THE ABOVE CLASSIFICATIONS					
BARANGAY (BARRIOS)					
CABAWANGAN WEST					
ALONG PROVINCIAL ROADS					
ALONG ALL KINDS OF ROADS IN THE DIFFERENT BARANGAYS FROM AMBASSADOR ALZATE VILLAGE IN THE FARTHEST BARANGAY		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		112.50	90.00	72.00	54.00

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

NAMPICUAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
TONY, EDY, ALEMANIA, MEDICO, MAELING, MONIC, RECUERDO, MAYANIAC **ALONG ALL OTHER RESIDENTIAL LANDS NOT EMBRACED IN THE ABOVE CLASSIFICATION**		**137.50**	**110.00**	**88.00**	**66.00**
2011 Market Value per sq.m.		67.50	54.00	43.20	32.40

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

PANTABANGAN

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG DON SERAFIN LINSANGAN AVENUE (NATIONAL ROAD)** From: Bermuda Triangle Eastward To : East Poblacion Block 19	C-1	**775.00**	**620.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		₱ 387.50	₱ 310.00	₱ 248.00	₱ 186.00
POBLACION **ALONG ROAD 7, 9 10,11 & 12** From: Corner of Don Serafin Linsangan Avenue and Road 7 To : Corner Don Serafin Linsangan Avenue and Road No. 12	C-2	**650.00**	**520.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
POBLACION **ALONG ALL KINDS OF ROADS AT EAST AND WEST POBLACION**	R1	**450.00**	**360.00**	**288.00**	**216.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
BARANGAY (BARRIOS) **CAMBITALA, GANDUZ, SAMPALOC & SAN JUAN, FATIMA & CONVERSION** **ALONG PROVINCIAL, BARANGAY AND FEEDER ROADS**		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		200.00	160.00	128.00	96.00
MALBANG, VILLARICA, LIBERTY, NAPON-NAPON, MARIKIT, AND CADACLAN **ALONG BARANGAY ROADS**		**325.00**	**260.00**	**208.00**	**156.00**
2011 Market Value per sq.m.		162.50	130.00	104.00	78.00
ALONG BARANGAY AND FEEDER ROADS IN THE DIFFERENT BARANGAYS NOT EMBRACED IN THE ABOVE CLASSIFICATIONS		**200.00**	**160.00**	**128.00**	**96.00**
2011 Market Value per sq.m.		100.00	80.00	64.00	48.00

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

PEÑARANDA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG P. PADILLA AND RIZAL STS.** From: Corner Burgos To : Corner PNR (MRR) Tracks **ALONG ZAMORA STREET ALONG BURGOZ AND GOMEZ STREETS** From: Corner Rizal St. To : Corner P. Padilla St.	C-1	**2,562.50**	**2,050.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,450.00	1,160.00	928.00	696.00
POBLACION **ALONG VILLANUEVA, BURGOS, AND GOMEZ STREETS** From: Rizal St. To : Gen. Lacuna St. **ALONG P. PADILLA AND RIZAL STREETS** From: Corner Villanueva St. To : Corner Abesamis St. **ALONG MABINI AND BONIFACIO ST.** From: Corner Rizal St. To : Corner P. Padilla St.	R-1	**1,537.50**	**1,230.00**	**984.00**	**738.00**
2011 Market Value per sq.m.		825.00	660.00	528.00	396.00
POBLACION **ALONG GENERAL LACUNA ST.** **ALONG BONIFACIO ST.** From: PNR (MRR) Tracks **ALONG BURGOZ STREET** From: Corner P. Padilla St. To : Cemetery Site **ALONG GOMEZ STREET AND ZAMORA STREET** From: Corner P. Padilla St. To : Corner Road to High School	R-2	**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		725.00	580.00	464.00	348.00
POBLACION **ALONG UNNAMED STREETS AND SUBDIVISION ROADS AND ALL RESIDENTIAL LANDS NOT OTHERWISE CLASSIFIED IN THE POBLACION**	R-3	**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
SAN JOSEF **ALONG RIZAL, AVES, F. LACUNA AND GEN. LACUNA STREETS** From: Corner PNR Tracks To : Main Canal Service Road (PRIS)DAM		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00

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

PEÑARANDA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
SAN JOSEF					
ALONG RIZAL EXT., STO. NIÑO, SAN PEDRO, SAN JUAN, GEN. TINIO, PROV. ROAD TO CALLOS ALL WITHIN BARANGAY		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		337.50	270.00	216.00	162.00
CALLOS					
ALONG ALL ROADS IN CALLOS		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		337.50	270.00	216.00	162.00
SINASAJAN					
ALONG PROVINCIAL ROAD		**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
SINASAJAN					
ALONG BARANGAY AND FEEDER ROADS		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
STO. TOMAS					
ALONG PROVINCIAL ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		512.50	410.00	328.00	246.00
STO. TOMAS					
ALONG BARANGAY AND FEEDER ROADS ROADS		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
LAS PIÑAS					
ALONG THE PROVINCIAL ROAD		**875.00**	**700.00**	**560.00**	**420.00**
ALONG BARANGAY AND FEEDER ROADS		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		325.00	260.00	210.00	156.00
SAN MARIANO					
ALONG BARANGAY AND FEEDER ROADS		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		62.50	50.00	40.00	30.00

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

QUEZON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG TOMAS JOSON AVENUE** From: Crossing (Curva) To : Jose Cruz St. **ALONG ELVINIA STREET** From: Gabaldon St. To : Tomas Joson St.	**C-1**	**3,300.00**	**2,640.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,200.00	1,760.00	1,408.00	1,056.00
ALONG PROVINCIAL ROAD TO LICAB, BERTESE & DULONG BAYAN	**C-2**	**1,875.00**	**1,500.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,250.00	1,000.00	800.00	600.00
POBLACION **ALONG TOMAS JOSON STREET** From: Florentino Da Jose St. To : Francisco Magno St. From: Dona Lucia Tinio St. To : Creek	**R-1**	**1,875.00**	**1,500.00**	**1,200.00**	**900.00**
2011 Market Value per sq.m.		1,250.00	1,000.00	800.00	600.00
POBLACION **ALONG GALBADON STREET** From: Florentino St. To : Dona Lucia Tinio St. **ALONG MARTIN VILLASAN STREET** From: Florentino Da Jose To : Quijano St.	**R-2**	**937.50**	**750.00**	**600.00**	**450.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00
POBLACION **ALONG QUIJANO, PEDRO CAPALUNGAN, FRANCISCO MAGNO, JOSE V. CRUZ AND FORENTINO DA JOSE STREETS** From: Gabaldon St. To : Martin Villasan St. **ALONG DONA LUCIA TINIO STREET** From: Gabaldon St. To : Tomas Jose St.	**R-3**	**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
POBLACION **ALONG PEDRO CAPALUNGAN STREET** From: Gabaldon St. westward towards the cemetery	**R-4**	**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
POBLACION **ALONG ALL ROADS IN THE POBLACION NOT EMBRACED IN THE ABOVE CLASSIFICATIONS**	**R-5**	**562.50**	**450.00**	**360.00**	**270.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00

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

QUEZON

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY (Barrios)					
ILOG BALIWAG, BERTESE, STA. CLARA (OSMENA) PARUKOT (SAN MIGUEL)		**525.00**	**420.00**	**336.00**	**252.00**
2011 Market Value per sq.m.		350.00	280.00	224.00	168.00
ALONG THE PROVINCIAL ROAD TO LICAB		**562.50**	**450.00**	**360.00**	**270.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
BERTESE, STA. CLARA, ILOG BALIWAG, STO. CRISTO, DONA LUCIA, AND DULONG BAYAN		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
ALONG BARANGAY AND FEEDER ROADS		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
STA. RITA, SAN ALEJANDRO, SAN ANDRES I & II, STO. TOMAS FERIA PULONG BAHAY					
ALONG BARANGAY AND FEEDER ROADS AND ALL BARANGAYS NOT EMBRACED IN THE ABOVE CLASSIFICATION		**337.50**	**270.00**	**216.00**	**162.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

RIZAL

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALL FRONTING THE PUBLIC MARKET ALONG AGLIPAY STREET** **Brgy. Pob. Sur and Centro** From: Boundary Pob. Sur and Del Pilar To : Villanueva St. **ALONG MAGSAYSAY STREET** **(Road to Bongabon)** **Brgy. Pob. Sur and Calaocan Dist.** From: Aglipay St. To : Lapuz St. **ALONG QUEZON STREET** **Brgy. Pob. Sur, Pob. Centro and Pob. West** From: Agaran St. To : Irrigation Canal **ALONG AGARAN STREET** **Brgy. Pob. Sur and Centro** From: Magsaysay St. (Road to Bongabon) To : Villanueva St.	C-1	4,687.50	3,750.00	NO STRIPPING	
2011 Market Value per sq.m.		1,825.00	1,460.00	1,168.00	876.00
POBLACION **ALONG MAGSAYSAY STREET** **(Provincial Road to Bongabon)** **Brgy. Calaocan District** From: Lapuz St. To : Tabangay St. **ALONG NAGUE STREET** **Brgy. Pob. Sur, Centro & Norte** From: Rizal St. To : Manzano St. **ALONG LAPUZ STREET** **Brgy. Calaocan District and Poblacion Centro** From: Magsaysay St. To : Alvarez St. **ALONG VILLANUEVA STREET** From: Nague St. To : Lapuz St. **ALONG ALVAREZ STREET** From: Nague St. To : Lapuz St. **ALONG MUNSAYAC STREET** From: Aglipay St. To : Lapuz St. **ALONG RIZAL STREET** **Brgy. Poblacion Sur** From: Aglipay St. To : Nague St. **ALONG MATEO STREET** From: Nague St. To : Agaran St.	C-2	2,812.50	2,250.00	NO STRIPPING	
2011 Market Value per sq.m.		1,625.00	1,300.00	1,040.00	780.00

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

RIZAL

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG MAGSAYSAY STREET (PROVINCIAL ROAD TO BONGABON) **Brgy. Pob. Sur & Calaocan Dist.** From: Aglipay St. To : Tabangay St. (Provincial Road to Cabucbucan)					
ALONG MATEO STREET **Brgy. Poblacion Sur** From: Aglipay St. To : Agaran St.					
ALONG MUNSAYAC STREET **Brgy. Pob. Sur & Calaocan Dist.** From: Aglipay St. To : Tabangay St.					
ALONG QUEZON STREET **Brgy. Poblacion East, Sur, Centro and West** From: Tabangay St. To : Irrigation St.					
ALONG ALVAREZ, VILLANUEVA, PARAISO AND MANZANO STREETS **Brgy. Pob. East, Centro & Norte** From: Naque St. To : Tabangay St.					
ALONG RIZAL STREET **Brgy. Poblacion Sur** From: Aglipay St. To : Nague St. Westward					
ALONG AGLIPAY STREET **Brgy. Poblacion Sur & Centro** From: Boundary Pob. Sur and Del Pilar To : Villanueva St.					
ALONG AGARAN STREET **Brgy. Poblacion Sur & Norte** From: (Prov'l. Road to Bongabon) Magsaysay St. To : Overflow, Pob. Norte					
ALONG A. LAPUZ STREET **Brgy. Calaocan District and Brgy. Poblacion East & Norte** From: (Prov'l. Road to Bongabon) Magsaysay St. To : Manzano St.					
ALONG ALL ROADS SURROUNDING THE GRANARY CO-EDUCATIONAL INSTITUTION **Brgy. Poblacion Sur**					
ALONG GULOD STREET **Brgy. Poblacion West** From: Provincial Road to San Jose To : Nague St.	R-1	**2,250.00**	**1,800.00**	**1,440.00**	**1,080.00**
2011 Market Value per sq.m.		1,025.00	820.00	660.00	370.00

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

RIZAL

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG ALL ROADS AT VILLAJUAN SUBDIVISION Brgy. Poblacion Sur					
ALONG LABONETE MANUEL & CRISTOBAL STREET (PARIIR)	**R-1**	**2,250.00**	**1,800.00**	**1,440.00**	**1,080.00**
2011 Market Value per sq.m.		1,025.00	820.00	660.00	370.00
POBLACION					
ALONG VILLANUEVA, ALVAREZ AND IPIL STREET Brgy. Pob. Norte & East and Brgy. Calaocan District					
From: Tabangay St. Eastward	**R-2**	**937.50**	**750.00**	**600.00**	**450.00**
2011 Market Value per sq.m.		875.00	700.00	560.00	420.00
BARANGAY (BARRIOS)					
AGBANAWAG					
ALONG THE PROVINCIAL ROAD TO RIZAL AND BARANGAY ROADS FRONTING THE PUBLIC MARKET		**1,875.00**	**1,500.00**	**1,200.00**	**900.00**
2011 Market Value per sq.m.		550.00	440.00	-	-
ALONG PROVINCIAL ROAD TO RIZAL FRONTING THE BARANGAY SCHOOL SITE					
ALONG PROV'L. ROAD TO RIZAL	**R-3**	**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		550.00	440.00	350.00	260.00
CABUCBUCAN					
ALONG PROVINCIAL ROAD TO RIZAL AND BARANGAY ROADS SURROUNDING THE SCHOOL SITE		**600.00**	**480.00**	**384.00**	**288.00**
2011 Market Value per sq.m.		475.00	380.00	300.00	230.00
DEL PILAR, MACAPSING, CURVA AND BICOS					
ALONG PROVINCIAL ROAD AND BRGY. ROADS SURROUNDING THE BRGY. SCHOOL SITE		**600.00**	**480.00**	**384.00**	**288.00**
2011 Market Value per sq.m.		550.00	440.00	350.00	260.00
ALONG BARRIO ROADS		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		325.00	260.00	210.00	160.00
PACO ROMAN, ESTRELLA AND PAGASA					
ALONG BARANGAY ROADS SURROUNDING THE SCHOOL SITE		**600.00**	**480.00**	**384.00**	**288.00**
2011 Market Value per sq.m.		475.00	380.00	300.00	230.00
ALONG BARANGAY ROADS		**350.00**	**280.00**	**224.00**	**168.00**
2011 Market Value per sq.m.		325.00	260.00	210.00	160.00

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

RIZAL

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
SAN GREGORIO, SAN ESTEBAN, STA. MONICA AND PORTAL					
ALONG PROV. ROAD AND BARANGAY ROADS SURROUNDING THE SCHOOL SITE		**593.75**	**475.00**	**380.00**	**285.00**
2011 Market Value per sq.m.		475.00	380.00	300.00	230.00
ALONG BARANGAY ROADS		**343.75**	**275.00**	**220.00**	**165.00**
2011 Market Value per sq.m.		325.00	260.00	210.00	160.00
CANAAN EAST AND CANAAN WEST					
ALONG BARANGAY ROADS		**593.75**	**475.00**	**380.00**	**285.00**
2011 Market Value per sq.m.		325.00	260.00	210.00	160.00
CASILACAN, MALIGAYA, VILLA LABRADOR AND PARAISO AND GEN. LUNA					
ALONG ALL OTHER KINDS OF BARANGAY ROADS		**422.50**	**338.00**	**270.40**	**202.80**
2011 Market Value per sq.m.		275.00	220.00	180.00	130.00

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

SAN ANTONIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG GALLEGO STREET** From: Corner De Leon St. To : Corner Lamson & Sta. Cruz St. **ALONG BAGONG BAYAN STREET** From: Corner J. Gallego St. To : Corner San Antonio Elementary School Site **ALONG VIESCA STREET** From: Corner Tan Felix St. To : Corner J. Gallego St. **ALONG TAN FELIX STREET** From: Corner Ortiz St. To : Corner J. Gallego St.	C-1	**2,250.00**	**1,800.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,875.00	1,500.00	1,200.00	900.00
POBLACION **ALONG HERRERA ST.** From: Corner Ortiz St. To : Corner Cando St. **ALONG PROVINCIAL ROAD** From: Corner De Leon St. To : Corner road to Maugat (Viesca Rice Mill) **ALONG LAMSON STREET** From: Corner J. Gallego St. To : Corner Cando St.	R-1	**1,875.00**	**1,500.00**	**1,200.00**	**900.00**
2011 Market Value per sq.m.		1,500.00	1,200.00	960.00	720.00
POBLACION **ALONG STA. CRUZ STREET** From: J. Gallego St. To : Corner Teacher's Village **ALONG TEACHER'S VILLAGE** From: Corner Sta. Cruz St. To : Corner Viesca St. **ALONG UNNAMED ST. (WESTSIDE MUNICIPAL BUILDING)** From: Corner Viesca St. To : Corner San Antonio Elementary School Site	R-2	**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		1,200.00	960.00	768.00	576.00
POBLACION **ALONG GALLEGO ST.** From: N. Reyes St. To : Lamson St. **ALONG M. REYES ST.** From: Corner J. Gallego St. To : N. Cando St.	R-3	**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		962.50	770.00	616.00	462.00

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

SAN ANTONIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG N. CANDO ST.					
From: Corner M. Reyes St.					
To : Corner Julo Brgy. Chapel					
ALONG DE LEON ST.					
From: Corner Cando St.					
To : Corner Provincial Road					
ALONG CASTAÑEDA STREET					
From: J. Gallego St.					
To : N. Cando St.					
ALONG TOLEDO STREET					
From: Corner Castañeda St.					
To : Corner Lamson St.					
ALONG VIESCA STREET					
From: Corner Tan Felix St.					
To : Corner Teacher's Village	R-3	**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		962.50	770.00	620.00	462.00
BARANGAY SAN MARIANO					
ALONG PROVINCIAL ROAD					
From: Corner Road to Maugat					
To : Town Boundary of Jaen		**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		1,000.00	800.00	640.00	480.00
BARANGAY SAN MARIANO					
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		787.50	630.00	504.00	378.00
BARANGAY TIKIW					
ALONG PROVINCIAL ROAD		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		1,250.00	1,000.00	800.00	600.00
BARANGAY TIKIW					
ALONG BARANGAY ROAD		**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		1,125.00	900.00	720.00	540.00
BARANGAY STO. CRISTO					
ALONG PROV'L ROAD		**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00
BARANGAY STO. CRISTO					
ALONG BARANGAY ROAD		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		437.50	350.00	280.00	210.00
BARANGAY STA. CRUZ					
ALONG PROVINCIAL ROAD		**1,250.00**	**1,000.00**	**800.00**	**600.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00
BARANGAY STA. CRUZ					
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		437.50	350.00	280.00	210.00
BARANGAY MAUGAT					
ALONG PROVINCIAL ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00

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

SAN ANTONIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY MAUGAT					
ALONG BARANGAY ROAD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		437.50	350.00	280.00	210.00
BARANGAY JULO					
ALONG PROVINCIAL ROAD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		625.00	500.00	400.00	300.00
BARANGAY JULO					
ALONG BARANGAY ROAD		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		437.50	350.00	280.00	210.00
BARANGAY LAWANG KUPANG					
ALONG PROVINCIAL ROAD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		600.00	480.00	384.00	288.00
BARANGAY LAWANG KUPANG					
ALONG BARANGAY ROAD		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
BARANGAY LUYOS					
ALONG PROVINCIAL ROAD		**750.00**	**600.00**	**480.00**	**360.00**
2011 Market Value per sq.m.		600.00	480.00	384.00	288.00
BARANGAY LUYOS					
ALONG BARANGAY ROAD		**562.50**	**450.00**	**360.00**	**270.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
BARANGAY PAPAYA					
ALONG PROVINCIAL ROAD		**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		600.00	480.00	384.00	288.00
BARANGAY PAPAYA					
ALONG BARANGAY ROAD		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
BARANGAY SAN FRANCISCO					
ALONG PROVINCIAL ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		600.00	480.00	384.00	288.00
BARANGAY SAN FRANCISCO					
ALONG BARANGAY ROAD		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
BARANGAY STA. BARBARA					
ALONG BARANGAY ROAD		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
BARANGAY CAMAJUAN					
ALONG BARANGAY ROAD		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
BARANGAY PANABINGAN					
ALONG BARANGAY ROAD		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
BARANGAY BULIRAN					
ALONG BARANGAY ROAD		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
BARANGAY SAN JOSE					
ALONG BRGY. ROADS		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00

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

SAN ANTONIO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALL RESIDENTIAL LANDS NOT OTHERWISE CLASSIFIED AND OR SPECIFIED IN THIS SCHEDULE IF IN THE POBLACION IN BRGY.		**500.00**	**400.00**	**320.00**	**240.00**
2011 Market Value per sq.m.		150.00	120.00	96.00	72.00

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

SAN ISIDRO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG RIZAL STREET (NATIONAL HIGHWAY)** From: T. Talens St. To : Corner L. Cruz St.	C-1	**1,987.50**	**1,590.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,525.00	1,220.00	976.00	732.00
POBLACION **ALONG VALLARTA STREET** From: General de Jesus St. To : Carmen St. **ALONG P. MIRANDA STREET** From: General de Jesus St. To : A. Aviado St.	C-2	**1,587.50**	**1,270.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,225.00	980.00	784.00	588.00
POBLACION **ALONG TALENS STREET** From: Rizal St. To : Carmen St. **ALONG CARMEN STREET** From: Bunuan St. To : T. Talens St. **ALONG SIDECO STREET** From: A. Vallarta St. To : E. Policarpio St. **ALONG AVIADO STREET** From: E. Policarpio St. To : P. Miranda St.	R-1	**1,350.00**	**1,080.00**	**864.00**	**648.00**
2011 Market Value per sq.m.		1,040.00	830.00	664.00	498.00
POBLACION **ALONG L. CRUZ STREET** From: A. Cecilio St. To : Corner National Highway **ALONG GENERAL DE JESUS STREET** From: A. Vallarta St. To : Miranda St. **ALONG G. MEDINA STREET AND C. ORTEGA STREET** From: A. Vallarta St. To : Carmen St.	R-2	**1,150.00**	**920.00**	**736.00**	**552.00**
2011 Market Value per sq.m.		890.00	710.00	568.00	426.00

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

SAN ISIDRO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY ALUA					
ALONG NATIONAL HIGHWAY					
From: Corner T. Talens St. To : Barangay Boundary Sto. Cristo		**1,037.50**	**830.00**	**664.00**	**498.00**
2011 Market Value per sq.m.		800.00	640.00	510.00	380.00
ALONG MAIN MUNICIPAL ROAD		**712.50**	**570.00**	**456.00**	**342.00**
2011 Market Value per sq.m.		550.00	440.00	352.00	264.00
ALONG BARANGAY FEEDERS AND SUBD. ROAD		**587.50**	**470.00**	**376.00**	**282.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
SAN ISIDRO					
MALAPIT					
ALONG NATIONAL HIGHWAY (LEFTSIDE SOUTHWARD)		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		1,150.00	920.00	736.00	552.00
ALONG OLD PROVINCIAL ROAD					
From: National Highway (Leftside Southward)		**1,125.00**	**900.00**	**720.00**	**540.00**
ALONG SUBD. ROAD		**1,125.00**	**900.00**	**720.00**	**540.00**
2011 Market Value per sq.m.		862.50	690.00	552.00	414.00
ALONG VENTUS STREET					
From: National Highway To : Corner Old Prov. Road		**925.00**	**740.00**	**592.00**	**444.00**
2011 Market Value per sq.m.		712.50	570.00	456.00	342.00
STO. CRISTO					
ALONG NATIONAL HIGHWAY		**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		650.00	520.00	416.00	312.00
ALONG MUNICIPAL ROAD		**687.50**	**550.00**	**440.00**	**330.00**
2011 Market Value per sq.m.		525.00	420.00	336.00	252.00
CALABA					
ALONG PROVINCIAL ROAD AND ALONG IBANEZ ROAD		**712.50**	**570.00**	**456.00**	**342.00**
2011 Market Value per sq.m.		550.00	440.00	352.00	264.00
ALONG BARANGAY ROAD		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		412.50	330.00	260.00	200.00
SAN ROQUE					
ALONG NATIONAL HIGHWAY		**962.50**	**770.00**	**616.00**	**462.00**
2011 Market Value per sq.m.		737.50	590.00	472.00	354.00
ALONG MUNICIPAL AND BARANGAY ROAD		**700.00**	**560.00**	**448.00**	**336.00**
2011 Market Value per sq.m.		537.50	430.00	344.00	258.00
PULO					
ALONG PROVINCIAL ROAD		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		412.50	330.00	264.00	198.00

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

SAN ISIDRO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG BARANGAY ROAD		**425.00**	**340.00**	**272.00**	**204.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
TABON					
ALONG PROVINCIAL ROAD		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		412.50	330.00	264.00	198.00
ALONG BARANGAY ROAD		**425.00**	**340.00**	**272.00**	**204.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
MANGGA					
ALONG ALL ROADS		**412.50**	**330.00**	**264.00**	**198.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
RESIDENTIAL LANDS NOT OTHERWISE CLASSIFIED OR SPECIFIED - POB.		**925.00**	**740.00**	**592.00**	**444.00**
2011 Market Value per sq.m.		712.00	570.00	456.00	342.00
IN ALL BARANGAY (BARRIOS)		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		287.50	230.00	184.00	138.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION **ALONG NATIONAL ROAD AT DIVERSION JUNCTION** From: Last Road Adorable Village Subd. To : Melosantos Residence **ALONG RIZAL STREET AT POBLACION** From: Luna St. To : Mabini St.	C-1	2,500.00	2,000.00	NO STRIPPING	
2011 Market Value per sq.m.		1,110.00	890.00	712.00	534.00
POBLACION **ALONG PROVINCIAL ROAD AT DIVERSION JUNCTION** From: Cockpit Arena Site To : Market Site **ALONG NATIONAL ROAD AT BRGY. CASTELLANO** From: Vendevil Rice Mill To : L.G.H. Compound	C-2	1,875.00	1,500.00	NO STRIPPING	
2011 Market Value per sq.m.		837.50	670.00	536.00	402.00
ALONG RIZAL STREET From: Luna St. To : Gonzales Residence (Eastside) From: Mabini St. To : Pob.-Mallorca Boundary From: Luna St. To : Mambangan-Pob. Boundary (Westside) **ALONG BONIFACIO STREET** From: Mambangan, Pob. Boundary To : Mabini St. **ALONG SAN BARTOLOME ST.** From: Rizal St. To : Paraan **ALONG BURGOS STREET** From: Bonifacio St. To : San Bartolome Ext. **ALONG DEL ROSARIO STREET** From: Bonifacio St. To : Rizal St.	R-1	800.00	640.00	512.00	384.00
2011 Market Value per sq.m.		662.50	530.00	424.00	318.00
ALONG LUNA STREET From: San Leonardo Academy Site To : San Bartolome St. Ext. **ALONG MABINI STREET** From: Bonifacio St. To : Rizal St.	R-2	700.00	560.00	448.00	336.00
2011 Market Value per sq.m.		587.50	470.00	376.00	282.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
From: Gonzales Residence To : Mambangan-Pob. Boundary (Eastside)					
ALONG BONIFACIO STREET From: Mabini St, To : Poblacion-Mallorca Boundary					
ALONG F. SALOMON STREET From: San Bartolome St. To : Del Rosario St.					
ALONG DEL ROSARIO STREET From: Rizal St. To : F. Salomon St.					
ALONG BURGOS STREET From: Bonifacio St. To : Road over canal	**R-2**	**700.00**	**560.00**	**448.00**	**336.00**
2011 Market Value per sq.m.		587.50	470.00	376.00	282.00
ALONG MABINI STREET From: Bonifacio St. To : Road over canal					
ALONG PARAAN & PARAAN PUTOL From: San Bartolome St. To : End of Street					
ALONG ROAD TO MUNICIPAL CEMETERY From: Bonifacio St. To : End of street					
ALONG SAN BARTOLOME STREET From: Paraan To : End of Street					
ALONG BURGOS STREET From: San Bartolome St, To : End of street					
ALONG DEL ROSARIO STREET From: F. Salomon St. To : Poblacion-Mallorca Boundary					
ALONG LUNA STREET From: San Bartolome St. To : End of street					
ALONG VILLAROMAN STREET From: Rizal St. To : End of street					
ALONG AZARCON STREET From: Judge Aguilar St. To : End of street					
ALONG VALMONTE STREET From: Bonifacio St. To : End of street	**R-4**	**562.50**	**450.00**	**360.00**	**270.00**
2011 Market Value per sq.m.		462.50	370.00	296.00	222.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG DIVERION ROAD NATIONAL ROAD From: Melosantos Residence To : Tabuating Magpapalayok Boundary From: Last Adorable Village Subd. To : L.G.H. Compound Brgy. Castellano		**850.00**	**680.00**	**544.00**	**408.00**
2011 Market Value per sq.m.		687.50	550.00	440.00	330.00
MALLORCA **ALONG RIZAL STREET** From: Pob.-Mallorca Boundary To : Intersections Roads to Gen. Tinio and Peñaranda		**637.50**	**510.00**	**408.00**	**306.00**
2011 Market Value per sq.m.		512.50	410.00	328.00	246.00
ALONG PANTALEON STREET From: Pob.-Mallorca Boundary To : Del Pilar St. **ALONG PROVINCIAL ROAD** From: Junction Roads to Gen. Tinio & Peñaranda To : San Leonardo, Peñaranda Boundary **ALONG DEL PILAR STREET** From: Pantaleon Street To : Rizal St. **ALONG F. JAMLANG STREET** From: Rizal St. To : Pantaleon St.		**537.50**	**430.00**	**344.00**	**258.00**
2011 Market Value per sq.m.		437.50	350.00	280.00	210.00
ALONG PANTALEON STREET From: Del Pilar St. To : T. Jamlang St. **ALONG B. REYES STREET** From: Pantaleon St. To : Rizal St. **ALONG DEL PILAR STREET** From: Rizal St. To : End of Street **ALONG P. GAVINO STREET** From: Rizal St. To : End of the Road **ALONG T. JAMLANG STREET** From: Pantaleon St. To : Mr. Reynaldo Mangahas **ALONG OTHER BARANGAYS FEEDER ROADS**		**462.50**	**370.00**	**296.00**	**222.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
MAMBANGAN					
ALONG NATIONAL HI-WAY					
From: Diversion Junction					
To : J.D. Aguilar Proposed Casino Building					
ALONG PROVINCIAL ROAD					
From: Mambangan-Poblacion					
To : Mambangan-Nieves Boundary		**625.00**	**500.00**	**400.00**	**300.00**
2011 Market Value per sq.m.		512.50	410.00	328.00	246.00
ALONG JUDGE AGUILAR STREET					
ALONG CIRIACO STREET					
From: Judge Aguilar St.					
To : Provincial Road					
ALONG RAYO STREET					
From: Judge Aguilar St.					
To : Provincial Road					
ALONG WAGAN STREET					
From: Provincial Road					
To : Road over Canal		**550.00**	**440.00**	**352.00**	**264.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
TIERRACON SUBDIVISION					
ALONG N. PARAS STREET		**1,200.00**	**960.00**	-	-
From: Provincial St.					
To : End of the Road					
ALONG TUAZON STREET					
From: Provincial Road					
To : End of the road		**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		362.50	290.00	232.00	174.00
NIEVES					
NORTH VIEW HEIGHTS SUBD.					
ALONG NATIONAL HI-WAY		**1,500.00**	**1,200.00**	-	-
From: (L.G.H. Compound) Mt. Zion Memorial					
To : B. Tongol Prop.					
2011 Market Value per sq.m.			320.00		
ALONG PROVINCIAL ROAD					
From: Mambangnan-Nieves Boundary					
To: Nieves-Castellano Boundary		**525.00**	**420.00**	**336.00**	**252.00**
2011 Market Value per sq.m.		425.00	340.00	272.00	204.00
ALONG OTHER STREETS BARANGAY ROADS & FEEDER ROADS		**262.50**	**210.00**	**168.00**	**126.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
CASTELLANO					
ALONG NATIONAL HI-WAY					
From: Gapan-Castellano Boundary					
To : Texas and Dallas Hotel					
ALONG PROVINCIAL ROAD					
From: Nieves-Castellano Boundary					
To: Castellano Barangay Chapel		**575.00**	**460.00**	**368.00**	**276.00**
2011 Market Value per sq.m.		475.00	380.00	304.00	228.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG PROVINCIAL ROAD From: Roman Catholic Chapel (Northward) To : Bridge **ALONG OLD PROVINCIAL ROAD** From: Provnicial Road To National Road		**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		362.50	290.00	232.00	174.00
SAN ROQUE **ALONG PROVINCIAL ROAD** From: Roman Catholic Church (Northward) To: Bridge		**475.00**	**380.00**	**304.00**	**228.00**
2011 Market Value per sq.m.		387.50	310.00	248.00	186.00
ALONG NATIONAL HIGHWAY					
GOLDEN MEADOWS		**1,800.00**	**1,440.00**	-	-
ALONG PROVINCIAL ROAD From: San Roque-Castellano Boundary To : San Roque-Roman Catholic Church **ALONG PROVINCIAL ROAD** From: Bridge To : San Roque-San Anton Boudnary **ALONG ALL KINDS OF** **OF BARANGAY ROADS**		**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
SAN ANTON **ALONG PROVINCIAL ROAD (TO JAEN)** From: Juatco's Poultry Farm To : Junction (Westward)		**550.00**	**440.00**	**352.00**	**264.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG PROVINCIAL ROAD From: National Road To : Juatco's Poultry Farm **ALONG PROVINCIAL ROAD** From: Junction Northward To : San Anton Elem. School		**462.50**	**370.00**	**296.00**	**222.00**
2011 Market Value per sq.m.		375.00	300.00	240.00	180.00
ALONG PROVINCIAL ROAD From: Junction Bridge To : Bridge **ALONG PROVINCIAL ROAD** From: Barangay Plaza (Souhtward) To : End of the road **ALONG PROVINCIAL ROAD** From: San Roque-San Anton Boundary (Northward) To : Provincial Road (going to Jaen)		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
TAMBO ADORABLE					
ALONG NATIONAL ROAD					
From: Ramos Ricemill					
To : Diversion Junction					
ALONG PROVINCIAL ROAD					
From: Roman Catholic Chapel					
To : Elementary School		**425.00**	**340.00**	**272.00**	**204.00**
2011 Market Value per sq.m.		350.00	280.00	224.00	168.00
ALONG PROVINCIAL ROAD					
From: Elem School Site Tambo South					
To : Cockpit Arena Site					
ALONG PROVINCIAL ROAD					
From: Tambo-San Anton Boundary					
To: Roman Catholic Chapel					
ALONG PROVINCIAL ROAD					
From: Sapang Tambo Bridge					
To : Tambo-Magpapalayok Boundary					
ALONG ALL OTHER BARANGAY AND FEEDER ROADS		**375.00**	**300.00**	**240.00**	**180.00**
2011 Market Value per sq.m.		312.50	250.00	200.00	150.00
MAGPAPALAYOK					
ALONG NATIONAL HIGHWAY					
From: Diversion Junction					
To: B-Meg		**675.00**	**540.00**	**432.00**	**324.00**
2011 Market Value per sq.m.		550.00	440.00	352.00	264.00
ALONG PROVINCIAL ROAD					
From: Adorable-Magpapalayok Boundary					
To : Magpapalayok-Tabuating Boundary					
ALONG ABINALES STREET					
From: Provincial Road					
To : End of the Street					
ALONG LOPEZ STREET					
From: Provincial Road					
To : End of the St.					
ALONG VILLAROMAN, R. ADORABLE, BAGONG SIKAT, D. SANQUI AND ALL OTHER BARANGAY AND SUBDIVISION ROADS		**362.50**	**290.00**	**232.00**	**174.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
TABUATING & TAGUMPAY					
ALONG THE NATIONAL ROAD					
From: Continex Bldg.					
To : Tabuating-Sta. Rosa Boundary		**712.50**	**570.00**	**456.00**	**342.00**
2011 Market Value per sq.m.		587.50	470.00	380.00	280.00

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

SAN LEONARDO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG NATIONAL ROAD From: Tabuating Elementary School To : Corner of the Provincial Road **ALONG NATIONAL ROAD** From: Provincial Road To : Tabuating Bridge		**675.00**	**540.00**	**432.00**	**324.00**
2011 Market Value per sq.m.		550.00	440.00	352.00	264.00
ALONG PROVINCIAL ROAD TO MAGPAPALAYOK From: National Road To : Tabuating-Magpapalayok Boundary **ALONG PROVINCIAL ROAD** From: National Road To : Road over canal **ALONG ALL OTHER BARANGAY AND FEEDER ROADS**		**400.00**	**320.00**	**256.00**	**192.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
DIVERSION Along National Highway From: J. D. Aguilar To : J. Del Rosario Compound **ALONG NATIONAL HIGHWAY** From: Majesca Compound To : Ramos Compound		**800.00**	**640.00**	**512.00**	**384.00**
2011 Market Value per sq.m.		662.50	530.00	424.00	318.00
SANTISSIMO ROSARIO SUBDIVISION **ADORABLE VILLAGE SUBDIVISION** **VILLA CARMEN SUBDIVISION**		**625.00**	**500.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		512.50	410.00	328.00	246.00

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

STA. ROSA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
BARANGAY RIZAL					
ALONG NATIONAL H-WAY					
From: Intersection Calderon					
To : Sta. Teresa St.					
ALONG CALDERON STREET					
From: Corner Rizal St.					
To : Corner PNR Road					
BARANGAY COJUANGCO					
ALONG CALDERON STREET					
To : Corner Rizal St.					
To : Corner PNR Road					
ALONG CALDERON STREET AT BARANGAY SAN GREGORIO POBLACION, AGUINALDO, BURGOS, TRAMO & MABINI					
ALONG NATIONAL HIGHWAY BARANGAY SAN GREGORIO POBLACION	C-1	3,000.00	2,400.00	NO STRIPPING	
2011 Market Value per sq.m.		2,687.50	2,150.00	1,720.00	1,290.00
DEL PILAR AND GOMEZ					
ALONG NATIONAL HIGHWAY					
BARANGAY SAN MARIANO, DEL PILAR AND GOMEZ					
From: Corner Sta. Teresa St.					
To : San Mariano	C-2	2,500.00	2,000.00	NO STRIPPING	
2011 Market Value per sq.m.		1,525.00	1,220.00	312.00	234.00
BARANGAY LUNA					
ALONG NATIONAL HIGHWAY					
From: Mamalacol Bridge					
To : Foot of Tabuating Bridge					
BARANGAY SOLEDAD/TAGPOS					
ALONG PROVINCIAL/NATIONAL ROAD					
From: PNR Tracks					
To : Soledad-Liwayway Boundary					
BARANGAY LIWAYWAY AND MAPALAD					
ALONG PROVINCIAL/NATIONAL ROAD					
BARANGAY MALACAÑANG					
ALONG PROVINCIAL ROAD					
ALONG SUBDIVISION					
BARANGAY LA FUENTE, SAN JOSEPH					
ALONG NATIONAL HIGHWAY					
From: Foot Bridge over Pampanga River					
To : Abot Creek	C-3	2,000.00	1,600.00	NO STRIPPING	
2011 Market Value per sq.m.		1,162.50	930.00	264.00	198.00

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

STA. ROSA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY RAJAL NORTE, RAJAL CENTRO, RAJAL SUR, STO. ROSARIO & INSPECTOR ALONG NATIONAL HIGHWAY **BARANGAY SAN PEDRO AND SAN ISIDRO ALONG NATIONAL HIGHWAY** **BARANGAY LOURDES AND ISLA ALONG NATIONAL HIGHWAY LOTS IN SUBDIVISION** **BARANGAY MALIOLIO, STA. TERESITA AND BERANG ALONG NATIONAL HIGHWAY-NEW**	**C-3**	**2,000.00**	**1,600.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,162.50	930.00	264.00	198.00
BARANGAY RIZAL **ALONG NATIONAL HIGHWAY** From: Intersection Calderon To : Sta. Teresa St. **ALONG CALDERON STREET** From: Rizal Street To : Corner PNR Road **ALONG RIZAL STREET** From: Corner Calderon Street To : Sta. Teresa St. **BARANGAY COJUANGCO** **ALONG CALDERON STREET** From: Rizal Street To : Corner PNR Road From: Corner Calderon St. To : Intersection of National Highway-Valenzuela **BARANGAY VALENZUELA** **ALONG NATIONAL H-WAY** From: Intersection of Cojuangco To : Corner Burgos **ALONG ZAMORA STREET** From: Corner Calderon St. To : Sta. Teresa St. **BARANGAY SAN MARIANO, DEL PILAR AND GOMEZ** **ALONG PROVINCIAL ROAD** From: Corner Calderon St. To : Corner Rizal Street Ext.	**R-1**	**3,000.00**	**2,400.00**	**1,920.00**	**1,440.00**
2011 Market Value per sq.m.		**1,000.00**	800.00	640.00	480.00

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

STA. ROSA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
BARANGAY VALENZUELA					
ALONG VALENZUELA STREET					
Corner National Highway					
ALONG RIZAL STREET					
From: Corner Rizal St.					
To : Corner Mabini St.					
BARANGAY ZAMORA					
ALONG CALDERON STREET					
From: Corner Calderon St.					
To : Rizal St.					
BARANGAY SAN MARIANO, DEL PILAR AND GOMEZ					
ALONG NATIONAL H-WAY					
From: Corner Sta. Teresa St.					
To : San Mariano					
ALONG DEL PILAR STREET					
From: Corner Zamora St.					
To : Corner National Highway	R-2	**2,500.00**	**2,000.00**	**1,600.00**	**1,200.00**
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00
BARANGAY ZAMORA					
ALONG VALENZUELA STREET					
From: Corner Road					
To : Road					
BARANGAY SAN MARIANO, DEL PILAR AND GOMEZ					
ALONG SUBDIVISION	R-3	**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		412.50	330.00	264.00	198.00
BARANGAY SAN MARIANO, DEL PILAR AND GOMEZ					
ALONG ALL OTHER ROADS	R-4	**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
BARANGAY LUNA					
ALONG PROVINCIAL ROAD		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		750.00	600.00	480.00	360.00
ALONG ALL OTHER ROADS		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		500.00	400.00	320.00	240.00
SOLEDAD/TAGPOS					
ALONG PROVINCIAL/NATIONAL ROAD					
From: PNR Tracks					
To : Soledad-Liwayway Boundary		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		412.50	330.00	264.00	198.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

STA. ROSA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
LIWAYWAY					
ALONG SUBDIVISION					
ALONG PROVINCIAL/NATIONAL ROAD		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
MAPALAD					
ALONG PROVINCIAL/NATIONAL ROAD		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		212.50	170.00	136.00	102.00
MALACAÑANG					
ALONG PROVINCIAL ROAD		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
LA FUENTE, SAN JOSEPH					
ALONG NATIONAL H-WAY					
From: Foot of Bridge Over Pampanga River					
To : Abot Creek		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		512.50	410.00	328.00	246.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00
BARANGAY SAPSAP					
ALONG INTERIOR BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
RAJAL NORTE, RAJAL CENTRO, RAJAL SUR, INSPECTOR AND STO. ROSARIO					
ALONG NATIONAL H-WAY		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
ALONG SUBDIVISION ROAD		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00
ALONG BARANGAY ROAD		**1,000.00**	**800.00**	**640.00**	**480.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
SAN PEDRO, SAN ISIDRO					
ALONG NATIONAL H-WAY		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
ALONG ALL ROADS		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00

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

STA. ROSA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
LOURDES, ISLA LOTS IN SUBDIVISION ALONG NATIONAL H-WAY		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG ALL ROADS		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		300.00	240.00	192.00	144.00
MALIOLIO, STA. TERESITA AND BERANG ALONG NATIONAL H-WAY NEW		**2,000.00**	**1,600.00**	**1,280.00**	**960.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG ALL ROADS		**1,500.00**	**1,200.00**	**960.00**	**720.00**
2011 Market Value per sq.m.		337.50	270.00	216.00	162.00

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

STO. DOMINGO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG SANDICO STREET					
From: Prov. Road to Licab					
To : Real Street					
ALONG GABALDON STREET					
From: Real St.					
To : Tinio St.					
ALONG REAL STREET					
From: Salamangca St.					
To : Sandico St.	C-1	**1,212.50**	**970.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		1,012.00	810.00	648.00	486.00
BARANGAY BALOC					
ALONG THE NATIONAL H-WAY					
From: Baloc Bridge					
To : (a) 200 m. Northwest from Baloc Junction-Guimba (b) 150 m. southwest Junction to Sto. Domingo (c) 300 m. North from Junction to San Jose City	C-2	**950.00**	**760.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		790.00	630.00	504.00	378.00
POBLACION					
ALONG GABALDON STREET					
From: Gen. Tinio St.					
To : Prov. Road to Licab					
ALONG PROVINCIAL ROAD TO LICAB					
From: Corner of Hospital Site					
To : 250 m. Eastward from Sandico St.					
From: Provincial Road to Licab					
To : 150 m. Northward	C-3	**737.50**	**590.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		610.00	490.00	392.00	294.00
POBLACION					
ALONG BLUMINTRIT, JAENA, TINIO SANCIANGCO, AND FLORES ST.					
From: Gabaldon St.					
To : Sandico St.					
ALONG TINIO STREET					
From: San Pedro St.					
To : Gabaldon St.	R-1	**587.50**	**470.00**	**376.00**	**282.00**
2011 Market Value per sq.m.		487.50	390.00	312.00	234.00
ALONG SANCIANGCO ST.					
From: Salvatierra St.					
To : Gabaldon St.	R-2	**475.00**	**380.00**	**304.00**	**228.00**
2011 Market Value per sq.m.		390.00	320.00	256.00	192.00

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

STO. DOMINGO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG SAN PEDRO & SALAMANCA ST.					
From: Real St.					
To : Tinio St.					
ALONG REAL STREET					
From: Salamanca St.					
To : Salvatierra St.					
ALONG SALVATIERRA, SAN PEDRO & SALAMANCA STREETS					
From: Sanciangco St.					
To : Real St.					
ALONG PASCUAL STREET					
From: Gabaldon St.					
To : Salvatierra St.	R-2	**475.00**	**380.00**	**304.00**	**228.00**
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
ALONG SALAMANCA, RIZAL, BURGOS , GOMES, ZAMORA & CASTRO STS. HULO & MALAYA					
From: Real St.					
To : Osmeña St.					
ALONG OSMEÑA STREET					
From: Salamanca St.					
To : Castro St.					
ALONG REAL STREET					
From: Burgos St.					
To : Castro St.	R-3	**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		362.50	290.00	232.00	174.00
BARANGAYS (BARRIOS) SAN FANCISCO, SAN FABIAN, MALASIN PULONG BULI, SAN PASCUAL & MAMBARAO					
ALONG PROVINCIAL ROAD TO LICAB, MALAYANTOC & BALOC					
ALONG NATIONAL HIGHWAY TO SAN JOSE		**387.50**	**310.00**	**248.00**	**186.00**
2011 Market Value per sq.m.		325.00	260.00	208.00	156.00
STO. ROSARIO, BURGOS AND SAGABA					
ALONG BARANGAY ROADS					
San Francisco, San Fabian, Malasin Pulong Buli, San Pascual & Baloc					
ALONG BARANGAY ROADS & FEEDER RDS.		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		262.50	210.00	168.00	126.00
GEN. LUNA, CONCEPCION, SAN AGUSTIN, COMITANG, STA. RITA BUASAO MABINI CASULUKAN, DOLORES & CABUGAO					
ALONG BARANGAY ROADS		**300.00**	**240.00**	**192.00**	**144.00**
2011 Market Value per sq.m.		250.00	200.00	160.00	120.00

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

STO. DOMINGO

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG BARANGAY & FEEDER RDS. IN THE DIFFERENT BARANGAYS NOT EMBRACED IN THE ABOVE CLASSIFICATIONS		**175.00**	**140.00**	**112.00**	**84.00**
2011 Market Value per sq.m.		150.00	120.00	96.00	72.00
ALONG NATIONAL ROAD TO GUIMBA SITIO ILOG BALIWAG, STO. DOMINGO SITIO CARDENAS, STO. ROSARIO, SITIO BARANGAY, BALOC		**225.00**	**180.00**	**144.00**	**108.00**
2011 Market Value per sq.m.		187.50	150.00	120.00	90.00

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

TALAVERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG NATIONAL H-WAY & QUEZON STREET From: Junction of Quezon St. & Nat'l. H-way To : Yauco St. **ALONG NATIONAL HIGHWAY (Both Sides)** From: Boundary of Brgy. Pob. Sur (Walter Mart) To : Road to Balasiwak, Ferrer St. and boundary of Brgy. Andal Aliño **ALONG GATMAITAN, NOCUM, VALENTON TALENTO, RAMON STREET** From: Quezon St. To : National Highway **ALONG QUEZON STREET** From: Junction of Quezon Street To : Diaz Street to Yauco Street (Old Market) **ALONG QUEZON STREET and NATIONAL HIGHWAY** From: Yauco St. To : Boundary of Brgy. Pulong San Miguel **ALONG D. RAMON STREET AND YAUCO STREET** From: J. Capulong Street To : National Highway **ALONG J. CAPULONG STREET** From: Yauco St. To : D. Ramon St. **ALONG THE ROAD NEW PUBLIC MARKET SITE BRGY. MAESTRANG KIKAY** From: National Highway To : Public Market Site	C-1	**6,512.50**	**5,210.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,825.00	2,260.00	1,808.00	1,356.00
ALONG DIAZ STREET From: Quezon Street To : Roxas Street **ALONG THE ROAD** From: GOVERNMENT CENTER SITE To : New Road to Sampaloc **ALONG ROADS THAT FALLS WITHIN SECOND CLASS COMMERCIAL LANDS**	C-2	**4,375.00**	**3,500.00**	**NO STRIPPING**	
2011 Market Value per sq.m.		2,312.50	1,850.00	1,480.00	1,110.00
ALONG ROXAS STREET (BOTH SIDE) From: Brgy. Road 1, Poblacion Sur To : Yauco Street **ALONG J. CAPULONG STREET** From: Yauco St. To : A. Paulino St. to Muñoz Compound **ALONG A. PAULINO ST./CENIA ST. & MUÑOZ COMPOUND** From: J. Capulong St. To : National Highway	R-1	**4,025.00**	**3,220.00**	**2,576.00**	**1,932.00**
2011 Market Value per sq.m.		1,025.00	820.00	656.00	492.00

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

TALAVERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG M. TALENTO R. VALENTON NOCUM, G. GATMATIAN, FERRER, CIPRIANO & BALLESTEROS STREETS From: Quezon St. To : Roxas St. **ALONG VALINO ST.** From: A. Diaz St. To : Valenton St. **ALONG DIAZ STREET (Pag-asa Dist.) both sides** From: Roxas St. To : Road going to NEUST/Water District and Villa Rufina Subd. **ALONG YAUCO STREET** From: Roxas St. To : J. Capulong St. **ALONG UNNAMED STREETS AT ANDAL ALINO:** From: National Highway (cor. Villa Conchita and barangay Marker) To : Unnamed Street along Talavera North Elementary School **ALONG PROVINCIAL ROAD TO SAMPALOC** From: National Highway To : Creek and Road to Valenton/Reyes Subd. going to Barangay Esguerra	**R-1**	**4,025.00**	**3,220.00**	**2,576.00**	**1,932.00**
2011 Market Value per sq.m.		1,025.00	820.00	656.00	492.00
SCHEDULE OF UNIT VALUE FOR SUBDIVISION 1. Talavera Homesite to "Teacher's Village" and EDMAR Village, M. Kikay, Pobl. all lots within unnamed subdivision 2. Villa Rufina Subd. - Brgy. Pag-asa 3. EsguerraVillage/DJ Goldmart/DVF 4. C. Esguerra Subd., Andal Aliño, Pobl. 5. R. Valenton Subd.-Andal Aliño, Pobl.	**R-1**	**2,400.00** **2,387.50** **2,087.50** **1,812.50** **1,250.00**	**1,920.00** **1,910.00** **1,670.00** **1,450.00** **1,000.00**		
2011 Market Value per sq.m.		1,025.00	820.00	656.00	492.00
ALONG BARANGAY ROAD 1, Sarmiento's Resort, AQUINO STREET and FERRER ST. Poblacion Sur From: Roxas Street To : Cemetery **ALONG GATMAITAN STREET** From: Roxas Street To : Edmar & Road going to Villa Rufina **ALONG ROXAS STREET** From: Roxas Street To : Bulanadi Street	**R-2**	**3,187.50**	**2,550.00**	**2,040.00**	**1,530.00**
2011 Market Value per sq.m.		925.00	740.00	592.00	444.00

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

TALAVERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG THE ROAD-BRGY. ANDAL ALIÑO From: Unnamed Street, along St. Jude Chapel To : Talavera North Elementary School & Road going to "Pugad Lawin"	R-2	3,187.50	2,550.00	2,040.00	1,530.00
2011 Market Value per sq.m.		925.00	740.00	592.00	444.00
ALONG BARANGAY ROAD II and ROAD WITHIN THE VICINITY OF MEMORIAL PARKS, POBLACION SUR To: Public Cemetery **ALONG THE ROAD TO OLD PUBLIC CEMETERY and Silangan Memorial, Fausto Cemetery, etc.** From: Roxas Street To : Cemetery Site **ALONG YAUCO STREET, ALONG ROAD CANAL TO CALENTO GOING TO THE RIVER (Tibagan)** From: Roxas Street To : River	R-3	1,950.00	1,560.00	1,248.00	936.00
2011 Market Value per sq.m.		825.00	660.00	528.00	396.00
1. Bacal I					
Along National Highway		2,037.50	1,630.00	1,304.00	978.00
Along Barangay Road		850.00	680.00	544.00	408.00
2. BACAL II					
Along National Highway		2,100.00	1,680.00	1,344.00	1,008.00
Along Barangay Road		950.00	760.00	608.00	456.00
3. BACAL III					
Along National Highway		2,662.50	2,130.00	1,704.00	1,278.00
Along Barangay Road		1,050.00	840.00	672.00	504.00
4. MATINGKIS					
Along Barangay Road		1,162.50	930.00	744.00	558.00
5. BAGONG SILANG					
Along National Highway		1,625.00	1,300.00	1,040.00	780.00
Along Barangay Road		775.00	620.00	496.00	372.00
6. SAN PASCUAL, CALIPAHAN					
Along National Highway		2,450.00	1,960.00	1,568.00	1,176.00
Along Barangay Road		1,125.00	900.00	720.00	540.00
All lots within subdivision		1,250.00	1,000.00	-	-
7. LOMBOY, SICSICAN MATANDA					
Along Provincial Road		1,312.50	1,050.00	840.00	630.00
Along Barangay Road		787.50	630.00	504.00	378.00
8. LA TORRE, DINARAYAT					
Along National Highway		2,462.50	1,970.00	1,576.00	1,182.00
Along Barangay Road		1,025.00	820.00	656.00	492.00
All lots within subdivision		1,250.00	1,000.00	-	-
9. BANTUG					
Along Provincial Road		1,562.50	1,250.00	1,000.00	750.00
Along Barangay Road		1,075.00	860.00	688.00	516.00

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

TALAVERA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
10. MAMANDIL					
Along Provincial Road		1,125.00	900.00	720.00	540.00
Along Barangay Road		825.00	660.00	528.00	396.00
11. PINAGPANAAN, SAN MIGUEL NA MUNTI					
Along National Highway		2,237.50	1,790.00	1,432.00	1,074.00
Along Barangay Road		1,075.00	860.00	688.00	516.00
All lots within subdivision		1,750.00	1,400.00	-	-
12. BALUGA, HOMESTEAD 1, HOMESTEAD II					
Along National Highway		1,425.00	1,140.00	912.00	684.00
Along Barangay Road		825.00	660.00	528.00	396.00
All lots within subdivision		1,000.00	800.00	-	-
13. SAN RICARDO					
Along National Highway		1,587.50	1,270.00	1,016.00	762.00
Along Barangay Road		1,000.00	800.00	640.00	480.00
14. SAMPALOC					
Along Provincial Road		1,500.00	1,200.00	960.00	720.00
Along Barangay Road		825.00	660.00	528.00	396.00
15. GULOD, BANTUG HACIENDA, SIBUL					
Along Provincial Road		1,462.50	1,170.00	936.00	702.00
Along Barangay Road		862.50	690.00	552.00	414.00
16. BAGONG SIKAT, PULA, MINABUYOK					
Along Provincial Road		1,237.50	990.00	792.00	594.00
Along Barangay Road		775.00	620.00	496.00	372.00
All lots within subdivision		775.00	620.00	-	-
17. PALUDPOD, DIMASALANG NORTE, DIMASALANG SUR, BUGTONG NA BULI, CAMPOS, BURNAY, VALLE TABACAO, BASANG HAMOG					
Along Provincial Road		1,075.00	860.00	688.00	516.00
Along Barangay Road		750.00	600.00	480.00	360.00
18. COLLADO, MABUHAY, KINALANGUYAN, CAANINAPLAHAN, CAPUTICAN, CABUBULAUNAN, BULAC, TAGAYTAY, PANTOC BULAC, CASULUCAN ESTE					
All kinds of Road		687.50	550.00	440.00	330.00

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

TALUGTUG

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION (MAGSAYSAY, QUEZON, QUIRINO ROXAS AND OSMEÑA)					
ALONG PROVINCIAL ROAD					
From: Christ the King					
To : Ramos St.					
QUEZON					
ALONG ROSAL STREET					
From: Provincial Road					
To : Baldovino St.					
ALONG DOMINGO STREET					
From: Provincial Road					
To : Baldovino St.					
ALONG BALDOVINO STREET					
From: Domingo St.					
To : Rosal St.	C-1	800.00	640.00	NO STRIPPING	
2011 Market Value per sq.m.		400.00	320.00	256.00	192.00
POBLACION (MAGSAYSAY & QUEZON)					
ALONG BALDOVINO STREET					
From: Ilang-Ilang St.					
To : Rosal St.					
QUEZON, MAGSAYSAY & OSMEÑA					
ALONG SAMPAGUITA STREET					
From: Ilang-Ilang St.					
To : Ramos St.					
QUEZON					
ALONG CAMIA STREET					
From: Feliciano St.					
To : Mendoza St.					
MAGSAYSAY, QUIRINO & ROXAS					
ALONG DAMA DE NOCHE STREET					
From: Balite St.					
To : North end of Mayo St.					
MAGSAYSAY & QUIRINO					
ALONG DUMANDAN STREET					
From: Balite St.					
To : Mendoza St.					
MAGSAYSAY					
ALONG ILANG-ILANG STREET					
From: Camia St.					
To : North end of Ilang-Ilang St.					
ALONG BALITE STREET					
From: Dumandan St.					
To : Sampaguita St.					
ALONG FELICIANO STREET					
From: Dumandan St.					
To : Camia St.	R-1	437.50	350.00	280.00	210.00
2011 Market Value per sq.m.		262.00	210.00	168.00	126.00

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

TALUGTUG

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
QUIRINO					
ALONG GUMAMELA STREET					
From: Dumandan St.					
To : Dama de Noche St.					
QUIRINO & QUEZON					
ALONG MENDOZA STREET					
From: Dumandan St.					
To : Camia St.					
QUIRINO					
ALONG DOMINGO STREET					
From: Provincial Road					
To : Dama de Noche St.					
QUEZON					
ALONG DOMINGO STREET					
From: Baldovino St.					
To : Sampaguita St.					
QUIRINO & QUEZON					
ALONG RAMOS STREET					
From: Ipil St.					
To : Sampaguita St.					
OSMEÑA					
ALONG NARRA STREET					
From: Ipil St.					
To : Baldovino St.					
QUEZON					
ALONG ATIS STREET					
From: Abenojar St.					
To : Sampaguita St.					
OSMEÑA & ROXAS					
ALONG ANCHETA STREET					
From: Dama de Noche St.					
To : Baldovino St.					
ROXAS					
ALONG CACHUELA STREET					
From: Narra St.					
To : Mayo St.					
QUEZON & OSMEÑA					
ALONG ABENO STREET					
From: Domingo St.					
To : Mayo St.					
ALONG BALDOVINO STREET					
From: Domingo St.					
To : Mayo St.					
MAGSAYSAY					
ALONG EVERLASTING STREET					
From: End of said St.					
To : Provincial Road	**R-1**	**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		262.00	210.00	168.00	126.00

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

TALUGTUG

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
OSMENA					
ALONG MAYO STREET					
From: Provincial Road					
To : Baldovino St.	R-1	**437.50**	**350.00**	**280.00**	**210.00**
2011 Market Value per sq.m.		262.00	210.00	168.00	126.00
POBLACION					
OSMENA					
ALONG MABOLO STREET					
From: Provincial Road					
To : Mayo St.					
ALONG MANGGA STREET					
From: Provincial Road					
To : Santol St.					
ALONG CHICO STREET					
From: Baldovino St.					
To : Provincial Road					
OSMENA					
ALONG SANTOL STREET					
From: Mayo St.					
To : Mabolo St.					
ALONG BALDOVINO STREET					
From: Mabolo St.					
To : Mayo St.					
ALONG MAYO STREET					
From: Baldovino St.					
To : Mabolo St.					
QUIRINO					
ALONG IPIL STREET					
From: Domingo St.					
To : Narra St.					
ALONG DOMINGO STREET					
From: Molave St.					
To : Dama de Noche St.					
QUIRINO & MAGSAYSAY					
ALONG MOLAVE STREET					
From: Domingo St.					
To : Balite St.					
ALONG DUMANDAN STREET					
From: Mendoza St.					
To : Dama de Noche St.					
BALITE & QUIRINO					
ALONG MENDOZA STREET					
From: Molave St.					
To : Balite St.					
QUIRINO					
ALONG GUMAMELA STREET					
From: Molave St.					
To : Dumandan St.					
ALONG FELICIANO STREET					
From: Molave St.					
To : Dumandan St.	R-2	**350.00**	**280.00**	**224.00**	**168.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00

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

TALUGTUG

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
MAGSAYSAY **ALONG BALITE STREET** From: Molave St. To : Dumanda St. **ALONG DAHLIA STREET** From: Sampaguita St. To : Camia St. **CABIANGAN** **ALONG FELICIANO STREET** From: Camia St. To : South end of Feliciano St.	R-2	**350.00**	**280.00**	**224.00**	**168.00**
2011 Market Value per sq.m.		225.00	180.00	144.00	108.00
BARANGAY (BARRIOS) **CABIANGAN, ALULA, PATOLA, SARINGAYA, SAVERONA, CINENSE, BAYBAYABAS, NANGABULAN ALONG THE PROVINCIAL AND BARANGAY ROADS**		**312.50**	**250.00**	**200.00**	**150.00**
2011 Market Value per sq.m.		175.00	140.00	112.00	84.00
SAMPALOK, MAASIN, CULIAT, FRONDA, TIBAG, BUTED, TANDOC, MAYAMOT I, MAYAMOT II, SAGUING, CALISITAN, VILLA BOADO VILLA ROSARIO, STA. CATALINA, STO. DOMINGO **ALONG THE PROVINCIAL AND BARANGAY ROADS**		**250.00**	**200.00**	**160.00**	**120.00**
2011 Market Value per sq.m.		100.00	80.00	60.00	50.00

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

ZARAGOZA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
POBLACION					
ALONG NATIONAL H-WAY (DEL PILAR, SAN ISIDRO, STA. CRUZ & FRONTING THE PUBLIC MARKET					
From: Bridge (San Vicente, Del Pilar Boundary					
To : San Isidro-Sta. Cruz Boundary	C-1	3,875.00	3,100.00	NO STRIPPING	
2011 Market Value per sq.m.		2,262.50	1,810.00	1,448.00	1,086.00
ALONG NATIONAL H-WAY (DEL PILAR, SAN VICENTE)					
From: Bridge (San Vicente, Del Pilar) Boundary					
To : Corner Bonifacio St. corner Burgos St. & Nat'l. Highway To Tarlac - Sto. Rosario (Y) Boundary					
ALONG NATIONAL HIGHWAY (STA. CRUZ, CARMEN)					
From: San Isidro, Sta. Cruz Boundary					
To : Carmen Junction					
ALONG NATIONAL HIGHWAY (SAN ISIDRO)					
From: National Road to Concepcion Boundary					
To : Municipal Road to Public Market	C-2	3,200.00	2,560.00	NO STRIPPING	
2011 Market Value per sq.m.		1787.50	1,430.00	1,144.00	858.00
ALONG REAL STREET (SAN VICENTE)					
From: Bonifacio St.					
To : Gomez St., Zamora St. & Ventuz St., to Zar. Nat'l.High School					
ALONG RIZAL STREET (SAN VICENTE)					
From: Burgos St.					
To : Bonifacio St. & Gomez St.					
ALONG CALZADA PUTOL (DEL PILAR)					
From: National Highway					
To : Bridge (San Isidro - Del Pilar Boundary)					
ALONG UNNAMED ST., EAST OF THE MUNICIPAL BLDG. SITE (DEL PILAR, CONCEPCION)					
From: National Highway					
To : Concepcion West. Elem. School	R-1	2,187.00	1,750.00	1,400.00	1,050.00
2011 Market Value per sq.m.		1,387.50	1,110.00	888.00	666.00

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

ZARAGOZA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG PROVINCIAL ROAD TO SAN ANTONIO (SAN ISIDRO) From: National H-way To : Balitang Boundary From : National Highway To : Old Road to Brgy. Carmen **ALONG KALYE HABA (SAN ISIDRO)** From : National Highway To : San Isidro - Concepcion Boundary	**R-1**	**2,187.00**	**1,750.00**	**1,400.00**	**1,050.00**
2011 Market Value per sq.m.		1,387.50	1,110.00	888.00	666.00
ALONG BASA STREET (SAN VICENTE) From : Burgos Street To : Bonifacio St., Gomez St. San Vicente - San Rafael Boundary **ALONG NATIONAL HIGHWAY (CARMEN)** From : Zaragoza - Sta. Rosa Provincial Road & Zaragoza - Jaen Provincial Road To : Zaragoza - Aliaga (Cabanatuan) Road **ALONG BRGY. ROAD IN BRGY. CONCEPCION** **ALONG ALL ROADS IN ROSEMAR VILLAGE (CARMEN)** **ALONG ALL ROADS IN VILLA ANGELINA (STA. CRUZ)** **ALONG ALL ROADS IN BELMONTE SUBD. (DEL PILAR)** **ALONG NATIONAL ROAD Sto. Rosario (Y)** From: Del Pilar Boundary To : Boundary Arc Zaragoza - Lapaz	**R-2**	**1,487.00**	**1,190.00**	**952.00**	**714.00**
2011 Market Value per sq.m.		912.50	730.00	584.00	438.00
ALONG PROVINCIAL ROAD (CARMEN) From: Jaen Provincial Road To : Unnamed Road to Brgy. Pantoc & Old Road to Public Market **ALONG MUNICIPAL ROAD (SAN RAFAEL, STA. LUCIA (Y))** From: San Vicente - San Rafael Boundary To : Brgy. Hall Sta. Lucia (Y) **ALONG BARANGAY ROAD IN BRGY. PANTOC, STA. CRUZ** **ALONG PROVINCIAL ROAD IN BRGY. BATITANG, GEN. LUNA, H.ROMERO**	**R-3**	**1,125.00**	**900.00**	**720.00**	**540.00**
2011 Market Value per sq.m.		737.50	590.00	472.00	354.00

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

ZARAGOZA

LOCATION	Sub-Class	DESIRABILITY MARKET VALUE PER SQUARE METER STRIPS			
		Corner	1st	2nd	3rd
ALONG BRGY. ROAD IN BRGY. GEN. LUNA, STA. LUCIA (Y), BATITANG, STO. ROSARIO (O), HACIENDA ROMERO		**875.00**	**700.00**	**560.00**	**420.00**
2011 Market Value per sq.m.		650.00	520.00	416.00	312.00
ALONG BRGY. ROAD IN BRGY. MACARSE & MAYAMOT		**737.00**	**590.00**	**472.00**	**354.00**
2011 Market Value per sq.m.		450.00	360.00	288.00	216.00
ALONG BRGY. ROAD IN BRGY. VALERIANA, STA. LUCIA (O), MANAOL		**612.00**	**490.00**	**392.00**	**294.00**
2011 Market Value per sq.m.		362.50	290.00	232.00	174.00

SECTION XI. APPRAISAL AND ASSESSMENT OF MACHINERY

(a) The fair market value of a brand-new machinery shall be the acquisition cost. In all other cases, the fair market value shall be determined by dividing the remaining economic life of the machinery by its estimated economic life and multiplied by the replacement or reproduction cost.

(b) If the machinery is imported, the acquisition cost includes freight, insurance, bank and other charges, brokerage, arrastre and handling; duties and taxes, plus cost of inland transportation, handling, and installation charges at the present site. The cost in foreign currency of imported machinery shall be converted to peso cost on the basis of foreign currency exchange rates as fixed by the Central Bank.

SECTION XII. DEPRECIATION ALLOWANCE FOR MACHINERY

For purpose of assessment, a depreciation allowance shall be made for machinery at a rate not exceeding five percent (5%) of its original cost or its replacement or reproduction cost, as the case may be, for each year of use: Provided, however, That the remaining value for all kinds of machinery shall be fixed at not less than twenty percent (20%) of such original, replacement, or reproduction cost for so long as the machinery is useful and in operation.

The residential building type improvement class in the market – related cost approach is based on quality class benchmarks developed for the area. The class of a residential building is determined by comparing its construction quality (materials and workmanship) with the base specifications developed for the area. To properly classify the house and maintain uniformly with other LGU appraisers, compare the subject benchmarked homes for the area.

A. TYPES OF CONSTRUCTION

For purposes of this Manual and so as to be consistent with the provisions of the Building Code, all buildings shall be classified or identified according to the following types:

Type I Building shall be of wood construction. The structural elements may be any of the materials permitted as follows: Nipa houses and similar structures falling under this type.

Type II Buildings shall be of wood construction with protective fire – resistant materials and one – hour fire resistive throughout: Except, that permanent non-bearing partitions may use fire – retardant treated wood within the framing assembly.

Third group wooden structural framings, floorings and sidings, and G.I. roofing but structural members are substandard.

Third group wooden structural framings, floorings and sidings, and G.I. roofing.

Type III Buildings shall be of masonry and wood construction. Structural elements may be any of the materials permitted by the said National Building Code. Provided, that the building shall be one – hour fire resistive throughout. Exterior wall shall be of incombustible fire – resistive construction.

Third Group wooden structural framings, floorings and sidings, and G.I. roofing, but structural members are sub – standard.

Third Group wooden structural framings, floorings and sidings, and G.I. roofing.

First Group wooden post, girders, girts, windowsills and head, apitong floor joists and roof framing, tanguile floorings and sidings, and G.I. roofing.

First Group wooden structural framings, floorings, and walls on the first floor, and tanguile walls on the second floor, and G.I. roofing.

First group wooden structural framings, walls and G.I. roofing.

Type IV Buildings shall be of steel, iron, concrete, or masonry construction. Walls, ceiling, and permanent partitions shall be of incombustible fire resistive construction: Except, that permanent non – bearing partitions of one – hour fire – resistive construction may use fire – retardant treated wood within the framing assembly.

a. Concrete columns, beams and walls – but wooden floor joists, flooring and roof framings and G.I. roofing; even if walls are in CHB, kitchen and T & B are in reinforced concrete slabs.

b. Concrete columns and beams – but hollow block walls and G.I. roofings.

Type V Buildings shall be fire – resistive. The structural elements shall be of steel, iron, concrete, or masonry construction. Walls, ceiling, and permanent partitions shall be of incombustible fire – resistive construction.

a) Structural steel and reinforced concrete columns and beams.
b) Columns beams, walls, floors and roofs all reinforced concrete.
c) Walls are hollow blocks reinforced concrete or tile roofing.

SCHEDULE OF BASE CONSTRUCTION COST FOR BUILDINGS
A. BASE UNIT VALUE

TYPE OF BUILDING	(1) Single Detached Nipa Hut	(2) Duplex	(3) Apartment Row Houses Townhouse	(4) Boarding Houses/ Lodging Houses/ Hotels/Motels	(5) Accessoria/ Garage/ Quarters/ Laundry/ Houses/ Guard Houses/ETC.	(6) School Buildings Laboratory Churches Gym Assembly Houses	(7) Hospitals Office/Parking Buindings Banks Condominiums	(8) Theater Market Shopping Centers/Mall Restaurants Convenience Store	(9) Factories Warehouses Bodegas Storage Industrial Buildings	(10) Barn Poultry Houses Stables Hog Houses Green Houses	(11) Gas Station Canopy Bunk House
I - Nipa	2,240.00	-	-	-	-	-	-	-	-	-	-
II - A	6,460.00	6,150.00	4,780.00	5,550.00	2,700.00	5,920.00	6,580.00	6,860.00	5,600.00	2,480.00	4,050.00
II - B	6,520.00	6,240.00	4,930.00	6,010.00	3,010.00	7,010.00	6,920.00	7,900.00	7,210.00	2,610.00	4,320.00
III - A	6,950.00	6,400.00	5,150.00	6,350.00	3,540.00	7,600.00	7,650.00	8,560.00	7,450.00	2,970.00	4,410.00
III - B	7,480.00	7,010.00	5,280.00	6,800.00	3,820.00	7,780.00	7,700.00	8,840.00	7,580.00	3,340.00	4,560.00
III - C	7,770.00	7,230.00	5,410.00	6,950.00	3,980.00	7,890.00	8,100.00	9,200.00	7,910.00	4,020.00	4,680.00
III - D	8,650.00	8,170.00	6,200.00	7,900.00	4,220.00	8,680.00	8,560.00	9,480.00	8,760.00	-	4,740.00
III - E	8,960.00	8,300.00	6,350.00	8,450.00	4,400.00	8,800.00	8,680.00	9,750.00	9,220.00	-	4,860.00
IV - A	9,140.00	8,750.00	6,600.00	8,840.00	4,650.00	9,070.00	9,200.00	9,960.00	9,660.00	-	4,930.00
IV - B	9,730.00	9,210.00	7,370.00	9,500.00	4,870.00	9,450.00	9,750.00	10,120.00	9,880.00	-	5,540.00
V - A	10,300.00	9,600.00	7,650.00	10,540.00	5,080.00	10,020.00	10,420.00	10,670.00	10,100.00	-	5,600.00
V - B	10,610.00	10,150.00	8,200.00	10,690.00	5,700.00	10,280.00	10,600.00	10,800.00	10,250.00	-	5,350.00
V - C	10,940.00	10,400.00	8,740.00	10,900.00	6,500.00	10,530.00	11,190.00	11,280.00	10,480.00	-	6,350.00

B. EXTRA ITEMS AS COMPONENT PARTS OF BUILDING:

1. CARPORT - 30% of Base Unit Value
2. MEZZANINE - 60% of Base Unit Value
3. PORCH - 40% of Base Unit Value
4. BALCONY - 45% of Base Unit Value
5. GARAGE - 45 % of Base Unit Value
6. TERRACE
   - Covered - 35% - 45% of Base Unit Value
   - Open - 20% of Base Unit Value

7. DECK ROOF:
   - Covered - 35% - 45% of Base Unit Value
   - Open - 20% of Base Unit Value

8. BASEMENT
   - Residential -70% of Base Unit Value
   - High – Rise Building - - - - - - - - - - - - - - - - - - -20% of Base Unit Value

9. PAVEMENT:

Tennis Court - P201.60-P246.40 per square meter

Concrete:
- 10 cm thick - P500.00 per square meter
- 15 cm thick - P600.00 per square meter
- 20 cm thick - P700.00 per square meter

Asphalt
- 1 course - P190.00 per square meter
- 2 course - P291.00 per square meter
- 3 course - P400.00 per square meter

10. FLOOR FINISHED:
    - a. Marble slabs - - - - - - - - - - - - - - - P1,800.00 per square meter
    - b. Marble tiles - - - - - - - - - - - - - - - - 1,000.00 per square meter
    - c. Crazy cut marbles - - - - - - - - - - - - 800.00 per square meter
    - d. Granolithic - - - - - - - - - - - - - - - - 550.00 per square meter
    - e. Narra - 1,600.00 per square meter
    - f. Yakal - 1,600.00 per square meter
    - g. Narra/Fancy wood tiles - - - - - - - - - 1,600.00 per square meter
    - h. Ordinary wood tiles - - - - - - - - - - - 1,200.00 per square meter
    - i. Vinyl tiles - - - - - - - - - - - - - - - - - 700.00 per square meter
    - j. Washout pebbles - - - - - - - - - - - - - 470.00 per square meter
    - k. Unglazed tiles - - - - - - - - - - - - - - 610.00 per square meter
    - l. Glazed - 830.00 per square meter

11. WALLING:
    - a. Use the same rate for floor finishing in a, b, c and i, as indicated above.
    - b. Double walling (ordinary plywood) - - - - - - - - P 700.00 per square meter
    - c. Double walling (narra paneling) - - - - - - - - - - - 2,000.00 per square meter
    - d. Glazed white tiles - 600.00 per square meter
    - e. Lazed Glor tiles - 6,000.00 per square meter
    - f. Fancy tiles - 850.00 per square meter
    - g. Synthetic Bubble - 450.00 per square meter
    - h. Bricks - 800.00 per square meter

12. SPECIAL PANELS
   a. Glass with wooden frames - - - - - - - - -P1,600.00 per square meter
   b. Glass with aluminum
      Frames- 2,500.00 per square meter
      (For tinted glass add) - - - - - - - - - - - - 1,000.00 per square meter

13. CEILING (Below concrete floor)
   a. Ordinary plywood - - - - - - - - - - - - - - - 600.00 per square meter
   b. Luminous ceiling - - - - - - - - - - - - - - - 2,350.00 per square meter
   c. Acoustic - 2,280.00 per square meter
   d. Special finish - - - - - - - - - - - - - - - - - - 2,400.00 per square meter

14. FENCE
   a. Wood -P 500.00 per square meter
   b. CHB:
      10 cm thick - - - - - - - - - - - - - - - - - - 600.00 per square meter
      15 cm thick - - - - - - - - - - - - - - - - - - 700.00 per square meter
      20 cm thick - - - - - - - - - - - - - - - - - - 850.00 per square meter
   c. Reinforced concrete (4" thick) - - - - - - 1,500.00 per square meter
   d. Steel grill - 2,200.00 per square meter
   e. Interlink wire - - - - - - - - - - - - - - - - - - 1,250.00 per square meter

15. EXCESS HEIGHTS:
   a. Residential and commercial add – 25% of Base Value for every meter in excess of 3 meters.
   b. Bodega and Factory add – 15% of Base Value for every meter in excess of 4.50 meters.

16. EXTRA T & G (Ordinary finish) - - - - - - - - - - - - P42,560.00 per unit

17. FOUNDATION - 380.80 x total floor area

18. PILES - 2,800.00 per linear meter of pile driven

19. SPANDREL - 550.00 per square meter

20. PAINTING - if the building is not painted, deduct 10% of the basic rate.

21. SECOND – HAND MATERIALS - - - - - - - if the building has used second hand materials, deduct 5% to 10% of the Basic Rate.

C. MIXED AND LIGHT MATERIALS PER SQUARE METER

Kind	*Wood Frame*	*Bamboo Frame*
Roof, Nipa or Cogon	P521.80	P417.44
Sidings, Nipa or Buri	350.89	280.67
Sidings, Buho or Sawali	375.64	319.20
Floor	398.94	359.04
Posts, Bamboo (each post)		100.80

D. STEEL MATERIALS

1. Iron grills, one half ($^1/_2$) inch sq. (per sq.m.)	P1,950.00
2. Iron grills, one half ($^1/_2$) inch round (per sq.m.)	2,200.00
3. Steel bars, one half ($^1/_2$) inch sq. (per pc.)	650.00
4. Steel bars, one half ($^1/_2$) inch round (per pc.)	720.00
5. Solid steel sheets, 4'x8' (per pc.)	1,860.00
6. Steel matting (per pc.)	1,950.00
7. Marcelo wire inter links No. 10 (per ft)	350.00
8. Hog Wire (per meter)	50.00
9. Barbed Wire (per kilo)	55.00
10. G. I. Pipes (per pc. 20 ft.)	
a. one (1) inch. diameter	1,150.00
b. one and one half ($1^1/_2$) inch. diameter	1,700.00
c. Two (2) inch. diameter	2,200.00

NOTE: *This will be applicable in case of partial assessment/re-assessment*

SECTION XIII. TWO STOREY RESIDENTIAL BUILDING

TYPE OF BUILDING	MARKET VALUE Per Square Meter
II – A	P6,680.00
II – B	P7,250.00
III – A	P7,440.00
III – B	P7,960.00
III – C	P8,600.00
III – D	P9,310.00
III – E	P9,980.00
IV – A	P10,230.00
IV – B	P10,470.00
V – A	P10,850.00
V – B	P11,240.00
V – C	P11,770.00

SECTION XIV. TWO STOREY COMMERCIAL BUILDING

TYPE OF BUILDING	MARKET VALUE Per Square Meter
II – A	P7,110.00
II – B	P8,000.00
III – A	P8,740.00
III – B	P8,960.00
III – C	P9,410.00
III – D	P9,730.00
III – E	P10,100.00
IV – A	P10,520.00
IV – B	P10,750.00
V – A	P11,160.00
V – B	P11,670.00
V – C	P12,190.00

SECTION XV.SWIMMING POOL

TYPE	SPECIFICATION	MARKET VALUE	
		Per sq. m.	Per cu. m.
I - A	All reinforced concrete walls and flooring finished with 4"x 4" glazed tiles.	₱7,160.00	₱4,770.00
I-B	All reinforced concrete walls and flooring with cement plusher finished	₱5,040.00	₱3,370.00

I. CONCRETE OR STONE WORKS – PER SQUARE METER

1. FLOOR

a. Plain Concrete

Thickness	Value
2"	157.00
3"	233.00
4"	314.00
5"	386.00
6"	471.00
8"	628.00
12"	942.00

b. Reinforced Concrete

Thickness	Value
4"	756.00
5"	945.00
6"	1,134.00
8"	1,512.00
12"	1,829.00

To be added to the above unit cost for finishing.

a. Cement tiles	622.00	**c. Granolithic**	739.00
b. Washout	84.00	**d. Marble Tiles**	1,109.00

2. SIDING OR WALLS

a. Adobe or Concrete (CHB)

Thickness	Value
4"	719.00
6"	790.00

To be added to the above unit cost for finishing.

Plastering	Washout	Synthetic Marble
285.12	524.00	524.00

b. Reinforced Concrete

Thickness	Value
4"	756.00
5"	945.00
6"	1,134.00
8"	1,512.00
12"	2,268.00

c. Decorative Blocks

Thickness	Value
4"	471.00
6"	550.00

d. Tiles

Thickness	Value
Plain	602.00
Decorative	755.00
Colored	1,614.00

3. CONCRETE PIPE CULVERTS (PER LINEAR METER)

Inside diameter	Value
.30m	P1,090.00
.45m	1,566.00
.60m	3,375.00
40"	3,528.00

4. TOILET BOWLS

Kind	Value
Marmolized (Per Piece)	P755.00
Simonized (Per Piece)	1,132.00
Porcelain (Per Piece)	1,636.00
Porcelain (Per Set)	3,850.00

II. WOODEN MATERIALS – PER SQUARE METER

1. ROOFING

Kind of Roof	Class of Wood Framings				
	1st Class	2nd Class	1st Class	2nd Class	3rd Class
G.I. #26	839.00	555.00			
G.I. #31			226.00	543.00	543.00

Asphalt Roof Singles	1,099.00
Long Span	770.00
Color Roof	825.00
Fiber Glass	

2. CEILING

Kind	Value
Stone Cut	494.00
Plywood	372.00
Lalawanit	400.00
Sawali	125.00
Asbestos	-

3. OUTSIDE WALLS (SINGLE)

Kind	Value
v-Cut	494.00
Board	356.00
G.I. Shts	368.00

4. PARTITION

PLYWOOD	
Single	427.00
Double	724.00
Board	605.00

To be added to the above unit cost for double walling.

Kind	Value
Plywood	233.00
Lawanit	245.00
Narra Panel	510.00
Narra Plywood	510.00

5. FLOORING

Kind of Floor	Class of Wood Framings			
	1st & 2nd	1st & 2nd	1st & 2nd	2nd & 3rd
Board				
T & G Wood				

6. DOORS

Kind	Value
1st Class	6,037.00
2nd & 3rd Class	4,096.00
PLYWOOD	
Single	872.00
Double	2,002.00
ALUMINUM SLIDING DOOR	
5,544.00	

7. WINDOWS

	Aluminum		Steel		Jalousie		Aluminum Sliding		Glass Framing	
Kind	Casement	Awning	Casement	Awning	Glass	Wood			Casement	Awning
Value	4,142.00	4,142.00	2,816.00	2,816.00	1,407.00	1,043.00			1,118.00	1,118.00

8. POST (PER BOARD FT.)

Class	Value
1st	55.00
2nd	46.00
3rd	25.00

9. FENCE (PER SQ. M.)

Wood Post Wooden Materials	477.00
Mixed Wood Bamboo Materials	477.00
Conc Post CHB Walls	987.00

10. PAINTING

A. Two (2) Coating P86.00
B. Three (3) Coating 129.00

TABLE OF DEPRECIATION / YEAR

GENERAL REVISION - 2017

Year	I	II-A-B	III-A-B	III-C-D-E	IV - A	IV-B	V-A	V-B	V-C
1	4	3.4	3.2	3	2.8	2.6	2.4	2.2	2
2	8	6.8	6.4	6	5.6	5.2	4.8	4.4	4
3	12	10.2	9.6	9	8.4	7.8	7.2	6.6	6
4	16	13.6	12.8	12	11.2	10.4	9.6	8.8	8
5	20	17	16	15	14	13	12	11	10
6	23.8	20.2	19	17.8	16.6	15.4	14.2	13	11.8
7	27.6	23.4	22	20.6	19.2	17.8	16.4	15	13.6
8	31.4	26.6	25	23.4	21.8	20.2	18.6	17	15.4
9	35.2	29.8	28	26.2	24.4	22.6	20.8	19	17.2
10	39	33	31	29	27	25	23	21	19
11	42.6	36	33.8	31.6	29.4	27.2	25	22.8	20.6
12	46.2	39	36.6	34.2	31.8	29.4	27	24.6	22.2
13	49.8	42	39.4	36.8	34.2	31.6	29	26.4	23.8
14	53.4	45	42.2	39.4	36.6	33.8	31	28.2	25.4
15	57	48	45	42	39	36	33	30	27
16	60.4	50.8	47.6	44.4	41.2	38	34.8	31.6	28.4
17	63.8	53.6	50.2	46.8	43.4	40	36.6	33.2	29.8
18	67.2	56.4	52.8	49.2	45.6	42	38.4	34.8	31.2
19	70.6	59.2	55.4	51.6	47.8	44	40.2	36.4	32.6
20	74	62	58	54	50	46	42	38	34
21	77.2	64.6	60.4	56.2	52	47.8	43.6	39.4	35.2
22	80.4	67.2	62.8	58.4	54	49.6	45.2	40.8	36.4
23	83.6	69.8	65.2	60.6	56	51.4	46.8	42.2	37.6
24	86.8	72.4	67.6	62.8	58	53.2	48.4	43.6	38.8
25	90	75	70	65	60	55	50	45	40
26		77.4	72.2	67	61.8	56.6	51.4	46.2	41
27		79.8	74.4	69	63.6	58.2	52.8	47.4	42
28		82.2	76.6	71	65.4	59.8	54.2	48.6	43
29		84.6	78.8	73	67.2	61.4	55.6	49.8	44
30				75	69	63	57	51	45
31						64.6	58.4	52.2	46
32							59.8	53.4	47
33								54.6	48
34									49
35									50

Residual Value

10	15	20	25	30	35	40	45	50

SCHEDULE OF DEPRECIATION

	1st 5 Years	2nd 5 Years	3rd 5 Years	4th 5 Years	5th 5 Years	After 5 Years	Residual Value
I - Nipa	4.0	3.8	3.6	3.4	3.2	3.0	10
II - A - B	3.4	3.2	3.0	2.8	2.6	2.4	15
III - A - B	3.2	3.0	2.8	2.6	2.4	2.2	20
III - C - D - E	3.0	2.8	2.6	2.4	2.2	2.0	25
IV - A	2.8	2.6	2.4	2.2	2	1.8	30
IV - B	2.6	2.4	2.2	2.0	1.8	1.6	35
V - A	2.4	2.2	2.0	1.8	1.6	1.4	40
V - B	2.2	2.0	1.8	1.6	1.4	1.2	45
V - C	2	1.8	1.6	1.4	1.2	1.0	50

In the excess of the above rate of annual depreciation, bigger rate may be granted for extra ordinary causes, if properly presented and described as in the case of the following:

1. Damage due to catastrophe (earthquake, fire, deluge)
2. Heavily damaged due to pest (termite, anay or pest)
3. Established defects of construction
4. Obsolescence

SECTION XVI. SCHEDULE OF BASE UNIT MARKET VALUES OF PLANTS AND TREES FOR ALL THE MUNICIPALITIES OF NUEVA ECIJA

	BASE VALUE			
Shade Trees	**Transplanted**	**Young**	**Medium**	**Full Grown**
Acacia	₱9.00	₱300.00	₱ 1,500.00	₱ 6,000.00
A. Auri	9.00	40.00	150.00	700.00
A. Mangiun	9.00	40.00	150.00	700.00
Aroo/Agoho	40.00	1,260.00	2,750.00	6,000.00
Bamboo	20.00	120.00	240.00	330.00
Banaba	8.00	60.00	150.00	300.00
Bangkal	3.00	150.00	300.00	600.00
Bulala	3.00	150.00	300.00	600.00
Buri	8.00	150.00	300.00	600.00
Culampang	6.00	60.00	150.00	300.00
Caturay	6.00	60.00	150.00	300.00
Cupang	6.00	60.00	150.00	300.00
Eucalyptus	20.00	230.00	500.00	1,250.00
Fire Tree	6.00	75.00	150.00	300.00
Gmelina	12.00	60.00	360.00	1,300.00
Ilang-ilang	30.00	120.00	600.00	1,500.00
Ipil-ipil	4.50	150.00	300.00	750.00
Kapoc	6.00	60.00	150.00	300.00
Lanite	20.00	60.00	150.00	600.00
Madre Cacao	20.00	150.00	300.00	600.00
Mahogany	40.00	1,260.00	2,750.00	6,000.00
Molave	9.00	1,500.00	3,000.00	7,500.00
Narra	9.00	1,500.00	3,000.00	7,500.00
Pakiling	3.00	75.00	150.00	450.00
Palo Maria	6.00	75.00	150.00	300.00
Pine Tree	30.00	600.00	1,500.00	3,000.00
Talisay	4.50	75.00	150.00	300.00
Teak	20.00	40.00	130.00	600.00

Fruit Bearing Trees	BASE VALUE			
	Transplanted	None Bearing	Early Bearing	Full Bearing
Abocado	15.00	150.00	450.00	900.00
Achuete	4.50	60.00	150.00	450.00
Anonas	4.50	300.00	450.00	750.00
Atis	7.50	300.00	450.00	1,050.00
Balimbing	7.50	150.00	300.00	750.00
Batelnut	6.00	30.00	60.00	150.00
Bignay	6.00	60.00	150.00	450.00
Cabuyao	6.00	150.00	300.00	600.00
Cacao	15.00	300.00	750.00	1,500.00
Cadius	1.80	30.00	60.00	450.00
Caimito	9.00	300.00	900.00	2,100.00
Calamansi	30.00	300.00	600.00	1,500.00
Camachili	9.00	150.00	300.00	600.00
Camias	15.00	150.00	300.00	600.00
Caramay	4.50	60.00	150.00	300.00
Casoy	15.00	60.00	150.00	450.00
Chico (Grafted)	150.00	300.00	600.00	1,500.00
Coffee	9.00	150.00	300.00	600.00
Coconut	60.00	750.00	1,500.00	3,000.00
Duhat	9.00	300.00	600.00	1,500.00
Guava (Imported)	15.00	300.00	600.00	1,500.00
Guyabano	15.00	750.00	1,500.00	3,000.00
Himbabao	-	300.00	600.00	1,500.00
Lansones	90.00	1,500.00	600.00	6,000.00
Lemon	30.00	750.00	1,500.00	3,000.00
Mabulo	9.00	750	1,500.00	4,500.00
Malunggay	9.00	30.00	60.00	150.00
Mango	45.00	1,500.00	3,000.00	9,000.00
Mansanitas	4.50	300.00	600.00	1,500.00
Nanca	15.00	750.00	1,500.00	3,000.00
Orange	15.00	750.00	1,500.00	3,000.00
Orange (Grafted)	150.00	750.00	1,500.00	3,000.00
Papaya	4.50	300.00	600.00	900.00
Pomelo	15.00	750.00	1,500.00	3,000.00
Santol	15.00	750.00	1,500.00	3,000.00
Sineguelas	-	150.00	300.00	900.00
Tamarind	15.00	750.00	1,500.00	4,500.00
Tieza	15.00	300.00	600.00	1,500.00
Pacac	15.00	300.00	600.00	1,500.00

SECTION XVII. GENERAL PROVISIONS

1. As far as properly applicable, this schedule of Market Values shall be controlling but where the property to be appraised is of a kind not classified in this schedule or of a kind, the value of which is not herein fixed, it shall be appraised at its full and true value independently of this schedule and appraised for taxation purposes at a uniform level or percentage of value fixed for the municipality.

2. Perennial trees and plants of economic value are exempt from taxation, except where the land on which they grow is planted principally to such growth. Trees and plants which have not yet reached the state of production are to be considered as non-utilizable improvements, and as such, exempt from taxation.

3. The values herein provided for agricultural lands shall apply not only to lands actually under cultivation or being used for agricultural purposes but also to lands

which by their location, or fertility, or physical features, etc., should be considered as agricultural land regardless of whether or not they are under cultivation. As a rule, however, in the case of agricultural lands which have never been under cultivation but to be appraised initially, such lands shall not be valued above the minimum rate provided for in the schedule for the particular kind of land to be appraised.

4. The value for industrial land shall be of the same value with commercial land.

   Similarly, vacant or idle lands located in a purely residential area, shall be classified as residential. If such land is located in a purely commercial area, the same shall be classified as commercial.

SECTION XVIII. To cushion the impact of upward adjustment or increase of the market value of lands, buildings, machineries and other improvements, and in consideration of the rising cost of inflation, the maximum increases in the tax based on the CY 2018 real property tax due and collectible from real property owners under this General Revision shall take effect and implemented on staggered basis and spread for two (2) years. Fifty percent of the total increase (100% increase) shall be due and collectible starting 2018 and the remaining fifty percent increase shall be due and collectible for CY-2019.

SECTION XIX. REPEALING CLAUSE – All ordinance, rules or regulation or part thereof in conflict or inconsistent with Section I of this Ordinance are hereby repealed, amended or modified accordingly.

SECTION XX. This ordinance shall take effect after its complete publication in at least one newspaper of general circulation in the Province of Nueva Ecija.

APPROVED.

RAFAEL ANDREW R. VILLANUEVA
Board Member

FROILAN C. NAGAÑO, JR.
Board Member

EDGARDO F. AGLIAM
Board Member

MARIO C. ORTIZ
Board Member

EDWARD THOMAS F. JOSON
Board Member

NAPOLEON P. INTERIOR, JR.
Board Member

BELINDA E. PALILIO
Board Member

JOHN CARLO A. PATIAG
Board Member

JO-MARIO ANGELO E. MATIAS
Board Member

ANDREW N. BISCALOG
Board Member

I HEREBY certify to the correctness of the foregoing ordinance.

GIAN CARLO E. BUMANLAG
Secretary to the Sangguniang Panlalawigan

ATTESTED:

ROMMEL C. PADILLA
Board Member
Temporary Presiding Officer

APPROVED

CZARINA D. UMALI
Governor