

OCT T-01-4 J.Santos , Pasay

(1872) ANNEX-6"

CERTIFIED TRUE COPY.

JUDICIAL FORM NO. 140
G.L.R.O. FORM NO. 68
(Revised October 1932)

Book No. 34 Page No. 5
Libro Pagina

TRANSFER CERTIFICATE OF TITLE.
CERTIFICADO DE TRANSFERENCIA DE TITULO

No. T-408

OFFICE OF THE REGISTER OF DEEDS FOR THE PROVINCE OF RIZAL
Oficina del Registrador de Titulos dela Provincia de

It is hereby certified that certain land situated in the
Por es presente se certifica que cierto terreno situado en el

Municipality of
Municipio de

Manila, San Pedro de Makati, Pasig, Mandaluyong, San Juan, Pateros, Taguig, Las Pinas, Paranaque, Muntinglupa, Pineda de Pasay of the Province of (Morong) Rizal, San Pedro, Binan, Sta. Rosa, Bo. Balibago, Cabuyao of the Province of Laguna, Laurel, Talisay, Taal, Lemery of Bumbon or Batangas, Carmona, Tanza, Indang, Kawit, Mendez Alfonso, San Jose, Sta. Maria, Gregorio Madrigal Acop, Silang, Imus Tarnate, Naic, Sta. Maria, San Jose, Tagaytay, Noveleta, General Trias, General Emilio Aguinaldo, Bacoor, Trece Martires, Dasmariñas Tanza, Indang, Kawit

more particularly described as follows:
destinado y descrito mas detalladamente como sigue:

1) A parcel of land, Parcel I-Lot 1 (Plan II-69) situated in the Municipality of Paranaque, Las Pinas, Muntinglupa, Pineda de Pasay, bounded on the South by property of Don Gregorio Madrigal Acop and Manila de Bay, on the West bounded by Bahia de Manila, on the North bounded by Rio de Pasig, on the East bounded by Bahia de Manila, as described in the Survey Plan point from the South 19 deg. East (19.1920) meters, from Monument of Binondo Church, Municipality of Manila, containing an area of 140,000.00 square meters, all described in the Survey Plan surveyed on October 8 up to December 11, 1909, approved on March 6, 1910. All points referred to are indicated on the plan; bearings true: declination 1 deg. 39'E, date of survey, October 8, 1909 - December 11, 1909. IS XEROX ALSO

PARTS OF THE PLEADING:

2) A parcel of land, Parcel II, Lot 2 (Plan II-69) situated in the Municipality of Manila, San Pedro de Makati, Pasig, Mandaluyong, and Municipality of San Juan, bounded on the South by property of Don Gregorio Madrigal Acop, on the West is bounded by Bahia de Manila, on the North is bounded by Taguean-Tondo River, on the East is bounded by property of Don Gregorio Madrigal Acop, all described on the Survey Plan, from the South 28 deg., from the East 59 deg., approximately 5,500 meters from Monument of Binondo Church Municipality of Manila, containing an area of 122,100,000 square meters, more or less, all described on the Survey Plan approved on September 9, 1911. All points referred to are indicated on the Plan; bearing true: declination 1 deg. 39'E, date of survey, October 9, 1909 - March 10, 1910.

3) A parcel of land, Parcel III-Lot 3 (Plan II-69) situated in the Municipio de Taguig and Pateros, bounded on the West is property of Don Gregorio Madrigal Acop, Parcel II, on the Northeast is bounded by Rio de Pasig and Bahia de Manila, on the East is

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bounded by Bahia de Laguna. All described on the Survey Plan, point marked on the south is 19 deg, approximately 6,500 meters from Monument of Binondo Church, Municipality of Manila, containing an area of 44,100,000 square meters, more or less. All points referred to are indicated on the Plan; bearing true: declination 1 deg. 39'E, date of Survey, January 9, 1909 up to October 23, 1909, approved on March 1, 1911.

- 6) A parcel of land, Parcel IV-Lot 4 (Plan II-69) situated in the Municipio de Carmona, Gregorio Madrigal Acop (GMA), Silang, Tanza, Indang, Imus, Noveleta, Bacoor, General Trias, Rosario, Trece Martires, General Aguinaldo, Dasmariñas, Tarnate, Naic, Kawit, San Jose, Santa Maria, Tagaytay, Alfonso, and Amadeo of the Province of Kawit (Cavite), San Pedro, Binan, Sta. Rosa, Cabuyao, and Balibago of the Province of Laguna, and Talisay and Taal of Batangas or Bulumbon, bounded on the South is Bolantoc Point, on the West is Rio de Kawit (Cavite), on the North bounded by the property of Don Gregorio Madrigal Acop, and on the East is bounded by Tagaytay-Tagean River. All described on the Survey Plan from the South is 11 deg. and 19 on the West (29,322) linear meters, more or less, from Monument of Binondo Church of the Municipality of Manila, containing an area of 946,663,700 square meters, more or less. All described on the Survey Plan approved on September 9, 1911, all points referred to are indicated on the Plan; bearing true: declination 1 deg. 39'E, date of Survey, January 6, 1909 up to February 9, 1909.

CERTIFICATION

This technical description of the Surveyed-Approved Plan had been cleared and taken directly from OCT No. 01-4 in accordance with Cadastral Act No. 2259 of March 14, 1914 as it was adjusted in accordance with Article 4 and Article 5 of Royal Decree of June 1880 as it was exempted from Royal Order dated July 15, 1881, and of October 6, 1881, considering that this land is an ancestral land originally owned by Prince Julian McLeod Tallano of Tagean noble family, surveyed originally and approved on the year 1864, duly re-approved plans as follows: Parcel I, Lot 1-II-69, Parcel II-Lot 2, Plan II-69, Parcel III-Lot 3, Plan II-69, Parcel IV-Lot 4, Plan II-69, PSU 2031, GLRO No. 4720, Cadastral Rec. No. 475 Decree No. 297.

-nothing follows-

is registered in accordance with the provisions of the Land esta registrado de conformidad con las disposiciones de la

Registration Act in the name of DON GREGORIO MADRIGAL ACOP, married Ley del Registro de la Propriedad a nombre de

to Dona Maria Camela Sarmiento, residents of San Miguel, Municipality of Manila, Philippine Island

As owner thereof in fee simple, subject to such of the Como duen absoluta del mismo, sujeto a culesquiera

encumbrances mentioned in Article 39 of said Act as may be gravámenes de los mencionados en el articulo 39 de la aludida Ley,

subsisting and to que subsistir, y al

CERTIFIED TRUE COPY

DATE: 1/14/81

JOAN E. GRUTA

RTC III, PASAY

OFFICE-IN-CHARGE

CERTIFIED TRUE COPY

OFFICE-IN-CHARGE

It is further certified that the said land was originally
Se certifica ademas que dicho terreno fue originalmente
registered on the 7th day of January in the year Seventeen
Inacrito el dia de del ano

Hundred and Sixty Four, in the Registration Book of this
en el Libro Registro de esta

office, Volume 1-1, Page 4, as Original Certificate of
officina, tomo follo como Certificado Original de

Title 01 - 4, pursuant to Decree No. 297, issued in
Titulo de acuerdo con el decreto No. expedido en el

G.L.R.O. Cadastral Record No. 475

This certificate is a transfer from Original Certificate of
Este certificado es una transferencia de

Title No. 01-4 which is canceled (partially) by virtue
el cual queda cancelado por virtud

hereof as far as the above described land is concerned.
del presente terreno arriba descrito

Entered at Municipality of Pasig, P. I., on the 7th
Inscrito en I. F. el

day of June in the year Nineteen Hundred thirty two
dia de del ano de Mil Novecientos Treinta y Dos

at 11:30 a.m.
a las

DENR - NCR	
OFFICE OF THE	
REGIONAL TECHNICAL DIRECTOR	
LAND MANAGEMENT SERVICES	
RECEIVED	RELEASED
BY: <i>[Signature]</i>	BY:
DATE: 04/12/72	DATE:
TIME: 12:00	TIME:

0018847121
016 0222886

ATTEST
Lo Certifico

(SGD) TEODORO GONZALES

San Miguel, Mun. of Manila, P. I.

This Land covered by Torrens Title TCT No. T-408 transferred
from OCT No. T-01-4 had been a subject of Court proceedings on the
year 1903 and was ended on the year 1904, in the Sala of the Supreme
Court in compliance to Land Registration Act R.A. 496 and the same
had been placed into another court proceedings also in compliance of
Cadastral Act 2259.

Issued this 4th day of November 1972, Pasig, Rizal.

CERTIFIED TRUE COPY
DATE: 10/14/72
JOSE E. GRUTA
OFFICER-IN-CHARGE
RTC III, PASAY

COURT RECORD IS XEROX ALSO
PARTS OF THE PLEADING

OSCAR T. EUSEBIO
REGISTER OF DEEDS (OTE)

1876

MEMORANDUM OF THE ENCUMBRANCES AFFECTING THE PROPERTY
IN THIS CERTIFICATE
Memorandum de las Cargas Y Gravámenes a que Esta Afecto
El Inmueble Que Se Descrito En Este Certificado

DOCUMENT NO. Documento Número	KIND Class	EXECUTED IN Cargado a Favor de	CONDITIONS Condiciones	DATE OF INSTRUMENT/ DATE OF INSCRIPTION Fecha del Instrumento/ Fecha de la Inscription
114-B	Venta de Absoluta	Don Gregorio Madrigal Acop	A Deed of Absolute Sale (Venta Absoluta) executed by the owner, Prince J. Mcleod Tallano, that covering the area of 29,151 hectares, as described in this Title P.33, Oct. 1, 1913, embra- Parcel 1, Parcel 2, cing Parcel 3, under Notary Public, Andres Valdivia, Manila	Oct. 14, 1913 10/14/1913 11:30 a.m.
(SGD) EULALIO GARCIA Register of Deeds				
B-115 C-1005	Venta de Absoluta	Don Juan Ejercito	A Deed of Absolute Sale executed by the owner, Prince J. Mcleod Tallano with/and by his wife Princes Aminah Kahar Kiram covering Mun. of San Juan and Mandaluyong Town with an area of 3,640 hectares under Doc. No. 4, P. 33, Oct. 14, 1913, Notary Public, Andres Valdivia, Manila, P.I.	Oct. 14, 1913 10/14/1913 1:45 p.m.
B-116 C-1006	Venta de Absoluta	Don Esteban Benitez Tallano	A Deed of Absolute Sale executed by the owner, Prince J. Mcleod Tallano with/and by his wife Princes Aminah Kahar Kiram ... embracing an area of 92,535.37 hectares, under Parcel IV, Doc. No. 34, Page No. 33, Oct. 14, 1913 Notary Public, Andres Valdivia, Manila, P.I.	Oct. 14, 1913 10/14/1913 2:35 p.m.

DENR - NCR
OFFICE OF THE
REGIONAL TECHNICAL DIRECTOR
LAND MANAGEMENT SERVICES

PAGE NO. _____

RELEASED

BY: *[Signature]* DATE: *10/14/13* TIME: *1:45*

(SGD) EULALIO GARCIA
Register of Deeds

CERTIFIED TRUE COPY
DATE: *10/14/13*
JOAN E. GRUTA
OFFICER-IN-CHARGE
RTC III, PASAY

COURT RECORDS XEROX ALSO
PARTS OF THE PLEADING

CERTIFIED TRUE COPY
[Signature]
NOTARY PUBLIC
J. E. GRUTA

1877

MEMORANDUM OF THE ENCUMBRANCES AFFECTING THE PROPERTY
IN THIS CERTIFICATE
Memorandum de las Cargas Y Gravámenes a que Esta Afecto
El Inmueble Que Se Descrito En Este Certificado

DOCUMENT NO. Documento Numero	KIND Class	EXECUTED IN Cargado a Favor de	CONDITIONS Condiciones	DATE OF INSTRUMENT Fecha del Instrument
C-117 1007	Venta de Absoluta	Don Annacleto Madrigal Acop	A Deed of Absolute Sale executed by Don Gregorio Madrigal Acop and by his wife covered the area of 29,151 hectares, over Parcel 1 and Parcel 2 and 3, described in this Title per Doc. 11, Page No. 68, under Notary Public, Juan Estrada de Figueroa, Mun. of Pasig,, P.I., April 7, 1937	April 7, 1937 4/12/1937 2:00 p.m.

(SGD) TEODORO GONZALES
Register of Deeds

B-10491	Venta de Absoluta	American Government	A Deed of Absolute Sale executed by Lot owner of Parcel 1, 2 and 3 covered with an area of 100 hectares portion of Bicutan and Taguig as described in this Title, covering the portion of Parcel 3, entered under Notary Public, Juan Estrada de Figueroa, Doc. No. 77, P. 78, No. XC, Book No. XIII, S.1937, City of Manila, P.I.	Dec. 9, 1937 12/9/1937 10:15 a.m.
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(SGD) TEODORO GONZALES
Register of Deeds

DENR - NCR OFFICE OF THE REGIONAL TECHNICAL DIRECTOR LAND MANAGEMENT SERVICES	
SEARCHED	INDEXED
SERIALIZED	FILED
DATE: 10/10/88	
TIME: 10:00	

C-1160	Venta de Absoluta	Insular Govt. of the Phil. City Govt. of Manila	A Deed of Absolute Sale executed by Don Gregorio Madrigal Acop, covered the area of 1,915 hectares over Intramuros, Ermita, Paco, San Andres and Sta. Ana, portion of Makati (south) as described in this Title, Doc. No. 78, P. 78, Book No. XII, S.1937, Notary Public Juan Estrada De Figueroa, City of Manila, P.I.	Dec. 9, 1937 12/9/1937 1:55 p.m.
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(SGD) TEODORO GONZALES
Register of Deeds

CERTIFIED TRUE COPY
DATE: 10/10/88
JOAN E. GRUTA
OFFICER-IN-CHARGE
RTC III, PASAY

CERTIFIED TRUE COPY

COURT RECORD IS XEROX ALSO
PARTS OF THE PLEADING-(SGD)

JUSTICE
CLERK
6-27-71

1878

MEMORANDUM OF THE ENCUMBRANCES AFFECTING THE PROPERTY
IN THIS CERTIFICATE
Memorandum de las Cargas Y Gravámenes a que Esta Afecto
El Inmueble Que Se Descrito En Este Certificado

DOCUMENT NO. Documento Numero	KIND Class	EXECUTED IN Cargado a Favor de	CONDITIONS Condiciones	DATE OF INSTRUMENT Fecha del Instrument
C-117 1007	Venta de Absoluta	Don Annacleto Madrigal Acop	A Deed of Absolute Sale executed by Don Gregorio Madrigal Acop and by his wife covered the area of 29,151 hectares, over Parcel 1 and Parcel 2 and 3, described in this Title per Doc. 11, Page No. 68, under Notary Public, Juan Estrada de Figueroa, Mun. of Pasig,, P.I., April 7, 1937	April 7, 1937 4/12/1937 2:00 p.m.

(SGD) TEODORO GONZALES
Register of Deeds

B-10491	Venta de Absoluta	American Government	A Deed of Absolute Sale executed by Lot owner of Parcel 1, 2 and 3 covered with an area of 100 hectares portion of Bicutan and Taguig as described in this Title, covering the portion of Parcel 3, entered under Notary Public, Juan Estrada de Figueroa, Doc. No. 77, P. 78, No. XC, Book No. XIII, S.1937, City of Manila, P.I.	Dec. 9, 1937 12/9/1937 10:15 a.m.
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(SGD) TEODORO GONZALES
Register of Deeds

DENR - NCR OFFICE OF THE REGIONAL TECHNICAL DIRECTOR LAND MANAGEMENT SERVICES	
RECEIVED	DATE
10/12/37	10/12/37

C-1160	Venta de Absoluta	Insular Govt. of the Phil. City Govt. of Manila	A Deed of Absolute Sale executed by Don Gregorio Madrigal Acop, covered the area of 1,915 hectares over Intramuros, Ermita, Paco, San Andres and Sta. Ana, portion of Makati (south) as described in this Title, Doc. No. 78, P. 78, Book No. XII, S.1937, Notary Public Juan Estrada De Figueroa, City of Manila, P.I.	Dec. 9, 1937 12/9/1937 1:55 p.m.
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(SGD) TEODORO GONZALES
Register of Deeds

CERTIFIED TRUE COPY
DATE: 10/14/37
JOAN E. GRUTA
RTC III, PASAY OFFICER-IN-CHARGE

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PARTS OF THE PLEADING

JUSTICE
CLERK
6-27-71

1879

MEMORANDUM OF THE ENCUMBRANCES AFFECTING THE PROPERTY
IN THIS CERTIFICATE
Memorandum de las Cargas Y Gravámenes a que Esta Afecto
El Inmueble Que Se Descrito En Este Certificado

DOCUMENT NO. Documento Numero	KIND Class	EXECUTED IN Cargado a Favor de	CONDITIONS Condiciones	DATE OF INSTRUMENT Fecha del Instrumento
C-1167	Venta de Absoluta	Honorable Justice Jose Romualdez	A Deed of Absolute Sale executed by Don Gregorio Madrigal Acop covered the area of 50 hectares over the North- east of Makati, bounded by San Andres Bukid, as described in this Title, portion of Parcel 2, under Doc. No. XXC, P. 38, Book No. XIV, S. 1953, Notary Public Librado Paras, City of Manila, P.I.	Dec. 2, 1953 12/2/1953 11:45 a.m.

(SGD) JOSE D. SANTOS
Register of Deeds

C-1168	Venta de Absoluta	Honorable Delegate Don Benito Legarda	A Deed of Absolute Sale embraced the area 300 hectares, situated along Bustillos St., Bilibid Viejo, San Miguel, Manila exe- cuted by Don Annacleto Madrigal Acop, described in this Title Doc. No. XXCII, Page 39, B. XIV Series of 1953, Notary Public Librado Paras, City of Manila	Dec. 2, 1953 12/2/1953 2:25 p.m.
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(SGD) JOSE D. SANTOS
Register of Deeds

DENR - NCR OFFICE OF THE REGIONAL TECHNICAL DIRECTOR LAND MANAGEMENT SERVICES	
PAGE NO.	
BY: <i>[Signature]</i>	RELEASED
DATE: <i>10/14/53</i>	DATE
TIME: <i>10:14</i>	TIME

C-1169	Benta de Absoluta	Don Benigno Toda (Phil. Air Line)	A Deed of Absolute Sale embraced the area 75 hectares situated in Paranaque executed by Don Annacleto Madrigal Acop, described in this Title XXCVII, Page 39, B. XIV, Series of 1953, Notary Public Librado Paras, City of Manila	Dec. 2, 1953 12/2/1953
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(SGD) JOSE D. SANTOS
Register of Deeds

CERTIFIED TRUE COPY
DATE: *10/14/53*
[Signature]
JOAN E. GUITA
RTC III, PASAY OFFICER-IN-CHARGE
CERTIFIED

COURT RECORD IS KEPT IN SO
PARTS OF THE PLEADING

1880

CERTIFICATION

This Certified True Copy has been issued upon written request of Office of the Solicitor General copied directly from owner's duplicate copy of TCT No. T-408 on filed here in this office to form part of Position Paper of the Government under LRC/Civil Case No. 3957-P, CFI Branch 28, Pasay City.

Issued this 4th day of November 1972.

6-27-91
no 0221534/01 no. 0012024

REGISTER OF DEEDS (OTE)

0016847101

0222886

CERTIFIED TRUE COPY
DATE: 10/14/00
JOAN E. GRUTA
OFFICER-IN-CHARGE
RTC III, PASAY

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OFFICE OF THE	
REGIONAL TECHNICAL DIRECTOR	
LAND MANAGEMENT SERVICES	
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