

RENAISSANCE

PARK AND CHAPELS

Owned & Managed by: Valeenland Realty Corporation

Park Address: San Felipe, Tantaran, South Cotabato

Sales Main Office: Renaissance Park and Chapels Building, Arellano St., Zone III, City of Koronadal, 9506

24/7 Hotline No.: 0922 588 3675 / 0936 898 1641

GENERAL PROVISIONS

I. PERPETUAL CARE

The Renaissance Park is operated as a perpetual care memorial park, thus, it has established a Perpetual Care Fund (PCF).

II. CONTRACT PRICE

CUSTOMER agrees to pay Valeenland Realty Corporation's Renaissance Park in the Philippine currency the Contract Price of all Lots stated on the front page of this contract.

III. CERTIFICATE OF PERPETUAL USE

Certificate of Perpetual Use (CPU) will be issued within 15 days upon full payment.

IV. MEMORIAL STRUCTURES AND ARTICLES

1. CUSTOMER agrees that only flat marble conforming to the rules and standards set by the SELLER will be permitted to mark the interments in all lawn areas. All interments in the lawn areas shall be underground. Any other items shall be removed at the Renaissance Park Management's discretion.
2. Estate Lot customers are allowed to construct mausoleums, in accordance to applicable Renaissance Park Rules and Regulations, where the design and size are subject to the approval by Renaissance Park Management
3. No flowers, plants and trees of any kind will be planted by the memorial lot perpetual use rights owners around the site of interment or anywhere in the memorial park area. The placing of ornaments of any kind, vases of any kind, candle stands of any kind and similar articles upon lots shall not be permitted. If such items are placed, renaissance park management may remove and dispose them. Renaissance park management shall not be liable for the loss of such items.
4. For Community Vault, Certificate of Transitory Use will be issued authorizing the temporary use of community vault for 5 (Five) years, after which, it must be transferred exclusively to any other Renaissance Park lawn/estates or may be renewed for another 5 years.

V. TERMS OF PAYMENT

The CUSTOMER agrees to pay the total price in the manner stated in this Purchase Agreement. Monthly amortization shall be paid at its office. All overdue payments shall be charged with interest at Two percent (2%) per month. The CUSTOMER is given a grace period of thirty (30) days within which to pay a monthly amortization, after which period CUSTOMER'S account is considered delinquent. If any of the installments remain unpaid after the lapse of sixty (60) days from the due date, Renaissance Park at its option may terminate or cancel this Agreement. In such event, all payments made by the CUSTOMER shall be considered forfeited in favour of Renaissance Park as liquidated damages. Any further payments made by the CUSTOMER after cancellation of the Agreement shall not be valid insofar as the termination of this contract is concerned, whether the payment be made to the counsellor or any representative or depository bank of Renaissance Park. The amount paid after termination of the contract shall be treated as refundable deposit.

VI. PRE-NEED

Lot(s) which status stated as Pre-need(s) in this agreement can only be used for interment thirty (30) days after the date full payment.

VII. AT-NEED

Lot(s) which status stated as At-need(s) in this agreement can be immediately used for interment upon the date of full payment.

VIII. TRANSFER OF RIGHTS

The memorial lot perpetual use rights applied for and described herein may be transferred or conveyed to any qualified third party subject to the existing guidelines of Renaissance Park.

1. Submission of notarized Transfer of Rights;
2. Transfer fees and other expenses shall be paid pursuant to existing policies of Renaissance Park.
3. Upon transfer, a new Purchase Agreement shall be issued and the old Purchase Agreement shall be surrendered for cancellation.

IX. BENEFICIARY / BENEFICIARIES

1. In case of death of the CUSTOMER of this memorial lot perpetual use rights, CUSTOMER hereby names (First Priority) and (Second Priority) as BENEFICIARY/IES.
2. Second Priority Beneficiary is given an option to assume the rights of the CUSTOMER if the First Priority Beneficiary waives his/her option to own the rights.

X. TRANSFER OF SITE

1. The CUSTOMER may transfer the site of his/her memorial lot's perpetual use rights at any time provided that no interments for either lot was made thereon
2. Additional payment of the price difference for upgrades is required.
3. No refund is allowed for downgrade of lot Purchase.
4. Upon transfer, a new Purchase Agreement shall be issued and the old Purchase Agreement shall be surrendered for cancellation.

XI. INTERMENT SERVICES

1. No interment shall be facilitated unless issued with a Certificate of Perpetual Use (CPU) or Certificate of Transitory Use (CTU) and Interment Order.
2. Interment services shall be to the account of the CUSTOMER or his/her heirs, executors, administrators or assigns at the prevailing charges and conditions.
3. Memorial lot perpetual use rights owners may avail themselves of a double interment privilege (two interments per plot).
4. Multiple interments and bone transfer may be allowed provided they are within the rules and regulations prescribed by Renaissance Park and government.
5. At least FOUR (4) DAYS notice to Renaissance Park prior to the scheduled interment is required to facilitate proper and dignified memorial services. Otherwise, it shall be considered as "Rush Interment" and subject to prevailing rush interment fee.
6. Only the departed human remains may be interred.
7. Above-ground interments are only allowed on Estate Lots.
8. Interment Service will start according to the chosen time schedule, more than 15mins late is subject for Late Arrival Fee amounting to Php 2,000.00.

XII. FORTUITOUS EVENTS

The parties hereto expressly agree that Renaissance Park shall not be liable for any inconvenience, loss, damage or delay that may be sustained by the CUSTOMER, his/her heir, executor, or assigns resulting from fire, earthquake, war, civil disturbance, strike or any labour disturbance, government regulations, or other matters or conditions that are beyond the control of Renaissance Park in connection with the memorial lot's perpetual use herein contracted for.

XIII. TAXES

Fees and taxes that may be enforced by law or regulation in the future shall be borne by the Customer and shall become due and payable.

XIV. GENERAL WAIVER

This instrument, together with any annexes and duly authenticated rider or riders, shall constitute the entire agreement between Renaissance Park and the CUSTOMER. No statement, promise, or inducement made by any party, or any agent, employee, or representative of any party, not contained herein shall be binding or valid.

XV. VENUE

The venue of any action arising out of this Agreement shall be in City of Koronadal, South Cotabato. The laws of the Republic of the Philippines shall govern this Agreement.

I HAVE FULLY UNDERSTOOD AND I HAVE CONFORMED TO THE GENERAL PROVISIONS OF RENAISSANCE PARK STIPULATED IN THIS AGREEMENT