

EXTRAJUDICIAL SETTLEMENT OF ESTATE

KNOW ALL MEN BY THESE PRESENTS:

This AGREEMENT made and entered into this ____ day of ____ 2009, in Bautista, Pangasinan, by and between:

Selina Pereira, of legal age, Filipino, widow, residing at Brgy. Primicias, Bautista, Pangasinan;

Olivia Pereira-Matias, of legal age, Filipino married, residing at Brgy. Primicias, Bautista, Pangasinan;

WITNESSETH, *that*:

WHEREAS, we are the sole heirs of the deceased FERNANDO PEREIRA who died on February 1, 2011, at Bautista, Pangasinan; copy of his death certificate is hereto attached as Annex A;

WHEREAS, FERNANDO PEREIRA died intestate, without Will or Testament, and without any outstanding debts in favor of any person or entity;

WHEREAS, FENANDO PEREIRA is the absolute and registered owner of two parcels of land located at Brgy. Poponto, Bautista, Pangasinan covered by Transfer Certificate of Title No. 00178390 and 00178520, respectively, of the Register of Deeds of Pangasinan and more particularly described as follows:

1. A parcel of land (Lot 1-B-35, Bsd-1-000723 AR), being a portion of lot 1-B & 1-C (LRC) PSD-220089. Bounded on the E., along line 4-1 by lot 1-A; Psd-220089; on the S., along line 1-2 by lot 1-B-34; on the W., along line 2-3 by lot 1-C-36; and on the N., along line 3-4 by lot 1-B-36; all of the subdivision plan. Beginning at a point marked "1" on plan being S 28 deg. 56'E., 1641.86 m. from BLBM No. 1, Bo., Villanueva, Bautista, Pangasinan.

thence N 63 deg. 58'W., 57.22 m. to point 2;

thence N 16 deg. 04'E., 46.70 m. to point 3;

thence S 64 deg. 02'E., 57.56 m. to point 4;

thence S 16 deg. 29'W., 46.71 m. to point of beginning;

containing an area of TWO THOUSAND SIX HUNDRED FORTY (2,640), SQUARE METERS, more or less.

2. A parcel of land (Lot 1-C-36, Bsd-1-000723 AR), being a portion of lot 1-B & 1-C (LRC) Psd-220089). Bounded on the N., along line 2-3 by lot 1-C-37; on the E., along line 2-4 by lot 1-B-35; on the S. along line 4-1 by lot 1-C-35; all of the subdivision plan; and on the W., along line 1-2 by lot 15; Psu-123014. Beginning at the point marked "1" on plan being S 26

deg. 36'E., 1546.56 m. from BLBM No. 1, Bo. Villanueva, Bautista, Pangasinan.

thence N 15 deg. 40'E., 48.12 m. to point 2;
thence S 59 deg. 12'E., 59.01 m. to point 3;
thence S 16 deg., 04'W., 46.70 m. to point 4;
thence N 60 deg. 27'W., 58.34 m. to point of beginning;

containing an area of TWO THOUSAND SIX HUNDRED NNETY TWO (2,692) SQUARE METERS, MORE OR LESS.

WHEREAS, pursuant to Rule 74, Sec. 1 of the Revised Rules of Court of the Philippines, and being with full capacity to contract, we do hereby adjudicate unto ourselves the parcel of land described above, in equal shares.

IN WITNESS WHEREOF, we hereunto set our hand on the ___ day of _____, 2009 at Bautista, Pangasinan, Philippines.

The Heirs of Fernando Pereira

Selina Pereira

Olivia Pereira-Matias

SIGNED IN THE PRESENCE OF:

Gabriel Maglayon

Magdalena Trinidad

ACKNOWLEDGMENT

Republic of the Philippines }
City of _____ } S.S

BEFORE ME, a Notary Public in and for the City of _____, this ___ day of _____, personally appeared:

Name	Identification Card	Valid until/Expires on
Selina Pereira	Phil. Passport No.111	Dec. 12. 2012
Olivia Pereira-Matias	Driver's License No.03	Dec. 25, 2012

who have satisfactorily proven to me their identity that they are the same person who executed and voluntarily signed the foregoing EXTRAJUDICIAL SETTLEMENT OF ESTATE which they acknowledged before me as their free and voluntary act and deed.

The foregoing instrument which relates to an Extrajudicial Settlement of Estate of two parcels of land consisting of 3 pages including the page on which this acknowledgment is written, has been signed on the left margin of each and every page by the parties and the witnesses.

WITNESS MY HAND AND SEAL, this ___ day of _____, in the City of _____, Philippines.

Doc. No. _____
Page No. _____
Book No. _____
Series of 20 _____

SAMPLE ONLY