

[PROCLAMATION NO. 125, January 06, 2017]

CREATING AND DESIGNATING AN EXISTING BUILDING WHICH STANDS ON SEVERAL PARCELS OF LAND LOCATED AT GARDEN VILLAS 3, BARANGAY IBABA, STA. ROSA CITY, LAGUNA AS AN INFORMATION TECHNOLOGY CENTER PURSUANT TO REPUBLIC ACT NO. 7916, AS AMENDED BY REPUBLIC ACT NO. 8748

Pursuant to the powers vested in me under Republic Act (RA) No. 7916, otherwise known as the "Special Economic Zone Act of 1995," as amended by RA No. 8748, and upon the recommendation of the Board of Directors of the Philippine Economic Zone Authority (PEZA), I, RODRIGO ROA DUTERTE, President of the Republic of the Philippines, do hereby designate an existing building, subject to the provisions of RA No. 7916, as amended, its Implementing Rules and Regulations, Resolution No. 00-411 (s. 2000), as amended by Resolution Nos. 11-066 (s. 2011) and 15-240 (s. 2015), and Resolution No. 15-423 (s. 2015) of the PEZA Board of Directors, as an Information Technology Center, to be known as the Garden Plaza with a gross floor area of Eight Thousand Eight Hundred (8,800) Square Meters, which stands on several parcels of land, located at Garden Villas 3, Barangay Ibaba, Sta. Rosa City, Laguna, with a land area of Six Thousand Three Hundred Ninety Nine (6,399) square meters, more or less, as defined by the following technical descriptions:

Lot 1, Block 3
Pcs-04-025874

A parcel of land (Lot 1, Block 3, of the consolidation-subdivision plan, Pcs-04-025874, being a portion of the cons, of Lots 1, 2 & 3, Block 1, Lots 1 & 2, Block 2, Lots 1 to 26, Block 3, Lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, 45, 47, 49 & 51, Block 4 Lots 12, 13 & 14, Block 8 & Road Lot 2 all of Pcs-04-024409, Lot 5, Block 12, Pcs-04-021003 and Lots 500-A to 500-C, Psd-62598, LRC Record No. 8375, 6710), situated in the Barangay of Ibaba, Aplaya & Labas, Municipality of Sta. Rosa, Province of Laguna, Island of Luzon.

Bounded on the SE. & SW., along lines 1-2-3 by Road Lot 10; on the SW. & NW., along lines 3-4-5-6-7-8-9-10-11-12-13 by Road Lot 5; on the NW., along lines 13-14-15-16-17 by Road Lot 2; and on the NE., along line 17-1 by Lot 2, Block 3 all of the consolidation-subdivision plan.

Beginning at a point marked "1" on the plan, being S. 49 deg. 16' W., 800.64 m. from Mon No. 6, Sta. Rosa Estate;

thence S. 77 deg. 44' W., 22.25 to point 2;
m.

thence N. 86 deg. 36' W., 1.62 to point 3;
m.

thence	N.	55	deg. 15'	W.,	1.62 to point 4; m.
thence	N.	23	deg. 54'	W.,	1.62 to point 5; m.
thence	N.	08	deg. 14'	W.,	34.19 to point 6; m.
thence	N.	07	deg. 56'	E.,	1.67 to point 7; m.
thence	N.	40	deg. 15'	E.,	1.67 to point 8; m.
thence	N.	51	deg. 41'	E.,	3.06 to point 9; m.
thence	N.	42	deg. 14'	E.,	3.06 to point 10; m.
thence	N.	32	deg. 47'	E.,	3.06 to point 11; m.
thence	N.	23	deg. 20'	E.,	3.06 to point 12; m.
thence	N.	32	deg. 02'	E.,	1.39 to point 13; m.
thence	N.	58	deg. 53'	E.,	1.39 to point 14; m.
thence	N.	72	deg. 25'	E.,	3.16 to point 15; m.
thence.	N	72	deg. 39'	E.,	3.16 to point 16; m.
thence	N.	73	deg. 01'	E.,	3.16 to point 17; m.
thence	S.	12	deg. 16'	E.,	49.96 to the point m. of

beginning, containing an area of ONE THOUSAND NINETY FIVE (1,095) SQUARE METERS, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. cyl. conc, mons. 15x40 cm.; Bearings: TRUE; date of original survey, January, 1906-May, 1907 (Sta. Rosa Estate), and that of the consolidation-subdivision survey, December 04-15, 2009, and was approved on February 09, 2010.

Lot 2, Block 3
Pcs-04-025874

A parcel of land (Lot 2, Block 3, of the consolidation-subdivision plan, Pcs-04-025874, being a portion of the cons, of Lots 1, 2 & 3, Block 1, Lots 1 & 2, Block 2, Lots 1 to 26, Block 3, Lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, 45, 47, 49 & 51, Block 4 Lots 12, 13 & 14, Block 8 & Road Lot 2 all of Pcs-04-024409, Lot 5, Block 12, Pcs-04-021003 and Lots 500-A to 500-C, Psd-62598, LRC Record No. 8375, 6710), situated in the Barangay of Ibaba, Aplaya & Labas, Municipality of Sta. Rosa, Province of Laguna, Island of Luzon.

Bounded on the SE., along line 1-2 by Road Lot 10; on the SW., along

line 2-3 by Lot 1, Block 3; on the NW., along lines 3-4-5-6-7 by Road Lot 2; and on the NE., along line 7-1 by Lot 3, Block 3 all of the consolidation-subdivision plan.

Beginning at a point marked "1" on the plan, being S. 48 deg. 42' W., 786.62 m. from Mon No. 6, Sta. Rosa Estate;

thence S.	77	deg. 44'	W.,	16.00 to point 2; m.
thence N.	12	deg. 16'	W.,	49.96 to point 3; m.
thence N.	73	deg. 01'	E.,	4.00 to point 4; m.
thence N.	73	deg. 25'	E.,	4.00 to point 5; m.
thence N.	73	deg. 43'	E.,	4.00 to point 6; m.
thence N.	74	deg. 00'	E.,	4.00 to point 7; m.
thence S.	12	deg. 18'	E.,	51.13 to the point of m.

beginning, containing an area of EIGHT HUNDRED NINE (809) SQUARE METERS more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. cyl. conc. mons. 15x40 cm.; Bearings: TRUE; date of original survey, January, 1906-May, 1907 (Sta. Rosa Estate), and that of the consolidation-subdivision survey, December 04-15, 2009, and was approved on February 09, 2010.

Lot 3, Block 3
Pcs-04-025874

A parcel of land (Lot 3, Block 3, of the consolidation-subdivision plan, Pcs-04-025874, being a portion of the cons, of Lots 1, 2 & 3, Block 1, Lots 1 & 2, Block 2, Lots 1 to 26, Block 3, Lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, 45, 47, 49 & 51, Block 4 Lots 12, 13 & 14, Block 8 & Road Lot 2 all of Pcs-04-024409, Lot 5, Block 12, Pcs-04-021003 and Lots 500-A to 500-C, Psd-62598, LRC Record No. 8375, 6710), situated in the Barangay of Ibaba, Aplaya & Labas, Municipality of Sta. Rosa, Province of Laguna, Island of Luzon.

Bounded on the SE., along line 1-2 by Road Lot 10; on the SW., along line 2-3 by Lot 2, Block 3; on the NW., along lines 3-4-5-6-7 by Road Lot 2; and on the NE., along line 7-1 by Lot 4, Block 3 all of the consolidation-subdivision plan.

Beginning at a point marked "1" on the plan, being S. 48 deg. 08' W., 772.66 m. from Mon No. 6, Sta. Rosa Estate;

thence S.	77	deg. 44'	W.,	16.00 to point 2; m.
thence N.	12	deg. 18'	W.,	51.13 to point 3;

				m.
thence N.	74	deg. 17'	E.,	4.00 to point 4; m.
thence N.	74	deg. 34'	E.,	4.00 to point 5; m.
thence N.	74	deg. 52'	E.,	4.00 to point 6; m.
thence N.	75	deg. 09'	E.,	4.00 to point 7; m.
thence S.	12	deg. 18'	E.,	51.97 to the point of m.

beginning, containing an area of EIGHT HUNDRED TWENTY FIVE (825) SQUARE METERS more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. cyl. conc, mons. 15x40 cm.; Bearings: TRUE; date of original survey, January, 1906-May, 1907 (Sta. Rosa Estate), and that of the consolidation-subdivision survey, December 04-15, 2009, and was approved on February 09, 2010.

Lot 4, Block 3
Pcs-04-025874

A parcel of land (Lot 4, Block 3, of the consolidation-subdivision plan, Pcs-04-025874, being a portion of the cons, of Lots 1, 2 & 3, Block 1, Lots 1 & 2, Block 2, Lots 1 to 26, Block 3, Lots 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 43, 45, 47, 49 & 51, Block 4 Lots 12, 13 & 14, Block 8 & Road Lot 2 all of Pcs-04-024409, Lot 5, Block 12, Pcs-04-021003 and Lots 500-A to 500-C, Psd-62598, LRC Record No. 8375, 6710), situated in the Barangay of Ibaba, Aplaya & Labas, Municipality of Sta. Rosa, Province of Laguna, Island of Luzon.

Bounded on the SE., along line 1-2 by Road Lot 10; on the SW., along line 2-3 by Lot 3, Block 3; on the NW., along lines 3-4-5-6-7 by Road Lot 2; and on the NE., along line 7-1 by Lot 5, Block 3 all of the consolidation-subdivision plan.

Beginning at a point marked "1" on the plan, being S. 47 deg. 32' W., 758.79 m. from Mon No. 6, Sta. Rosa Estate;

thence S.	77	deg. 44'	W.,	16.00 to point 2; m.
thence N.	12	deg. 18'	W.,	51.97 to point 3; m.
thence N.	75	deg. 26'	E.,	4.00 to point 4; m.
thence N.	75	deg. 43'	E.,	4.00 to point 5; m.
thence N.	76	deg. 01'	E.,	4.00 to point 6; m.
thence N.	76	deg. 18'	E.,	4.00 to point 7; m.