



Republic of the Philippines
CITY OF CAGAYAN DE ORO

OFFICE OF THE CITY COUNCIL

(08822) 724854; (088) 857-4029; 857-4035; 857-2258



ORDINANCE NO. 10425-2006

AN ORDINANCE PRESCRIBING THE REVISED SCHEDULE OF FAIR MARKET VALUES OF REAL PROPERTY IN CAGAYAN DE ORO CITY TO TAKE EFFECT ON JANUARY 1, 2008, AND FOR OTHER PURPOSES

Whereas, Section 219 of RA 7160, otherwise known as the Local Government Code of 1991, provides that provincial, City or Municipal Assessors shall undertake a revision of real property assessment within two (2) years after the effectivity of the Local Government Code and every three (3) years thereafter;

Whereas, the City Government undertook its last general revision of Real Properties effective CY 1997, or more than nine (9) years ago;

Whereas, this Body conducted a public hearing on the herein revised schedule of fair market values and considered and noted the varied positions raised by the different sectors that participated therein;

Now, therefore:

BE IT ORDAINED by the City Council (*Sangguniang Panlungsod*) of the City of Cagayan de Oro in session assembled that:

TITLE I TITLE OF THE ORDINANCE

CHAPTER 1

SECTION 1. TITLE. – This Ordinance shall be known and cited as the Revised Schedule of Fair Market Values of Real Property in Cagayan de Oro City of 2008.

TITLE II REVISED SCHEDULE OF FAIR MARKET VALUE FOR LANDS

CHAPTER 2

SECTION 2. RATES.- The following schedule of market values per square meter of lands are hereby prescribed as the basis for the classification, appraisal and assessment of real properties located in the City of Cagayan de Oro, to wit:

LOCATION	2008 SCHEDULE
POBLACION	
<i>Barangay 01</i>	
Lots along J. Gaerlan St.	₱ 4,660.00
Lots along San Agustin St.	1,820.00
Lots along Fernandez St.	1,820.00
Lots along Rizal St.	2,630.00
Lots along Tiano Bros. St.	2,630.00
Lots along A. Velez St.	4,660.00
Lots along Pabayo St.	4,660.00
<i>Barangay 02</i>	
Lots along Gaerlan St.	4,660.00
Lots along Hayes St.	4,660.00



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Lots along Capistrano St.	15,300.00
Lots along Rizal St.	7,020.00
Lots along Tiano St.	9,000.00
Lots along Velez St.	9,000.00
Lots along Pabayo St.	4,660.00
Barangay 03	
Lots along T. Neri St.	15,300.00
Lots along R. N. Abejuela St.	15,300.00
Lots along T. Chaves St.	9,000.00
Lots along Hayes St.	4,660.00
Lots along Fernandez St.	1,820.00
Lots along Gaerlan St.	4,660.00
Lots along Pabayo Street:	
a.) From Fernandez to Hayes St.	4,660.00
b.) From Hayes to T. Neri St.	13,500.00
c.) From Chaves to Neri St.	13,500.00
Lots along Corrales Street:	
a.) From Fernandez to Hayes St.	4,660.00
b.) From Hayes to T. Neri St.	13,500.00
Poblacion	
Barangay 04	
Lots along Arch. J. Hayes St.	9,000.00
Lots along Capistrano St.	12,600.00
Lots along Rizal St.	7,020.00
Lots along T. Bros. St.	9,000.00
Lots along A. Velez St.	13,500.00
Lots along Pabayo St.	13,500.00
Lots along T. Chavez St.	9,000.00
Barangay 05	
Lots along Tirso Neri St.	15,300.00
Lots along R. N. Abejuela St.	15,300.00
Lots along Toribio Chaves St.	9,000.00
Lots along Capistrano St.	15,300.00
Lots along Rizal St.	15,300.00
Lots along Tiano Bros. St.	15,300.00
Lots along Pabayo St.	13,500.00
Lots along A. Velez St.	15,300.00
Barangay 06	
Lots along T. Neri St.	15,300.00
Lots along R. N. Abejuela St.	15,300.00
Lots along T. Chavez St.	7,020.00
Lots along Arch. J. Hayes St.	4,660.00
Lots along N. Capistrano St.	15,300.00
Lots along Burgos St.	4,660.00



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Barangay 07	
Lots along C. Pacana St.	2,630.00
Lots along J. R. Borja St.	4,660.00
Lots along Gomez St.	5,680.00
Lots along Cruz Taal St.	6,280.00
Lots along Capistrano St.	15,300.00
Lots along T. Neri St.	15,300.00
Lots along Burgos St.:	
a.) From T. Neri to Cruz Taal St.	4,660.00
b.) From Cruz Taal to Pacana St.	2,630.00
Barangay 08	
All lots along Velez St.	15,300.00
All lots along J. R. Borja St.	16,200.00
All lots along Gomez St.	13,500.00
All lots along Cruz Taal St.	14,400.00
All lots along T. Neri St.	15,300.00
All lots along Capistrano St.	15,300.00
All lots along Rizal St.	
a.) From T. Neri to Gomez St.	15,300.00
b.) From Gomez to J. R. Borja St.	6,480.00
All lots along T. Bros. St.	15,300.00
Barangay 09	
Lots along J. R. Borja St.	16,200.00
Lots along Gomez St.	13,500.00
Lots along Cruz Taal St.	14,400.00
Lots along T. Neri St.	15,300.00
Lots along A. Velez St.	15,300.00
Lots along Pabayo St.	13,500.00
Lots along Corrales St.	13,500.00
Barangay 10	
Lots along Mabini St.	1,820.00
Lots along Yacapin St.	2,630.00
Lots along C. Pacana St.	2,630.00
Lots along N. Capistrano	15,300.00
Lots along Burgos St.	2,630.00
Barangay 11	
Lots along Mabini St.	4,660.00
Lots along Yacapin St.	12,600.00
Lots along C. Pacana St.	13,500.00
Lots along J.R. Borja St.	16,200.00
Lots along N. Capistrano St.	15,300.00
Lots along Rizal St. from J.R. Borja to Yacapin St.	6,480.00
Lots along T. Brothers St.:	
a.) From Borja to Yacapin St.	12,600.00
b.) From Yacapin St. to Mabini St.	7,020.00



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Lots along A. Velez St.	15,300.00
Barangay 12	
Lots along Yacapin St.	12,600.00
Lots along C. Pacana St.	13,500.00
Lots along J.R. Borja St.	16,200.00
Lots along A. Velez St.	15,300.00
Lots along Pabayo St.	13,500.00
Lots along Corrales St.	13,500.00
Barangay 13	
Lots along Kalambaguhan St.	1,820.00
Lots along Montalban St.	1,820.00
Lots along Mabini St.	1,820.00
Lots along Burgos St.	1,820.00
Lots along Capistrano St.	15,300.00
Barangay 14	
Lots along Makahambus St.	4,660.00
Lots along Kalambaguhan St.	4,660.00
Lots along Montalban St.	4,660.00
Lots along Mabini St.	4,660.00
Lots along Capistrano St.	
a) From Mabini to Kalambaguhan St.	15,300.00
b) From Kalambagohan St. to Makahambus St.	6,480.00
Lots along Tiano Brothers St.	
a) From Mabini St. to Montalban St.	5,680.00
b) From Montalban St. to Macahambus St.	4,660.00
Lots along A. Velez St.	15,300.00
Barangay 15	
Lots along del Pilar St.	1,820.00
Lots along Makahambus St.	1,820.00
Lots along Kalambaguhan St.	1,820.00
Lots along Burgos St.	1,820.00
Lots along Capistrano St.	6,480.00
Barangay 16	
Lots along del Pilar St.	4,660.00
Lots along Uldarico Akut	4,660.00
Lots along Makahambus St.	4,660.00
Lots along Capistrano St.	6,480.00
Lots along T. Brothers St.	4,660.00
Lots along A. Velez St.	15,300.00
Barangay 17	
Lots along F. Abellanos St.	2,830.00
Lots along del Pilar St.	1,820.00



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Lots along Burgos St.	1,660.00
Lots along Magsaysay St.	1,820.00
Barangay 18	
Lots along F. Abellanos St.	2,830.00
Lots along del Pilar St.	1,820.00
Lots along Magsaysay St.	1,820.00
Lots along Capistrano St.	4,660.00
Barangay 19	
Lots along E. Echem St.	4,660.00
Lots along Antonio Luna St.	4,660.00
Lots along del Pilar St.	4,660.00
Lots along Tiano Brothers St.	4,660.00
Lots along A. Velez St.	15,300.00
Lots along Capistrano St.	4,660.00
Barangay 20	
Lots along F. Abellanos St.	6,280.00
Lots along Nacalaban St.	4,660.00
Lots along Capistrano St.	4,660.00
Lots along T. Brothers St.	4,660.00
Lots along A. Velez St.	15,300.00
Lots along E. Echem St.	4,660.00
Barangay 21	
Lots along Gaabucayan St.	5,680.00
Lots along J. Pacana St.	5,680.00
Lots along Corrales	5,040.00
Barangay 22	
Lots along Gaabucayan St.	5,680.00
Lots along Corrales St.	5,040.00
Lots along Osmeña Extn.	5,040.00
Barangay 23	
Lots along Julio Pacana St.	5,680.00
Lots along Corrales St.	5,040.00
Barangay 24	
Lots along Recto Avenue	15,300.00
Lots along Corrales St.	5,680.00
Lots along Sergio Osmeña St.	15,300.00
Lot along Capt. V. Roa St.	5,680.00
Lots along Floirendo St.	5,040.00
Barangay 25	
Lots along Julio Pacana St.	5,680.00
Lots along F. Abellanos St.	6,280.00



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Lots along Recto Avenue	15,300.00
Lots along Corrales St.	5,680.00
Barangay 26	
Lots along Corrales Avenue	5,680.00
Lots along Recto-Avenue	15,300.00
Lots along Osmeña St.	15,300.00
Barangay 27	
Lots along Recto Avenue	15,300.00
Lots along A. Velez St.	15,300.00
Lots along Antonio Luna St.	
a) From Velez St. to Corrales St.	5,040.00
b) From Corrales St. to Vicente Roa St.	5,040.00
Lots along Jose Rivera St.	4,660.00
Lots along Corrales Avenue	5,680.00
Lots along V. Roa St.	5,680.00
Barangay 28	
Lots along Ramon Chavez St.	6,480.00
Lots along Osmeña St.	15,300.00
Lots along Roa Extension	5,680.00
Lots along A. Luna St.	5,040.00
Barangay 29	
Lots along Yacapin St.	12,600.00
Lots along A. Velez St.	15,300.00
Lots along Corrales St.	13,500.00
Lots along Domingo Velez	4,660.00
Lots along R. Chavez St.	6,480.00
Lots along Ramonal St.	4,660.00
Lots along Aguinaldo St.	4,660.00
Barangay 30	
Lots along Corrales Avenue	13,500.00
Lots along R. Chavez St.	6,480.00
Lots along V. Roa St.	5,680.00
Lots along J. Rivera St.	4,660.00
Lots along Ebarle St.	4,660.00
Lots along Aguinaldo St.	4,660.00
Barangay 31	
Lots along Osmeña St.	15,300.00
Lots within LIMKETKAI Development Corp.	11,700.00
Lots along Sto. Niño Road	4,620.00
Lots along Pres. Roxas St.	4,620.00
Lots along Pres. Quirino St.	4,620.00
Barangay 32	



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Lots along Corrales Avenue	13,500.00
Lots along J.R. Borja St.	16,200.00
Lots along Yacapin St.	
1.) From Corrales to Cad. Lot 436	13,500.00
2.) From Cad. Lot 436 to Daumar St.	16,200.00
Lots along Aguinaldo St.	
1.) From Borja to Yacapin	16,200.00
2.) From Yacapin to Chaves	4,660.00
Lots along V. Roa	11,700.00
Lots along J. Ramonal	4,660.00
Lots along R. Chavez	6,480.00
Lots along Doña Nieves	4,660.00
Lots along S. Daumar	16,200.00
Barangay 33	
Lots along J.R. Borja St.	16,200.00
Lots along R. Chaves St.	6,480.00
Lots along J. Ramonal St.	14,400.00
Lots along Yacapin St.	16,200.00
Lots along Sotero Daumar	
a) From J.R. Borja to Yacapin	16,200.00
b) From Yacapin to R. Chaves	16,200.00
Lots along V. Roa	16,200.00
Lots along S. Osmeña St.	16,200.00
Lots along Guillermo Extn.	16,200.00
Barangay 34	
Lots along LKKS Drive	14,400.00
Lots along Yacapin (St.) Extn.	14,400.00
Lots along Pres. Osmeña St.	16,200.00
Lots along Pres. Roxas St.	6,480.00
Lots along Pres. Quirino St.	6,480.00
Lots along J.R. Borja St.	
a) From Osmeña to Quirino St.	6,480.00
b) From Pres. Quirino St. to Pres. Garcia St.	6,480.00
Barangay 35	
All lots along Pres. Quirino	6,480.00
All lots along Pres. Garcia	6,480.00
All lots along Yacapin Extension	6,480.00
All lots along LIMKETKAI Drive	10,800.00
All lots along LIMKETKAI Road	11,700.00
All lots along unnamed road /Sto. Niño Road	4,620.00
Lots along J.R. Borja Extn.	6,480.00
Barangay 36	
Lots along Yacapin St.	6,480.00
Lots along Arch. J. Hayes Street	6,480.00
All lots along Pres. Garcia St.	6,480.00



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All lots along J. R. Borja Extension	6,480.00
Barangay 37	
Lots along J. R. Borja St.	
a) From S. Osmeña to Pres. Roxas St.	16,200.00
b) From Pres. Roxas to Pres. Garcia St.	6,480.00
Lots along Arch. J. Hayes St.:	
a) From Osmeña to Quirino	11,700.00
b) From Quirino to Garcia	6,480.00
Lots along Pres. Roxas St.	6,480.00
Lots along Pres. Quirino St.	6,480.00
Lots along Pres. Garcia St.	6,480.00
Lots along Osmeña St.	16,200.00
Barangay 38	
Lots along J. R. Borja St.	16,200.00
Lots along Arch. J. Hayes St.	11,700.00
Lots along Daumar St.	12,600.00
Lots along Capt. Vicente Roa St.	16,200.00
Lots along Lt. Guillermo St.	16,200.00
Lots along Pres. Osmeña St.	16,200.00
Barangay 39	
Lots along J.R. Borja St.	16,200.00
Lots along Arch. J. Hayes	11,700.00
Lots along Mortola St.	11,700.00
Lots along Sotero Daumar	12,600.00
Barangay 40	
Lots along J. R. Borja St.	16,200.00
Lots along Aguinaldo St.	6,480.00
Lots along Arch. J. Hayes Street	4,660.00
Lots along Fernandez St.	1,820.00
Lots along Corrales	
a) from Fernandez to Hayes St.	4,660.00
b) from Hayes to Borja St.	13,500.00
Lots along Mortola St.	11,700.00
Barangay No. 41 - Bugo	
Section 01	
Lots along National Highway	1,520.00
Lots within Reyes Village Subd.	780.00
All other lots	430.00
Section 02	
Lots along National Highway	1,520.00
Lots within Greymar Subd.	780.00
Lots within Reyes Village Subd.	780.00
All other lots	430.00



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Section 03	
Lots within Reyes Village Subd.	780.00
Lots within Villa Trinitas	620.00
All other lots	430.00
Section 04 & 5	
Lots along road to Alae	280.00
All other lots residential	130.00
All other lots agricultural	Refer to schedule of Market Value on Agricultural Lands
Section 06,07 & 08	
Lots within Villa Trinitas	620.00
All other lots residential	130.00
All other lots agricultural	Refer to schedule of Market Value on Agricultural Lands
Section 09	
All other lots agricultural	Refer to schedule of Market Value on Agricultural Lands
Section 10	
Lots at Del Monte Complex :	1,520.00
Lots along National Highway	1,520.00
Lots after 20% depth from National Highway	1,130.00
Barangay - Puerto - 42	
Section 01	
Lots around Puerto Market	2,590.00
Lots along National Highway	1,520.00
All others - Residential	780.00
All others - Agricultural	Please refer to market value on Agricultural Lands
Section 02	
Lots along National Highway	1,520.00
All others Residential	780.00
Section 03	
Lots along road to Bukidnon	130.00
All others - Agricultural	Refer to market value on Agricultural Land
Section - 04, 05,06 07 & 08	
Lots along road to Bukidnon	360.00
All others - Residential	130.00
Section 09	



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Lots within Puerto Heights Village	1,500.00
Barangay - Agusan - 43	
Section 01	
Lots along National Highway	1,520.00
All other streets	780.00
Section 02	
Lots along National Highway	1,520.00
All others Residential	780.00
Section 03	
Lots along National Highway	1,520.00
All others Residential	780.00
Section - 04	
Lots along National Highway	1,520.00
All others Residential	780.00
Section 05, 06 & 07	
Lots along Brgy. Road	130.00
All other Agri. Lots	Refer to schedule of market value on agricultural land
Barangay - Balubal - 44	
Section 01	
All lots along main Brgy. Road	130.00
All other Agricultural lots	Refer to schedule of market value on Agricultural Lands
Section 02	
All lots along main Brgy. Road	130.00
All other streets	130.00
All other residential	130.00
All other Agricultural lots	Refer to shcedule of market value on Agricultural Lands
Section 03, 04 & 05	
All other Residential	130.00
All other Agricultural lots	Refer to shcedule of market value on Agricultural Lands
Barangay - Tablon - 45	
Section 01	
Lots along Super Highway	1,520.00
Lots within Comm'l/Industrial Area	1,150.00
Lots within Villa Verde Subd.	780.00
All other Residential	780.00



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Section 2	
Lots Along Linangohan & all other res.	130.00
CAD Lot Nos. 19038, 19047, - 19048 and 19049	430.00
Section 03	
Lots along Super Highway	1,520.00
Lots within Comm'l / Industrial Area	1,150.00
All other Residential	780.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands
Section 04	
Lots along Super Highway	1,520.00
Lots within Comm'l / Industrial Area	1,150.00
All other Residential	780.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands
Section 05	
Lots along Super Highway	1,520.00
All other Residential	780.00
Agricultural Lots	Refer to schedule of market value for Agricultural Lands
Section 06	
Lots along Super Highway	1,520.00
Lots within Comm'l / Industrial area	1,150.00
All other Residential	780.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands
Section 07	
All lots with PHASCO Village - and Villa Marias Subd.	780.00
All other Residential	430.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands
Barangay - Tablon - 45	
Section 08, 09 & 10	
All other Residential	430.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands
Section 11	
lots within Comm'l / Industrial area	1,150.00
All other Residential	430.00
All other Agricultural	Refer to schedule of market value for Agricultural Lands



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Barangay - F.S. Catanico - 46	
Section 01 & 02	
Lots along Main Brgy. Road	130.00
All other Res. Lot	130.00
All other Agr'l Lots	Refer to schedule of market value on Agricultural Lands
Section 03 & 04	
All other Res. Lots	130.00
All other Agr'l Lots	Refer to schedule of market value on Agricultural Lands
Barangay - Cugman - 47	
Section 01 & 02	
Lots along Nat'l. Highway	1,520.00
All other Residential	780.00
Section 03	
Lots along Nat'l. Highway	1,520.00
Lots within AJ Land Vill. Subd.	1,500.00
Lots along Brgy. Road to Malasag	650.00
All other Residential	430.00
Section 04	
Lots along Nat'l. Highway	1,520.00
Lots along old Nat'l. Road	1,200.00
All other Residential	430.00
Section 05	
Lots along Nat'l Highway	1,520.00
Lots within Comm'l / Industrial area	1,150.00
All other Residential	430.00
Section 06	
Lots along Brgy. Road to Malasag	650.00
Lots within Alwana Village Subd.	1,500.00
all other Residential	130.00
all other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Section 07	
All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Section 08	
Lots within Alwana Townhouse	1,500.00
Lots within Palm Spring Subdivision	780.00



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All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 09</i>	
All othe Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10</i>	
Lots within Villa Flora Subd.	780.00
Barangay 48 - Gusa	
<i>Section 01</i>	
Lots along Superhighway	3,850.00
Lots within Sta. Cecilia Village	1,750.00
All others - Residential	940.00
Lots along J.R. Borja Extension	1,750.00
<i>Section 02</i>	
Lots along Superhighway	3,850.00
Lots along Old Road	1,610.00
Lots within Capistrano Complex	1,750.00
<i>Section 03</i>	
Lots along Superhighway	3,850.00
Lots along Old Road	1,610.00
Lots along Brgy. Road	1,130.00
Lots within Villa Ernesto Phase II	1,750.00
All others - Residential	940.00
<i>Section 04 & 05</i>	
Lots along Superhighway	3,850.00
Lots within Villa Ernesto Subd.	1,750.00
All others - Residential	740.00
<i>Section 06</i>	
Lots along J.R. Borja Extension	1,750.00
Lot along Barangay Road	940.00
All others-Residential	740.00
<i>Section 07</i>	
Lots within Capistrano Complex	1,750.00
Lots within Sta. Cecilia Village	1,750.00
Lots along J.R. Borja Extension	1,750.00



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<i>Section 08</i>	
All others - Residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Land
<i>Section 9</i>	
Lots along the road	780.00
All others - residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Lands
<i>Section 10</i>	
Lots along the road	130.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Lands
<i>Section 11</i>	
Lots along Superhighway	3,850.00
Lots going to & within East bound terminal	2,000.00
All others - residential	940.00
Lots along J.R. Borja Extension	1,750.00
<i>Section 12</i>	
All lots within Carretas Property	360.00
All others - agricultural	Refer to Schedule of Market Value on Agricultural Lands
<i>Section 13</i>	
Lots within Mega Heights Subd.	780.00
<i>Section 14 & 15</i>	
All lots - Residential	360.00
Barangay 49 - Indahag	
<i>Section - 01</i>	
Lots within Melecia Homes I	780.00
Lots along South Diversion Road	1,020.00
All others Residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Land
<i>Section 02</i>	
Lots within Arroville Subd. & Melecia Homes II	780.00
Lots along South Diversion Road	1,020.00
Lots along Mandumol-Indahag Road	380.00
All others -Residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Land



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<i>Section 03</i>	
Lots within Convention Center	360.00
All other - Residential	130.00
All Lots along Mandumol -Indahag Road	380.00
All other - Agricultural	Refer to Schedule of Market Value on Agricultural Land
<i>Section 04 & 05</i>	
Lots along Camaman-an-Indahag Road	380.00
Lots along Gusa - Indahag Road	360.00
All others Residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Land
<i>Section 06</i>	
Lots along Mandumol-Indahag Road & Camaman-an -Indahag Road	380.00
All others-residential	360.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Land
<i>Section 07</i>	
All other - Agricultural	Refer to Schedule of Market Value on Agricultural Land
All other-residential	130.00
Barangay 50 - Macasandig	
<i>Section 01</i>	
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 02</i>	
All others - Residential	430.00
Lots along Tomas Saco St.	1,600.00
Lots along 14th & 15th Sts.	1,600.00
Lots along 10th, 11th, 12 th , Sampaguita, C. Chaves, Fernhill	1,600.00
Jupiter & Apollo St.	1,600.00
Lots along Subd.-Brgy.Road	620.00
<i>Section 03</i>	
Lots within 12th, 13th, 14th, 21st & 26th Sts.	1,600.00
<i>Section 04</i>	
Lots within -2933	620.00



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All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 05</i>	
Lot along Tomas-Saco St.	1,600.00
Lot along the road going to Taguanao	620.00
Lots along Tibasak Road	620.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 06</i>	
Lots along Tambo Road	620.00
All others - Residential	430.00
All others-Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 07</i>	
Lots along Tambo Road	620.00
Lots within Royal Palm Subd.	1,500.00
Lots within Sunshine Village	780.00
Lots within Villa Linda	780.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 08</i>	
Lots within St. Ignatius Subd.	780.00
Lots along the Road	620.00
Lots along Tierra de Oro	780.00
All others Residential	430.00
All othes - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 09</i>	
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 10 & 11</i>	
Lots along Lawndale/Taguanao road	620.00
Lots within Aluba Subd.	780.00
All others - Residential	430.00
<i>Section 12, 13 & 14</i>	
Lots within Buena Oro Subd.,	620.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 15 & 16</i>	



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Lots within Wood Land Heights & all other Subds.	780.00
All others - Residential	430.00
Lots along Lawndale/Taguanao road	620.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land

Barangay 51- Nazareth	
<i>Section 01</i>	
Lots along Tomas Saco St.	1,600.00
All other Residential Lot	1,600.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along Dolores St.	1,600.00
Lots along 1st,2nd,3rd,4th,5th, 6th & 7th St.	1,400.00
Lots along 17 th & 18 th St.	1,400.00
Lots along 8th St. (from 22 nd to James Hayes St.)	3,650.00
Lots along 22 nd & James Hayes St.	3,650.00
Lots along James Hayes St.	6,480.00
Lots along Tomas Saco St.	1,600.00
<i>Section 03</i>	
Lots along Tomas Saco St.	1,600.00
Lots along 8th, 9th, 10th, 11th, 12th, & Lots within Nazareth	1,400.00
<i>Section 04</i>	
Lots along 21st, 20th, 12th, & 29th	1,400.00
All other Residential Lots	430.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05</i>	
Lots along 8,9,11,12,21st,31st St.	1,400.00
All other Residential Lot	1,400.00
<i>Section 06</i>	
Lots along J. Hayes St.	11,700.00
Lots along 8th-22nd St. to J. Hayes St.	3,650.00
Lots along 8th St., from 22nd to 12th Sts.	1,400.00
Brangay 52 - Camaman-an	
<i>Section 01</i>	
Lots along Barangay Road	1,020.00
Lots along road from Hayes to J.R. Borja Ext. / Macajalar	1,020.00
Lots along J.R. Borja Extension	1,750.00
All others - Residential	840.00
<i>Section 2</i>	
Lots along Hayes Extn. fronting Maria Reyna Hospital	4,060.00
Lots within Adela Subdivision	1,020.00



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Lots within Pinikitan	1,020.00
All other - Residential	940.00
<i>Section 3</i>	
Lots along Barangay Road	940.00
All others - Residential	740.00
All others-Agricultural	Refer to Schedule of Market Values for Agricultural Lands
<i>Section 4</i>	
Lots along Barangay Road	1,020.00
All lots - Residential	740.00
<i>Section 5</i>	
Lots along Barangay Road	1,020.00
All Lots - Residential	740.00
<i>Section 6</i>	
Lots within Carmen Ferrer/Ayisa Subd.	780.00
Lots within Rose Wood Subdivision	780.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
All others-Residential	430.00
<i>Section 7</i>	
Lots within Carmen Ferrer / Ayisa Subdivision	780.00
All other- Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 8</i>	
Lots along Cemetery Road	940.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 9</i>	
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10,11 & 12</i>	
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lapasan - 53	
<i>Section 01</i>	
Along Agora Market Road	5,680.00
Along the Road to PPA	5,680.00



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Lots around Agora Market	5,680.00
All others – Residential	1,180.00
<i>Section 02</i>	
NHA Subdivision	1,180.00
All others – Residential	1,180.00
Along Road to PPA up to Gaabucayan Extn.	9,900.00
Cor. Gaabucayan Extn. To PPA	5,680.00
<i>Section 03</i>	
Along Superhighway	11,700.00
Along Road to Agora	9,900.00
Lot around Agora Market	5,680.00
All others - Residential	1,180.00
<i>Section 04 & 05</i>	
Along Superhighway	11,700.00
Mauricio Baconga St.	1,180.00
All others - Residential	1,180.00
<i>Section 06</i>	
Along Superhighway	11,700.00
Along Barangay Road	1,180.00
All others - Residential	580.00
<i>Section 07</i>	
Ramon Dacucao Subd.	1,180.00
All others - Residential	740.00
<i>Section 08</i>	
Along Superhighway	11,700.00
Lot along Macajalar Road to J.R. Borja Extn.	1,180.00
All others - Residential	1,180.00
Road going to Alagar	1,180.00
<i>Section 09</i>	
Along Superhighway	11,700.00
LKKS & Sons Complex	10,800.00
Lots along Macajalar Road	1,180.00
All others - Residential	1,180.00
<i>Section 10</i>	
All others - Agricultural	Refer to Schedule of Market Values for Agricultural Land
All others - Residential	740.00
Lots within LKKS Subd.	1,750.00



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<i>Section 11</i>	
Lot along J.R. Borja Extn.	1,180.00
All others - Residential	740.00
<i>Section 12</i>	
Lots along J.R. Borja Extension	1,180.00
Lots within Cronin Subd. & all other	740.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural
<i>Section 13</i>	
Along J.R. Borja Extension	1,180.00
All others - Residential	740.00
All other - Agricultural	Refer to Schedule of Market Value for Agricultural
<i>Section 14</i>	
All others - Residential	580.00
All other - Agricultural	Refer to Schedule of Market Value for Agricultural
Barangay 54- Consolacion	
<i>Section 01</i>	
Lots along Abellanosa St.	3,650.00
Lots along Burgos St.	1,520.00
Lots along M. Vega St.	1,520.00
All others - Residential	1,130.00
All others - Agricultural	Please refer to Market Value on Agricultural Lands
<i>Section 02</i>	
Lots along M. Vega St.	1,520.00
Lots along Burgos St.	940.00
Lots within CD Village Subdivision	1,130.00
All others - Residential	1,130.00
Barangay 55 - Puntod	
<i>Section 01</i>	
Lots within NHA	940.00
All other Residential	940.00
All other Industrial	5,680.00
<i>Section 02</i>	
Lots along J. Pacana	5,680.00
Lots along Corrales Extension	3,650.00
Lots within Mendoza St.	2,590.00
Lots within Cabaraban Subd. & along Escobido St.	1,320.00
All other Residential	1,320.00



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<i>Section 03</i>	
Lots along Escobido St.	1,320.00
Lots along J. Pacana	5,680.00
All other Residential	1,320.00
<i>Section 04</i>	
Lots along J. Pacana	5,680.00
Lots along Corrales Extension	3,650.00
Lots along Gaabucayan	5,680.00
All other Residential	1,320.00
<i>Section 05</i>	
Lots along Corrales Extension	3,650.00
Lots along Gaabucayan Extn. to Agora	5,680.00
All other Residential - Industrial	3,650.00
Lots within Chaves Subd. & all others residential	1,320.00
<i>Section 06</i>	
Lots along Corrales Extension	3,650.00
All other Residential - Industrial	3,650.00
Lots within Mendoza Extn.	1,520.00
<i>Section 07</i>	
All others - residential	740.00
Barangay 56 - Macabalan	
<i>Section 01</i>	
Lots along Julio Pacana	5,680.00
Lots along NHA	1,520.00
<i>Section 02</i>	
Lots along Julio Pacana	5,680.00
Lots along NHA	1,520.00
<i>Section 03</i>	
Lots along Punta Road	3,650.00
Other lots within NHA	1,520.00
<i>Section - 04 - 05</i>	
Other lots within NHA	1,520.00
All others - Res.-Accreation Area	940.00
Lots along Barra Road to Piaping Puti	1,690.00
Barangay 57 - Bonbon	
<i>Section 01</i>	
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market



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	Value for Agricultural Lands
<i>Section 02 & 03</i>	
Lots along Barangay Road	940.00
All others - Residential	860.00
<i>Section 04</i>	
Lots along Pasil Road	940.00
All others - Residential	860.00
<i>Section 05</i>	
All lots along Kauswagan - Bonbon Road	1,070.00
All others - Residential	860.00
<i>Section 06</i>	
Lots along Barangay Road	940.00
All others - Residential	860.00
Barangay 58 - Bayabas	
<i>Section 01, 03 & 04</i>	
All lots along Barangay Road & other streets	940.00
All others - Residential	860.00
All others - Agricultural	Please refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
All lots within Nemesio Chaves Village	940.00
Lot along Kauswagan - Bonbon Road	1,070.00
All others - Residential	860.00
<i>Section 05</i>	
Lots along West Bound Terminal Road	1,180.00
All others - Residential	860.00
All others - Agricultural	Refer ot Schedule of Market Value for Agricultural Lands
Lot along Barangay Road	940.00
Barangay 59 - Kauswagan	
<i>Section 01</i>	
Lots along Superhighway	2,110.00
Lots along Kauswagan-Bonbon Road	1,750.00
Lots within RER Subd. (Phase I)	1,750.00
All others (Kauswagan Road) Residential	1,600.00
<i>Section 02</i>	
Lots along Superhighway	2,110.00
Lots within RER Subdivision	1,750.00
Lots along Kauswagan-Bonbon Road	1,400.00



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All others Residential	940.00
<i>Section 03</i>	
Lots along Kauswagan-Bonbon Road	1,070.00
Lots along Barangay Road	940.00
Lots along Pasil Road	840.00
All others Residential	840.00
All others (Agricultural)	Refer to Schedule of Market Value for Agricultural Land
<i>Section 04 & 05</i>	
Lots along Barangay Road	940.00
All others Residential	840.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 06 & 07</i>	
Lots along Kauswagan-Bonbon Road	1,070.00
Lots along Pasil Road	840.00
Lots within San Isidro Village	840.00
Lots within Villa Vicente	940.00
Lots within Bernardo Agawin Compound	840.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 08</i>	
Lots along Barangay Road	940.00
Lots within San Isidro Village and all others Residential	940.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 09</i>	
Lots along Barangay Road	1,020.00
Lots within Sunrise Village and all others Residential	940.00
All others Residential	430.00
<i>Section 10</i>	
Lots along Superhighway	2,110.00
Lots within RER Subdivision	1,750.00
<i>Section 11 & 12</i>	
Lots along Superhighway	2,110.00
Lots along Road to NHA	1,400.00
Lots within Scions & NHA	1,400.00
Lots within PROGOSON Subd.	1,020.00



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All others Residential	940.00
Lots along Barangay Road going IS	1,020.00
<i>Section 13</i>	
Lots and along STI	1,020.00
Lots along Bayabas Road	940.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 14</i>	
Lots along Kauswagan-Bonbon Road	1,070.00
Lots along Bayabas Road	940.00
All others Residential	430.00
<i>Section 15</i>	
Lots along Bayabas road	940.00
Lots along NHA-Bayabas Road	940.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lots along NHA-Kapisnon Road	940.00
<i>Section 16</i>	
Lots along Barangay Road	940.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 17</i>	
Lots along Road to Westbound Terminal from Super Highway	1,180.00
Lots along Barangay Road	940.00
All others Residential	840.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 18</i>	
Lots along Superhighway	2,110.00
Lots along road to NHA	1,400.00
All others Residential	840.00
<i>Section 19</i>	
Lots along Superhighway	2,110.00
Lots along Barangay Road to Patag	940.00
All others Residential	840.00



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All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 20</i>	
Lots within Molawan & Gaboa Subdivision	940.00
Lots along Barangay Road	940.00
Lots within Salcedo Compound	940.00
<i>Section 21</i>	
Lots along Superhighway	2,110.00
Lots along Barangay Road to Patag	940.00
All others Residential	940.00
<i>Section 22</i>	
Lots within NHA (Phase II & III)	1,400.00
All others Residential	940.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 23</i>	
Lots along Superhighway	2,110.00
Lots within NHA	1,400.00
All others Residential	940.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 24</i>	
Lots along Superhighway	2,110.00
Lots along Road to NHA	1,020.00
Lots within NHA	1,400.00
All others Residential	940.00
Barangay 60 - Patag	
<i>Section 01</i>	
Lots along National Road	1,800.00
Lots within Buenavista Village	780.00
Lots within Dolores Subd.	940.00
Lots within RER Subd.	1,750.00
All others Residential	680.00
<i>Section 02</i>	
Lots along National Road	1,800.00
All lots along and within Gaboa, Bual & Tejero Subd.	940.00
Lots within N.H.A.	940.00
<i>Section 03</i>	



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Lots along National Road	1,800.00
All others Residential	860.00
Lot within Gaboa & Bual Subd.	940.00
<i>Section 04</i>	
Lots within Eduardville Subd.	430.00
<i>Section 05</i>	
Lots within Military Reservation	940.00
<i>Section 06</i>	
Lots along National Road	1,800.00
Lots along Road going to 4th ID Zone, Military Reservation & NHA	940.00
<i>Section 07</i>	
Lots along National Road	1,800.00
Lots along Road to 4th ID	940.00
Lots along Mindanao Golden Village Subd.	1,500.00
All others Residential	680.00
<i>Section 08</i>	
Lots along Golden Valley Subd.	1,370.00
All others Residential	680.00
Lots within Military Reservation	940.00
<i>Section 09</i>	
Lots along Barangay Road	680.00
All others Residential	430.00
<i>Section 10</i>	
Lots within Consumers Coop. Subdivision	430.00
All others Residential	430.00
Barangay 61 – Carmen	
<i>Section 01</i>	
Lots along National Road	2,630.00
Lots along Acasia Extn.	900.00
Lots within Bliss, Xavier Compd. and Fisla Village Subd.	900.00
Lots along road going to Balulang	900.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along Vamenta Blvd.	3,650.00



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Lots along road to Ysaliña bridge	3,650.00
Lots along J.V. Serina St. up to Madonna Hospital	1,750.00
Lots along Gumamela, Everlasting, Caimito & Acasia	1,400.00
Lots along Azucena, Camia Bougainvilla, Dahlia and Banaba Sts.	1,400.00
All others Residential	430.00
<i>Section 03</i>	
Lots along Vamenta Blvd. from Cor. J.V. Serina to Binonoan Creek	4,450.00
Lots along V. Castro St. and around Carmen Market	5,470.00
Lots along J. V. Serina St.	1,750.00
Lots along Fernandez, Jasmin, Narra, Mahogany and Ipil Sts.	1,400.00
Lots along Barrio Hall and Dabatian Extension & C. Castro Extn.	1,400.00
All others Residential	900.00
<i>Section 04</i>	
Lots along Vamenta Blvd. from Binonoan Creek to Kauswagan-Patag junction	3,650.00
Lots along National Road going to Patag	3,650.00
Lots along Max Suniel, Villarín, Mabolo, Oak, Yakal, Gemelina, Lerio and Barrio Hall	1,400.00
Lots along Barangay Road	1,400.00
All others Residential	900.00
<i>Section 05</i>	
Lots along National Road going to Barangay Patag	2,640.00
Lots along Villarín Sts.	1,400.00
Lots along Max Suniel Street	1,400.00
Lots along Gemelina and Molave Sts. (going to Middleton)	1,400.00
All others - Residential	900.00
<i>Section 06</i>	
Lots along J. V. Serina, Max Suniel, and Villarín Sts.	1,400.00
All others Residential	900.00
<i>Section 07</i>	
Lots along J. V. Serina Sts. from Madonna Hospital to Fernandez St.	1,400.00
Lots along Gumamela Extn.	1,400.00
Lots along road going to Canitoan	900.00
All others Residential	900.00
<i>Section 08</i>	



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Lots along National Road up to Pryce Plaza entrance	1,020.00
Lots within Pryce Hotel	1,020.00
Lots along Road to Balulang	900.00
All others Residential	900.00
<i>Section 09</i>	
Lots within Mother Ignacia and lots along Road going to Canitoan	620.00
Lots within Francis Parents Foundation Subdivision	900.00
Lots within Sacred Heart Village	780.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10</i>	
Lots along National Road going to Barangay Patag	1,400.00
Lots along Villarín St.	1,400.00
Lots along J. V. Serina St.	1,400.00
Lots within Mindanao Golden Village Subd.	1,750.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 11</i>	
Lots along National Road	2,640.00
Lots within RER Subdivision	1,750.00
All others Residential	1,020.00
<i>Section 12</i>	
Lots along old Road to Canitoan	680.00
Lots within Oro Housing	680.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 13</i>	
Lots along National Road going to Lumbia Airport	1,020.00
Lots along Road to Balulang	900.00
Lots within BLISS	840.00
Lots within Hilltop Subd.	430.00
All others Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 14</i>	
Lots along Road to Balulang	900.00
Lots within BLISS	900.00
Lots within Emily Homes	1,020.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands



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<i>Section 15</i>	
Lots within Oro Vista Village	430.00
Lots along Landfill - SM	680.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 16</i>	
Lots along Road to Canitoan	430.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 17</i>	
Lots along National Road to Lumbia	1,020.00
Lots within Oro Vista Village	430.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural lands
Lots along Landfill - SM Road	680.00
<i>Section 18</i>	
Lots along National Road to Lumbia	1,020.00
Lots within Hilltop Countryville Subdivision	430.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural lands
<i>Section 19 and 20</i>	
Lots along Road to Canitoan	430.00
Lots within Hilltop Countryville Subdivision	430.00
<i>Section 21</i>	
Lots along National Road to Lumbia	1,020.00
Lots within Morning Mist Subd.	2,000.00
<i>Section 22</i>	
Lots within North Golden Glow Village Subdivision	1,500.00
Lots along National Road	1,020.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural lands
<i>Section 23</i>	
Lots within Golden Glow Village Subdivision Phase 1 and Golden Village Subdivision Annex	2,000.00



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<i>Section 24</i>	
Lots within PHILAM Village	2,000.00
Lots within Pueblo de Oro Business Park & SM	2,000.00
Lots along National Road to Lumbia	430.00
<i>Section 25</i>	
Lots within Morning Mist Village II or Hillsborough Subd.	2,000.00
<i>Section 26, 27 and 28</i>	
Lots within San Agustin Valley Homes 1 and 2	780.00
<i>Section 29</i>	
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 62 - Balulang	
<i>Section 01</i>	
Lots along National Road to Lumbia	1,020.00
Lots along Balulang Road	700.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along National Road to Lumbia	1,020.00
Lots along Balulang Road	700.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
Lots along Balulang Road	700.00
Lots within Caballero Compound	680.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04</i>	
Lots along National Road to Lumbia	1,020.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05</i>	
Lots within Gold City Subd.	780.00
Lots within Lourdesville Homes (NHA)	780.00



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<i>Section 06</i>	
Lots within Villa Nena Subd.	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 07 & 08</i>	
Lots within Villa Angela Subd.	780.00
<i>Section 09</i>	
Lots within Camella Homes	1,500.00
<i>Section 10</i>	
Lots within Camella Homes	1,500.00
Lots within River Grand Subd.	2,000.00
<i>Section 11 & 12</i>	
Lots along National Road to Lumbia	1,020.00
Lots within Xavier Heights Subd.	780.00
<i>Section 13</i>	
Lots within Xavier Estates	2,000.00
<i>Section 14 & 15</i>	
Lots within Xavier Estates	2,000.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 16 & 17</i>	
Lots within Xavier Estates(Phase IV A. Brown)	2,000.00
Barangay 63- Pagatpat	
<i>Section 01</i>	
Lots along Main Road	280.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along Brgy. Roads(Sili-Sili)	130.00
Lots within Pagatpat Village/Mindanao Home	430.00
Lots along Road going to Mindanao Homes	280.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
Lots along Main Road	280.00



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Lots along Barangay Road	130.00
All along Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04 & 05</i>	
Lots along Main Road	280.00
All others - Residential	130.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 06 & 07</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 64 - Canitoan	
<i>Section 01 & 02</i>	
Lots along Road going to Pagatpat	340.00
Lots along Barangay Roads	280.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
Lots along Canitoan Road going to Bulua	340.00
Lots along Barangay Road	280.00
Lots within Scions Subdivision	430.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04 & 05</i>	
	Transferred to Carmen Sec. 09 & 15
<i>Section 06</i>	
Lots within P.N. Roa Subdivision	780.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 07</i>	
All others Residential	280.00
Lots within Calaanan Resettlement	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lots along Barangay Road	280.00
<i>Section 08</i>	



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All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 09</i>	
Lots along National Road to Lumbia	1,020.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10</i>	
Lots along National Road to Lumbia	1,020.00
Lots along Runway	430.00
Lots within Pueblo de Oro Golf Course	2,000.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lots along Barangay Road	280.00
<i>Section 11</i>	
Lots along Barangay Roads	280.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 12</i>	
Lots within Sta. Monica Heights	680.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
All others Residential	280.00
<i>Section 13 to 15</i>	
	This Section is transferred to Carmen - Section 18, 19 & 23, per City Ordinance No. 9051 Series of 2004
<i>Section 16</i>	
Lots along Carmen-Canitoan Road & Bulua-Canitoan Road	340.00
All others Residential	280.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 17</i>	
Lots within La Buena Vida I	780.00
<i>Section 18</i>	
	This Section is transferred to Carmen - Section 24 per City Ordinance no. 9051-2004



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<i>Section 19</i>	
Lots within La Buena Veda II	780.00
Lots within Frontiera Subdivision	1,500.00
<i>Section 20</i>	
Lots within La Buena Vida III (Montaña Vista)	1,500.00
<i>Section 21</i>	
Lots within La Buena Vida I	780.00
<i>Section 22</i>	
Lots along National Road to Lumbia	1,020.00
Lots within Grand Europa	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 23</i>	Transferred to Carmen - Section 26
<i>Section 24, 25, 26 and 27</i>	
Lots within La Brisa Subdivision	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 28 to 31</i>	This Section is transferred to Carmen - Section 23, 27, 25 & 28 per Ordinance No. 9051-2004
<i>Section 32</i>	
Lots within Portico Subd.	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 33</i>	This Section is transferred to Carmen Section 22 per City Ordinance no. 9051-2004
<i>Section 34</i>	
Lots along Road to Carmen I	340.00
All others Residential within the Subd.	340.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lots along Barangay Road	280.00
<i>Section 35</i>	
Lots within Vista Verde Subd.	1,500.00



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Barangay 65 - Bulua	
<i>Section 01</i>	
Lots along Barangay road	620.00
Lots within GMG Homes	780.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots from Superhighway to Westbound Terminal & Public Market	1,180.00
Lots around Westbound Terminal & Public Market	1,180.00
All others Residential	680.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
Lots along Barangay Roads	760.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04</i>	
Lots along Superhighway	1,650.00
Lots along Barangay Road	760.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05</i>	
Lots along Superhighway	1,650.00
Lots along lots Barangay Roads and road going to Anhaon-Canitoan	780.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 06</i>	
Lots along Superhighway	1,650.00
Lots along road to Westbound Terminal & Public Market	1,180.00
Lots within Sunflower Subdivision	780.00
All others Residential	680.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 07</i>	
Lots along Superhighway	1,650.00
Lots along National Road to Patag	1,650.00
All other Barangay Roads	760.00



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All others Residential	680.00
<i>Section 08</i>	
Lots along National road	1,650.00
Lots within APOVEL Subd.	1,500.00
All others Residential	680.00
<i>Section 09</i>	
Lots along Barangay Road to Anhaon-Canitoan	780.00
Lots within Apovel Subdivision	1,500.00
All others Residential	680.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10</i>	
Lots along Superhighway	1,650.00
Lots along Barangay road to Anhaon-Canitoan	780.00
All others Residential	680.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 11</i>	
Lots along Barangay Road to Anhaon-Canitoan	780.00
Lots within Terry Hills	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
All others - Residential	680.00
<i>Section 12</i>	
Lots within Apovel Subd.	1,500.00
<i>Section 13</i>	
Lots within Eduardville Subd.	430.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 14</i>	
Lots along road to Canitoan	780.00
Lot within Gokingville Subdivision	780.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 15</i>	
Lots within Villa Candida Subd.	1,220.00
<i>Section 16</i>	
Lots within Soldier Hills Subd.	680.00



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<i>Section 17</i>	
Lots along road to Canitoan	780.00
All others Residential	620.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 66 - Iponan	
<i>Section 01</i>	
Lots along Quinasanghan Road to Regency Subdivision	780.00
Lots along Superhighway	1,270.00
Lots along Barangay Road	940.00
Lots within Regency Plains Subd.	780.00
Lots within Virginia Homes Subd.	780.00
All others - Residential	620.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Lands
<i>Section 02</i>	
Lots along Superhighway	1,270.00
Lots along Barangay Road from Centro Iponan to Regency	780.00
Lots along Old Iponan Road	940.00
Lots along Road from Superhighway to Iponan	940.00
Lots within Virginia Homes II	780.00
All others - Residential	620.00
All others - Agricultural	Refer to Schedule of Market Value on Agricultural Lands
<i>Section 03</i>	
Lots along Road from Superhighway to Iponan	940.00
Lots along Barangay Road (Centro Iponan)	780.00
All others - Residential	620.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04</i>	
Lots along Barangay Road (Centro Iponan)	780.00
All others - Residential	620.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05</i>	
Lots along Road to Baikingon	510.00
Lots within Virginia Village	780.00
Lots within Coca-Cola Subdivision	780.00
All others - Residential	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands



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<i>Section 06</i>	
Lots along Barangay Road to Baikingon	430.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 07</i>	
Lots within Promised Land Village	430.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 08 & 09</i>	
Lots within Regency Plain Subd.	780.00
<i>Section 10</i>	
Lots within FICCO Subdivision	780.00
<i>Section 11 & 12</i>	
Lots within KISAN LU Subd.	780.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 13</i>	
Lots within Villamar Subd.	780.00
<i>Section 14</i>	
Lots within Westfield Homes Subdivision	780.00
Barangay 67- Baikingon	
<i>Section 01</i>	
All lots along Barangay Road	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
All lots along Barangay Road	130.00
All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
All lots along Barangay Road	130.00
All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 68 - San Simon	



<i>Section 01</i>	
Lots along Barangay Puntod	130.00
Lots within Barangay Proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along Barangay Puntod	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Land
Barangay 69 - Lumbia	
<i>Section 01</i>	
Lots along road to Pagalongan	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots along road to Pagalongan	130.00
Lots within Gutierrez Subdivision	430.00
All others Residential	430.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
All others Residential	360.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04</i>	
Lots along road to City proper	920.00
Lots along road Barangay road to Lumbia proper	350.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05</i>	
Lots along National Road	920.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 06</i>	
Lots along road from City Proper up to Lumbia crossing	920.00
Lots along road to Lumbia proper	500.00
Lots within Cool Breeze Subdivision	430.00



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All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Lots along Provincial Road from Lumbia crossing to Cabula	360.00
<i>Section 07</i>	
Lots along Provincial Road	360.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 08</i>	
Lots along Barangay Road	130.00
Lots within J. Untua Subdivision	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 09</i>	
Lots along Barangay Road (Lumbia proper)	500.00
All other interior lots (Lumbia proper)	350.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 10</i>	
Lots along Barangay Roads	290.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 11</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay - 70-Bayanga	
<i>Section 01, 02 and 03</i>	
Lots along Provincial Road	360.00
All others Residential lots	130.00
All others Agricultural lots	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04 & 05</i>	
Lots along Barangay Streets	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 71 - Mambuaya	



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<i>Section 01 & 02</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural lands
<i>Section 03</i>	
All lots along Provincial Road	360.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 04</i>	
All lots along Provincial Road	360.00
All lots within Mambuaya Proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 05 & 06</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 72 - Dansolihon	
<i>Section 01</i>	
All lots along Provincial Road (National Highway)	360.00
All lots within Dansolihon Proper	130.00
All others - Residential	130.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 02 & 03</i>	
All lots along Provincial Road(National Highway)	360.00
All others - Residential	130.00
All others - Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 73 - Tignapoloan	
<i>Section 01 & 02</i>	
All lots along Main Road	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03</i>	
All lots within Tignapoloan proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands



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<i>Section 04</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 74 - Besigan	
<i>Section 01, 02 & 03</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 04</i>	
All lots within Besigan proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 05, 06 & 07</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Land
Bangay 75 - Tagpangi	
<i>Section 01</i>	
Lots along road to Pagalongan	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots within Tagpangi proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Sections 03, 04 & 05</i>	
Lots along Barangay road	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Sections 06 & 07</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural L
Barangay 76 - Pagalongan	
<i>Section 01</i>	
Lots along Barangay Road	130.00
Lots within Pagalongan Proper	130.00



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All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 02, 03 & 04</i>	
Lots along Barangay Road	130.00
All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Land
<i>Section 05, 06 & 07</i>	
All other Residential	130.00
All other Agricultural	Refer to Schedule of Market Value for Agricultural Land
Barangay 77 - Taglimao	
<i>Section 01</i>	
All lots along road to Pagalongan	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02</i>	
Lots within Taglimao proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03, 04 & 05</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural La
Barangay 78 - Tuburan	
<i>Section 01</i>	
Lots along road to Taglimao	130.00
Lots within Tuburan proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Sections 02, 03 04 & 05</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 79 - Pigsag-an	
<i>Section 01</i>	
All lots along road to Tuburan	130.00
All others Residential	130.00



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All others Agricultural	Refer to Schedule of Market Value for Agricultural La
<i>Section 02</i>	
All lots within Pigsag-an proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 03 & 04</i>	
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
Barangay 8o - Tumpagon	
<i>Section 01</i>	
Lots along Barangay Road	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for Agricultural Lands
<i>Section 02 & 03</i>	
Lots within Tumpagon proper	130.00
All others Residential	130.00
All others Agricultural	Refer to Schedule of Market Value for

**2008 SCHEDULE OF MARKET VALUES
(Agricultural Lands)**

KIND	2008 SMV UNIT VALUE PER HECTARE
FIRST CLASS AGRICULTURAL LANDS:	
COCOLAND	₱ 60,000.00
MANGOLAND	48,000.00
CORNLAND	43,380.00
ORCHARD	42,000.00
RICELAND	32,000.00
BANANALAND	32,000.00
FISHPOND	30,000.00
NIPALAND	24,600.00
SECOND CLASS AGRICULTURAL LANDS:	
COCOLAND	₱ 48,000.00
MANGOLAND	38,400.00
CORNLAND	34,700.00
ORCHARD	33,600.00
RICELAND	25,600.00
BANANALAND	25,600.00
FISHPOND	24,000.00
NIPALAND	19,680.00



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THIRD CLASS AGRICULTURAL LANDS:	
COCOLAND	₱ 36,000.00
MANGOLAND	28,800.00
CORNLAND	26,030.00
ORCHARD	25,200.00
RICELAND	19,200.00
BANANALAND	19,200.00
FISHPOND	18,000.00
NIPALAND	14,760.00
FOURTH CLASS AGRICULTURAL LANDS:	
COCOLAND	₱ 24,000.00
MANGOLAND	19,200.00
CORNLAND	17,350.00
ORCHARD	16,800.00
RICELAND	12,800.00
BANANALAND	12,800.00
FISHPOND	12,000.00
NIPALAND	9,840.00

SCHEDULE OF MARKET VALUES
Plants and Trees

Kind	Unit Value
Atis	36.00
Avocado	96.00
Balimbing	50.00
Bamboo Clamp	240.00
Banana Hill	174.00
Bread Fruit (Colo)	100.00
Cacao	84.00
Cadistil	80.00
Caimito	120.00
Camias	80.00
Cashew	72.00
Cherries	90.00
Chico	90.00
Citrus	72.00
Coconut	308.00
Coffee	136.00
Durian	614.00
Falcata	165.00
Gmelina	260.00
Ginger Hill	10.00
Grapes	100.00
Guava	100.00
Guyabano	120.00
Ipil-Ipil	300.00
Jackfruit	168.00
Kamansi	130.00



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Kapok (Doldol)	100.00
Lanzones	105.00
Lomboy	95.00
Mabolo	120.00
Macopa	156.00
Mahogany	290.00
Mango	936.00
Marang	155.00
Molave	300.00
Narra	300.00
Pili	120.00
Pomelo	96.00
Rambutan	130.00
Sambag	130.00
Santol	288.00
Sereguelas	125.00
Suha	100.00
Tabon-Tabon	125.00
Tambis	110.00
Tisa	110.00

CLASSIFICATION OF AGRICULTURAL LANDS BY PRODUCTIVITY

BANANA LAND (LOCAL)

- First Class With a productivity of more than 3,000 kilos of banana fruits annually per hectare.
- Second Class With a productivity of more than 2,500 to 3,000 kilos of banana fruits annually per hectare.
- Third Class With a productivity of more than 1,500 to 2,500 kilos of banana fruits annually per hectare.
- Fourth Class With a productivity of less than 1,500 kilos of banana fruits annually per hectare.

BANANA LAND (FOR EXPORT)

- First Class With a productivity of more than 5,000 kilos of banana fruits annually per hectare.
- Second Class With a productivity of more than 3,500 to 5,000 kilos of banana fruits annually per hectare.
- Third Class With a productivity of more than 2,500 to 3,500 kilos of banana fruits annually per hectare.



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Fourth Class With a productivity of less than 2,500 kilos of banana fruits annually per hectare.

COCONUT LAND

First Class With a productivity of more than 70 nuts annually per tree.

Second Class With a productivity of more than 50 to 70 nuts annually per tree.

Third Class With a productivity of more than 30 to 50 annually per tree.

Fourth Class With a productivity of less than 30 nuts annually per tree.

CORN LAND

First Class With a productivity of more than 50 cavans of corn annually per hectare.

Second Class With a productivity of more than 35 to 50 cavans of corn annually per hectare.

Third Class With a productivity of more than 20 to 35 cavans of corn annually per hectare.

Fourth Class With a productivity of less than 20 cavans of corn annually per hectare.

FISHPOND / PRAWNFOOD

First Class With an average income of more than P100,000 per hectare annually.

Second Class With an average gross income of more than P70,000 to P100,000 per hectare annually.

Third Class With an average gross income of more than P40,000 to P70,000 per hectare annually.

Fourth Class With an average gross income of less than P40,000 per hectare annually.

NIPA LAND

First Class With an average income of more than P10,000 per hectare annually.

Second Class With an average gross income of more than P7,000 to P10,000 per hectare annually.

Third Class With an average gross income of more than P4,000 to P7,000 per hectare annually.

Fourth Class With an average gross income of less than P4,000 per hectare annually.

ORCHARD / MANGO LAND



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First Class	With an average income of more than P25,000 per hectare annually.
Second Class	With an average gross income of more than P15,000 to P25,000 per hectare annually.
Third Class	With an average gross income of more than P5,000 to P15,000 per hectare annually.
Fourth Class	With an average gross income of less than P5,000 per hectare annually.

RICELAND (LOWLAND) WITH IRRIGATION FACILITIES

First Class	With a productivity of more than 165 cavans of palay annually per hectare.
Second Class	With a productivity of more than 126 to 165 cavans of palay annually per hectare.
Third Class	With a productivity of more than 86 to 125 cavans of palay annually per hectare.
Fourth Class	With a productivity of less than 86 cavans of palay annually per hectare.

RICELAND (LOWLAND) WITHOUT IRRIGATION FACILITIES

First Class	With a productivity of more than 63 cavans of palay annually per hectare.
Second Class	With a productivity of more than 47 to 63 cavans of palay annually per hectare.
Third Class	With a productivity of more than 20 to 47 cavans of palay annually per hectare.
Fourth Class	With a productivity of less than 20 cavans of palay annually per hectare.

RICELAND (UPLAND)

First Class	With a productivity of more than 53 cavans of palay annually per hectare.
Second Class	With a productivity of more than 40 to 53 cavans of palay annually per hectare.
Third Class	With a productivity of more than 30 to 40 cavans of palay annually per hectare.
Fourth Class	With a productivity of less than 30 cavans of palay annually per hectare.

Chapter 3
GENERAL PROVISIONS

SECTION 3. UNIFORMITY OF ASSESSMENT – To maintain a uniformity of assessment of all properties in the City of Cagayan de Oro, this schedule of base market values shall be controlling, but where the property to be assessed is of a kind not classified in this schedule or of a kind for which a



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value is not herein fixed, it shall be appraised on the basis of the market values independent of this schedule.

For lands, the basis of market values shall be adjacent to or surrounding the subject property prevailing in the locality where the property is located as fixed by this schedule. Likewise, lands which have been classified in the herein schedule of values as either commercial, residential, industrial or agricultural but whose use or classification has, since the approval of this schedule, been changed due to further improvement and development maybe revalued or reassessed by the City Assessor based on actual use, even before the next General Revision.

SECTION 4. ASSESSMENT OF URBAN LANDS:

1. The standard depth of commercial and residential lots in the City of Cagayan de Oro is 20 meters depth. As a general rule, the rate per square meter herein fixed for commercial and residential lands shall be applied to all lands abutting public roads or streets within 20 meters from the roads or street and beyond the first strip shall be assessed at 80% of the rate applied to the first strip of 20 meters and diminishing at the rate of 20% for each succeeding strip until fourth strip. The remaining portion shall be assessed 20% of the rate applied to the first strip. Provided, however, that in case the parcel of land abutting two roads or streets on two sides with different base values, the stripping and valuation thereof shall be based on the principal street or road with the higher base values.
2. Corner influence value of 10% of the base value shall be added to the valuation of lots situated at the corner of two streets or roads. Provided, however, that if the streets or roads have different base value, the higher base value shall be used in determining the value, and the corner influence shall not apply.
3. A reduction of 10% and 20% shall be applied from the base value fixed, for lands along gravel, earth or dirt, and proposed streets or roads, respectively. In similar manner, if the streets or roads and/or section thereof are subsequently improved or constructed the appraisal and assessment of the same shall be adjusted accordingly. As a general rule, 100% base value per square meter for urban (Commercial, Industrial and Residential) shall be applied to all lands within the first strip of 20 meters fronting asphalted or concreted roads or streets.
4. For low and sunken areas of land, a reduction of P100.00 per cubic meter from the base value per square meter maybe allowed due to the cost of filling so as to bring the same at par with the adjoining filled and developed lots. Provided, however that the reduction of the cost of filling shall not exceed 30% of the base market value.
5. In the case of big tract of agricultural lands and classified as such under this schedule of base market value, a portion of not less than 200 square meters shall be classified as residential area whether such area is actually used as residential or not. The remaining portion of said big tract of land shall be appreciated according to its actual use and shall be valued on the basis of this schedule.
6. Agricultural lands which have been converted into subdivision and approved by proper authorities but not yet develop nor use as residential shall be classified and assessed as agricultural. However, when subdivision lots are transferred to the vendee/s, the same shall be classified and as residential although, the subdivision remained undeveloped. Subdivisions are deemed developed when roads are constructed and passable by motor vehicles although, un-asphalted or uncemented.



- 7. Roads and streets of subdivision shall be valued on the basis of estimated cost of cementing, asphaltting or paving of gravel and sand, such road or street shall be assessed at 30% of the total estimated cost.

SECTION 5. ASSESSMENT OF SPECIAL PROPERTY, DEFINED UNDER SEC. 216, R.A. 7160 – Cemetery and Golf Course shall be appraised and valued similarly to those properties adjoining the same.

**CHAPTER 4
ASSESSMENT LEVELS**

SECTION 6. ASSESSMENT LEVELS – The assessment levels to be applied to the fair market value of real property to determine its assessed value shall be:

a) ON LANDS:

<u>CLASS</u>	<u>ASSESSMENT LEVELS</u>
Residential	7%
Commercial	10%
Industrial	10%
Agricultural	40%
Mineral	50%
Timberland	20%

b) SPECIAL CLASS

<u>ACTUAL USE</u>	<u>ASSESSMENT LEVELS</u>
Cultural	8%
Scientific/Educational.....	8%
Hospital.....	8%
Local water district, gov't. owned or controlled corporations engaged in the supply of water and/or generations and transmission of electric power.....	7%
Religious.....	8%
Parking Space	4%
Republic of the Phil. & City Gov't.	4%

c) OTHERS:

<u>ACTUAL USE</u>	<u>ASSESSMENT LEVEL</u>
Recreational	10%
Cemetery	2%
Road – Approved subdivision roads, alleys, road lots still in the name of subdivision or private person utilized by the homeowners and general public.	0%

**TITLE III
REVISED SCHEDULE OF MARKET VALUES FOR BUILDINGS& OTHER IMPROVEMENTS
PER SQUARE METER**

**CHAPTER 5
MARKET VALUES FOR BUILDINGS**



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SECTION 7. RATES. - The following schedule of market values per square meter for buildings is hereby prescribed as the basis for the classification, appraisal and assessment of real properties located in the City of Cagayan de Oro.

SCHEDULE OF MARKET VALUES FOR BUILDINGS & OTHER IMPROVEMENTS
Per Square Meter

	(1)	(2)	(3)
	SHOPPING CENTER/ SUPERMARKET	SARI-SARI STORE	RESIDENTIAL ONE FAMILY DWELLING
Type			
I-A	6,910.00	3,170.00	5,780.00
I-B	6,230.00	2,990.00	5,330.00
II-A	5,780.00	2,820.00	4,580.00
II-B	5,540.00	2,650.00	3,830.00
II-C	5,330.00	2,490.00	3,310.00
II-D	5,110.00	2,300.00	2,990.00
III-A	-	2,010.00	2,760.00
III-B	-	1,700.00	2,660.00
III-C	-	1,400.00	2,500.00
III-D	-	1,220.00	2,300.00
III-E	-	1,050.00	1,670.00
IV-A	-	860.00	840.00

	(4)	(5)	(6)
	TWO-FAMILY DWELLING/MULTIPLE DWELLING (DUPLEX TO QUADRUPLEX)	ACCESORIA OR ROW HOUSE	BOARDING HOUSE/LODGING HOUSE
Type			
I-A	3,910.00	3,830.00	3,910.00
I-B	3,540.00	3,440.00	3,730.00
II-A	3,060.00	2,750.00	3,580.00
II-B	2,880.00	2,470.00	3,340.00
II-C	2,750.00	2,210.00	3,170.00
II-D	2,580.00	2,000.00	3,060.00
III-A	2,360.00	1,800.00	2,990.00
III-B	2,040.00	1,580.00	2,710.00
III-C	1,850.00	1,490.00	2,580.00
III-D	1,800.00	1,370.00	1,970.00
III-E	-	-	-
IV-A	-	-	-

	(7)	(8)	(9)
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	TOWN HOUSE/ APARTMENT	CONDOMINIUM	HOTEL
Type			
I-A	5,540.00	6,230.00	7,160.00
I-B	4,780.00	5,540.00	6,250.00
II-A	4,250.00	4,780.00	5,940.00
II-B	3,710.00	3,890.00	5,640.00
II-C	3,280.00	3,730.00	5,510.00
II-D	2,810.00	3,350.00	5,270.00
III-A	2,600.00	-	4,930.00
III-B	2,280.00	-	4,700.00
III-C	2,050.00	-	4,490.00
III-D	1,490.00	-	-
III-E	-	-	-
IV-A	-	-	-

	(10) MOTEL	(11) CHAPEL/CHURCH	(12) SCHOOL
Type			
I-A	4,930.00	4,780.00	3,950.00
I-B	4,780.00	3,700.00	3,890.00
II-A	3,890.00	3,650.00	3,720.00
II-B	3,730.00	3,540.00	3,460.00
II-C	3,430.00	3,420.00	3,310.00
II-D	3,350.00	3,260.00	3,230.00
III-A	3,290.00	3,190.00	3,110.00
III-B	3,130.00	2,960.00	2,960.00
III-C	2,990.00	2,740.00	2,820.00
III-D	-	2,280.00	2,450.00
III-E	-	-	-
IV-A	-	-	-

	(13) THEATRE	(14) OFFICE BUILDING (BANKS)/HOSPITAL	(15) FUNERAL PARLOR
Type			
I-A	4,780.00	6,250.00	5,920.00
I-B	3,700.00	5,920.00	5,640.00
II-A	3,650.00	5,320.00	5,320.00
II-B	3,540.00	4,940.00	4,940.00
II-C	3,420.00	4,630.00	4,560.00
II-D	3,260.00	4,520.00	4,520.00
III-A	-	4,340.00	4,340.00
III-B	-	4,150.00	4,150.00



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III-C	-	3,950.00	-
III-D	-	3,430.00	-
III-E	-	-	-
IV-A	-	-	-
	(16)	(17)	(18)
	RESTAURANT (Closed Type)	RESTAURANT (Open Type)	BOWLING LANES & PELOTA COURTS RECREATION
Type			
I-A	5,920.00	3,300.00	4,760.00
I-B	5,640.00	2,950.00	4,540.00
II-A	5,320.00	2,600.00	4,280.00
II-B	4,940.00	2,250.00	4,030.00
II-C	4,630.00	1,900.00	3,660.00
II-D	4,520.00	1,550.00	3,050.00
III-A	-	1,200.00	-
III-B	-	850.00	-
III-C	-	-	-
III-D	-	-	-
III-E	-	-	-
IV-A	-	-	-
	(19)	(20)	(21)
	GASOLINE STATION	INDUSTRIAL BUILDING (Warehouse/Bodega)	COTTAGES (Lumbershed, Stall, Beach Guardhouse, Garage, Powerhouse)
Type			
I-A	3,900.00	3,900.00	2,520.00
I-B	3,820.00	3,820.00	2,390.00
II-A	3,550.00	3,550.00	2,260.00
II-B	3,500.00	3,500.00	2,120.00
II-C	3,460.00	3,460.00	1,990.00
II-D	3,410.00	3,410.00	1,850.00
III-A	-	2,390.00	1,790.00
III-B	-	2,060.00	1,700.00
III-C	-	1,700.00	1,640.00
III-D	-	1,420.00	1,400.00
III-E	-	1,090.00	740.00
IV-A	-	-	530.00
	(22)	(23)	(24)
	SWIMMING POOL	DISPLAY CENTERS (Appliances, Vehicles)	COLD STORAGE (Iceplant)



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Type				
I-A	3,600.00		3,820.00	3,950.00
I-B	3,000.00		3,590.00	3,890.00
II-A	-		3,360.00	3,720.00
II-B	-		3,120.00	3,460.00
II-C	-		2,880.00	3,310.00
II-D	-		2,640.00	3,230.00
III-A	-	-	-	-
III-B	-	-	-	-
III-C	-	-	-	-
III-D	-	-	-	-
III-E	-	-	-	-
IV-A	-	-	-	-
	(25)		(26)	
	GYMNASIUM/COLISEU M		AGRICULTURAL (poultry, piggery, corn & coco drier)	
Type				
I-A	4,760.00		2,560.00	
I-B	4,540.00		2,440.00	
II-A	4,290.00		2,300.00	
II-B	4,030.00		2,160.00	
II-C	3,660.00		2,020.00	
II-D	3,050.00		1,890.00	
III-A	2,930.00		1,820.00	
III-B	2,860.00		1,740.00	
III-C	2,560.00		1,670.00	
III-D	2,220.00		1,430.00	
III-E	-		900.00	
IV-A	-		640.00	

CHAPTER 6
CLASSIFICATION OF BUILDING AND OTHER STRUCTURES

SECTION 8. Classification. - **Building** shall be classified according to its actual use and construction characteristics. The **Unit Values** established for each class together with a set of additional factors shall constitute the **market value**.

Building shall be classified according to its structural characteristics, as follows:

TYPE 1 – REINFORCED CONCRETE

- A. Foundation : Matting (with piles, tie beams)
Columns : Steel/RC
Beams : Pre-stressed
Walls : Reinforced concrete; Reinforced pre-fab



Floors : Reinforced concrete
Roof : Reinforced concrete

B. Foundation : Reinforced concrete
Columns : Reinforced concrete
Beams : Reinforced concrete
Walls : CHB
Floors : Reinforced concrete
Roof : Color Roof, Tegula tiles
Trusses : Steel

TYPE II – MIXED CONCRETE

A. Foundation : Reinforced concrete
Columns : Reinforced concrete
Beams : Reinforced concrete
Walls : CHB
Floors : Reinforced concrete
Roof : Pre-painted Long Span G.I.
Trusses : Steel

B. Foundation : Reinforced concrete
Columns : Reinforced concrete
Beams : Reinforced concrete
Walls : CHB
Floors : 1st Floor-P/C; 2nd Floor-1st Grp. Wood
Roof : G.I. (painted)
Trusses : Steel

C. Foundation : Reinforced concrete
Columns : Reinforced concrete
Beams : Wood (1st Grp. Wood)
Walls : CHB/Wood (1st Grp. Wood)
Floors : 1st Floor-P/C; 2nd Floor-Wood (1st Grp. Wood)
Roof : G.I.
Trusses : Wood

D. Foundation : Reinforced concrete
Posts : Wood
Beams : Wood (2nd Grp. Wood)
Walls : Wood/CHB
Floors : P/C
Roof : G.I.
Wood (coco
Trusses : lumber)

TYPE III – STRONG MATERIALS

A. Foundation : Reinforced concrete
Posts : Wood (1st Grp. Wood)
Beams : Wood (1st Grp. Wood)
Walls : Wood (V-cut, S-cut)



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- Floors : T & G, 1st Grp. Wood
Roof : G.I.
Truss : Wood
- B. Foundation : Reinforced concrete
Posts : Wood (1st Grp. Wood)
Beams : Wood (1st Grp. Wood)
Walls : Wood (V-cut, S-cut)
Floors : 1st Floor (1st Grp. Wood); 2nd Floor (2nd Grp. Wood)
Roof : G.I.
Truss : Wood
- C. Foundation : Plain Concrete
Posts : Wood (2nd Grp. Wood)
Beams : Wood (2nd Grp. Wood)
Walls : Wood (V-cut, S-cut)
Floors : Wood (2nd Grp. Wood)
Roof : G.I.
Truss : Wood
- D. Foundation : Plain Concrete
Posts : Wood (coco lumber & other similar substitute)
Beams : Wood (Coco)
Walls : Wood (Coco)
Floors : Wood
Roof : G.I.
Truss : Wood
- E. Same as D but structural members are sub-standard
Roof : Nipa

TYPE IV-A Temporary Makeshift Structure – Barong-Barong

**CHAPTER 7
ADDITIONAL FACTORS**

Section 9. Additional Factors. - Extra items as component parts of building and other improvements.

		<u>2008 SMV</u> <u>(per square meter)</u>	
1. FLOOR FINISH:			
a)	Italian marble and other high quality marble	P	1,098.60 /sq.m.
b)	Ordinary white tiles		
	4" x 4" glazed		326.40 /sq.m.
	unglazed		244.80 /sq.m.
	colored tiles with design		408.00 /sq.m.
	larger ceramic tiles (9" x 12" or larger)		522.24 /sq.m.
c)	Crazy cut marble		447.17 /sq.m.



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d)	Granulitic with copper lining	463.49	/sq.m.
e)	Asbestos vinyl tiles (plain colored)	195.84	/sq.m.
f)	Parquet wood tiles		
	narra	408.00	/sq.m.
	tanguile	326.40	/sq.m.
g)	Black pebble washout	244.80	/sq.m.
	White pebble washout	342.00	/sq.m.
	Boracay shell washout	391.68	/sq.m.
h)	Brick tiles (4" x 4")	163.20	/sq.m.
i)	Granite tiles	540.00	/sq.m.
j)	Vetrified tiles	720.00	/sq.m.
k)	Marble slab	480.00	/sq.m.
l)	First group wood board (1/2" x 8" x 10' or 12')	300.00	/sq.m.
m)	Marble tiles	360.00	/sq.m.
n)	Granite slab	740.00	/sq.m.

2. WALL FINISHES:

a)	Synthetic adobe	244.80	/sq.m.
b)	Marble chips washout	571.20	/sq.m.
c)	Anai finish	97.92	/sq.m.
d)	Adobe rubble	612.00	/sq.m.
e)	Brick tiles veneer	408.00	/sq.m.
f)	Double walling (ordinary plywood)	65.28	/sq.m.
g)	Double walling (narra)	277.44	/sq.m.
h)	Synthetic tiles	620.16	/sq.m.
i)	Wall paper (good quality)	360.00	/sq.m.
j)	Mactan stone	420.00	/sq.m.
k)	Mangima stone	456.00	/sq.m.
l)	First group wood panel board	420.00	/sq.m.
m)	Coral stone	300.00	/sq.m.
n)	Hardiflex	170.00	/sq.m.

3. ROOF COVERING:

a)	Long span color roof (metal forming)	571.20	/sq.m.
b)	Ordinary corrugated G.I. sheets		
	Gauge 26	408.00	/sq.m.
	Gauge 31	326.40	/sq.m.
	Long span (gauge 26)		
	* If painted, add P30.00/sq.m. to the value above.	375.36	/sq.m.
c)	Place Romana	603.84	/sq.m.
d)	Asbestos	652.80	/sq.m.
e)	Spanish Tegula tiles (concrete)	1,620.00	/sq.m.
f)	Fiber glass	480.00	/sq.m.
g)	Concrete roof tiles	420.00	/sq.m.
h)	Canvass	120.00	/sq.m.

4. DOORS AND WINDOWS:



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a)	Panel type door, narra 1.0m x 2.10m	2,331.60	/sq.m.
b)	Flush type door, marine plywood ½" and other similar plywood	387.60	/sq.m.
c)	Aluminum sliding door, aluminum frames and ¼" thick glass panel 1.80m x 2.10m.	2,158.68	/sq.m.
d)	Steel windows, casement type steel frame and ⅛" thick glass panels	734.40	/sq.m.
e)	Jalousie windows:		
	a) with aluminum frames and glass blades	571.20	/sq.m.
	b) wooden frames and blades	285.60	/sq.m.
f)	Sliding windows with aluminum frames and ¼" thick glass panel	1,632.00	/sq.m.
g)	French windows with wooden frame	1,800.00	/sq.m.
h)	Steel accordion	480.00	/sq.m.
i)	Steel roll up	420.00	/sq.m.
j)	Steel door	960.00	/sq.m.
k)	Steel gate	1,020.00	/sq.m.
l)	PVC door with design	1,030.00	/sq.m.
		1,400.00	/sq.m.
5. TOILET AND BATH:			
a)	Ordinary finish	11,424.00	/unit
b)	Special fixtures and tiling	24,480.00	/unit
6. CEILING:			
a)	Ordinary plywood, painted without paint	122.40	/sq.m.
		65.28	/sq.m.
b)	Drop ceiling	408.00	/sq.m.
c)	Narra drop ceiling and other similar ceiling (first group wood)	734.40	/sq.m.
d)	Acoustic	1,093.44	/sq.m.
e)	Hardiflex / Gypsum Board	170.00	/sq.m.
7. PAINTING:			
a)	Automotive paint	180.00	/sq.m.
b)	Multi Flix	120.00	/sq.m.
c)	Marine epoxy	114.00	/sq.m.
d)	Lacquer paint	90.00	/sq.m.
e)	Latex	72.00	/sq.m.
f)	Versatex	108.00	/sq.m.
g)	Enamel	96.00	/sq.m.
8. CHAIRS:			
In movie houses and in recreational sports centers:			
a)	Fiber glass	408.00	/unit
b)	Upholstered	244.80	/unit



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c)	Wooden		122.40	/unit
9.	EXCESS HEIGHTS:			
a)	Residential			Add 15% of Base Value in excess of three (3) meters
b)	Commercial			Add 25% of Base Value in excess of ten (10) meters
c)	Industrial			Add 30% of Base Value in excess of twenty (20) meters
10.	LIGHTS:			
a)	Per outlet		408.00	/unit
b)	Multiple bulb		10.20	/watt
11.	SEPTIC TANK:			
	1.50 x 1.20 x 2.0 = 3.60 cu.m.		5,712.00	/unit
	In excess of 3.60 cu.m., add 10%		571.20	
			<hr/>	
			6,283.20	/unit
12.	FOUNDATION:			
a)	For one (1) storey	P	240.00	x area of ground floor
b)	For two (2) storey		360.00	x area of ground floor
c)	For three (3) storey		600.00	x area of ground floor
d)	For four (4) storey		840.00	x area of ground floor
e)	For five (5) storey		1,080.00	x area of ground floor
13.	PILES		652.80	per linear meter of pile driven
14.	ZOCALO		240.00	per cu.m.
15.	BEAMS		360.00	per cu.m. (residential)
			720.00	per cu.m. (comm'l. & industrial)



15. **LABOR COST**

30%-45% of total materials cost shall be added to arrive at the total market value of the buildings, impvts. and other structures.

**Chapter 8
SCHEDULE OF FENCES AND GATE**

SECTION 10. Schedule for Fences and Gates shall be as follows:

	<u>2008 SMV</u>	<u>2008 SMV</u>
1. CHB FENCE (Reinforced)	4" CHB	6" CHB
a) Without finish (rough)	244.80 /sq.m.	261.12 /sq.m.
b) Plain finish	293.76 /sq.m.	326.40 /sq.m.
c) Plain and painted	326.40 /sq.m.	375.36 /sq.m.
d) With pebble finish and other similar finish	456.96 /sq.m.	473.28 /sq.m.
e) With Mangima stones finish	481.44 /sq.m.	489.60 /sq.m.
<i>Note:</i> For commercial and industrial CHB fences, add 20% to the unit base values.		add 30% to the unit base values.
2. Angular Bars		652.80 /sq.m.
3. Interlink Wire with G.I. Pipe		251.28 /sq.m.
4. Barbed Wire with G.I. Pipe		240.00 /sq.m.
5. Barbed Wire on angular bars		420.00 /sq.m.
6. Wooden fence:		
1st group wood		233.38 /sq.m.
2nd group wood		187.68 /sq.m.
7. Slabs / Miscut		83.22 /sq.m.
8. Bamboo fence		143.62 /sq.m.
9. Steel Plate (for gate):		
a) Gauge 14		1,599.36 /sq.m.
b) Gauge 16		1,028.16 /sq.m.
c) Gauge 18		913.92 /sq.m.

**Chapter 9
SCHEDULE FOR ROADS/CURBS AND GUTTERS**

SECTION 11. Schedule for Roads/Curbs and Gutters shall be as follows:

1. Concrete Road, per kilometer: **2008 SMV**
- a) 10 inches thick



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	Class A	5,958,000.00
	B	5,616,000.00
	C	5,445,000.00
	D	5,274,000.00
b) 8 inches thick		
	Class A	4,766,400.00
	B	4,492,800.00
	C	4,356,000.00
	D	4,219,200.00
c) 6 inches thick		
	Class A	4,766,400.00
	B	4,492,800.00
	C	4,356,000.00
	D	4,219,200.00
d) 4 inches thick		
	Class A	2,383,200.00
	B	2,383,200.00
	C	2,178,000.00
	D	2,109,600.00
	<i>Note: Width of the road - 12 meters</i>	
2. Asphalted Road, per kilometer:		
a) 10 inches thick		
	Class A	3,276,900.00
	B	2,527,200.00
	C	1,905,750.00
	D	1,318,500.00
b) 8 inches thick		
	Class A	2,621,520.00
	B	2,021,760.00
	C	1,524,600.00
	D	1,054,800.00
c) 6 inches thick		
	Class A	1,966,140.00
	B	1,516,320.00
	C	1,155,450.00
	D	791,100.00
d) 4 inches thick		
	Class A	1,310,760.00
	B	1,010,880.00
	C	762,300.00
	D	527,400.00
	<i>Note: Width of the road - 12 meters</i>	



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- | | |
|--------------------------------------|---------------------|
| 3. All weather road, per kilometer | 600,000.00 |
| 4. Curb and gutter, per linear meter | 247.20/linear meter |

Chapter 10
SCHEDULE FOR PAVEMENTS (CONCRETE)

SECTION 12. Schedule for Pavements (Concrete) shall be as follows:

	<u>2008 SMV</u>
1. Residential	
a) Plain 4" thick	198.60 /sq.m.
2. Commercial and Industrial	
a) 4" thick (with temperature bars)	400.20 /sq.m.
b) 6" thick (with temperature bars)	499.50 /sq.m.
c) 2" x 8" cement tiles	520.26 /sq.m.
d) 4" thick with pebbles finish and similar finish	544.32 /sq.m.

CHAPTER 11
SCHEDULE FOR DECK, CARPORT, MEZZANINE, TERRACE, BASEMENT AND BALCONY

SECTION 13. Schedule for Deck, Carport, Mezzanine, Terrace, Basement and Balcony shall be as follows:

1. Decks:	
a) open	456.96 /sq.m.
b) covered	799.68 /sq.m.
2. Carport	652.80 /sq.m.
3. Mezzanine	816.00 /sq.m.
4. Terrace	
a) open	783.36 /sq.m.
b) covered	1,142.40 /sq.m.
5. Basement	816.00 /sq.m.
6. Balcony	783.36 /sq.m.

CHAPTER 12
SCHEDULE FOR GRILLS

SECTION 14. Schedule for Grills shall be as follows:

2008 SMV

2008 SMV



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	In Square Foot	In Square Meter
1. 10 mm. o bar	108.00 /sq.ft.	1,162.08 /sq.m.
2. 10 mm. o bar	102.00 /sq.ft.	1,097.52 /sq.m.
3. 10 mm. o bar	96.00 /sq.ft.	1,032.96 /sq.m.
4. 10 mm. o bar	90.00 /sq.ft.	968.40 /sq.m.
5. 10 mm. o bar	84.00 /sq.ft.	903.84 /sq.m.

Chapter 13
MISCELLANEOUS PROVISION

SECTION 15. Assessment of Property Not Classified. - Where the property to be assessed is of a kind not classified in the schedule or any kind for which the value is not herein fixed, it shall be appraised at the current and fair market value independent of this schedule, wherein bill of materials submitted by Engineers are to be considered.

SECTION 16. Fair Market Value of Old buildings. The fair market value of old buildings shall be computed on the basis of replacement cost less depreciation.

Replacement cost shall be computed on the basis of the schedule of building unit values which is reflective of the current cost. Old buildings shall be valued as new and the corresponding allowable depreciation shall be applied to arrive at a fair market value

SECTION 17. Assessment Levels. The assessment levels to be applied to the fair market value of real property to determine its assessed value is hereby fixed at the rates not exceeding the following:

1. **On Buildings and Other Structures**

(I) **Residential**

Fair Market Value		Assessment Levels
Over	Not Over	
	P 175,000.00	0%
175,000.00	300,000.00	10%
300,000.00	500,000.00	20%
500,000.00	750,000.00	25%
750,000.00	1,000,000.00	30%
1,000,000.00	2,000,000.00	35%
2,000,000.00	5,000,000.00	40%
5,000,000.00	10,000,000.00	50%
10,000,000.00		60%

(II) **Agricultural**

Fair Market Value		Assessment Levels
Over	Not Over	
	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%

(III) **Commercial / Industrial**



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Fair Market Value	Assessment Levels
Over	Not Over
	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%

(IV) Timberland

Fair Market Value	Assessment Levels
Over	Not Over
	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%

2. On Machineries

(a) Class	Assessment Levels
Agricultural	40%
Residential	50%
Commercial	80%
Industrial	80%

(b) ACTUAL USE	Assessment Levels
Cultural	15%
Scientific	15%
Hospital	15%
Local water district	10%
Government-owned or controlled corporations engaged in the supply and distribution of water and/or generation and transmission of electric power.	10%
Recreational	30%

3. Others

(a) Religious	15%
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SCHEDULE OF DEPRECIATION FOR BUILDINGS AND IMPROVEMENTS

	I-A	I-B	I-C	II-A	II-B	II-CD	III-AB	III-CD	IV-A
2006	1.8	2.0	2.2	2.4	2.6	3.0	4.0	4.0	5.0
2005	3.6	4.0	4.4	4.8	5.2	6.0	8.0	8.0	10.0
2004	5.4	6.0	6.6	7.2	7.8	9.0	12.0	12.0	15.0
2003	7.2	8.0	8.8	9.6	10.4	12.0	16.0	16.0	20.0



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TITLE IV
FORMULA IN DETERMINING MARKET VALUE OF MACHINERY (RCNLD)

Chapter 15: RCNLD FORMULA

SECTION 19. FORMULA. The following formula in determining the market value of machinery is hereby adopted:

IMPORTED MACHINERY

$$\text{RCNLD} = \text{O.C.} \times \frac{D_2}{D_1} \times \frac{(\text{EL}-N)}{\text{EL}}$$

Note: Market value is existing in TD

Where:

- RCNLD - Replacement Cost New Less Depreciation
- O.C. - Original Cost
- D₁ - Dollar Exchange Rate During Year of Acquisition
- D₂ - Dollar Exchange Rate During Year of Assessment
- EL - Economic Life
- N - Number of years of machinery (actual use)

LOCALLY MANUFACTURED MACHINERY

$$\text{RCNLD} = \text{O.C.} \times \frac{P_2}{P_1} \times \frac{(\text{EL}-N)}{\text{EL}}$$

Where:

- P₁ - Index Price During Year of Acquisition
- P₂ - Index Price During Year of Assessment
(30% installation cost for freight and handling)

TITLE V
FINAL PROVISIONS

SECTION 20. REPEALING CLAUSE. – The provisions of existing ordinances which are inconsistent with the provisions of this Ordinance are hereby deemed repealed, modified or amended accordingly.

SECTION 21. SEPARABILITY . – if, for any reason(s), any part or provision of this Ordinance is held to be unconstitutional or invalid by competent court, other parts or provisions hereof which are not affected thereby shall continue to be in full force and effect.



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SECTION 22. EFFECTIVITY. – This Ordinance shall take effect on January 1, 2008, after its publication in a local newspaper of general circulation.

APPROVED BY MAJORITY.

In favor:

- Councilor Juan Y. Sia
- Councilor Edgar S. Cabanlas
- Councilor Caesar Ian E. Acenas
- Councilor Alexander S. Dacer
- Councilor Annie Y. Daba
- Councilor Alfonso C. Goking
- Councilor Maryanne C. Enteria
- Councilor Jerico Goldmar P. Ebabacol

Against:

- Councilor Alvin R. Calingin
- Councilor Zaldy O. Ocon

Out of the Session Hall:

- Councilor Ian Mark Q. Nacaya
- Councilor Simeon V. Licayan
- Councilor Reynaldo N. Advincula

On Official Business:

- Councilor Jose Benjamin A. Benaldo

DONE in the City of Cagayan de Oro this 11TH day of December 2006.

I hereby certify to the correctness of the aforestated Ordinance.

ARTURO S. DE SAN MIGUEL
CITY COUNCIL SECRETARY

Attested as duly enacted:

MICHELLE T. SPIERS
CITY VICE MAYOR
PRESIDING OFFICER

Approved:

VICENTE Y. EMANO
CITY MAYOR



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Attested:

MARY JANE L. BUTASLAC
ASSISTANT CITY BUDGET OFFICER