

ANNUAL STATEMENT FOR THE YEAR ENDED DECEMBER 31, 2015 OF THE TRAVELLERS INSURANCE & SURETY CORPORATION

SCHEDULE 3 - REAL ESTATE

Title No.	Lot No., Area and Location of Lands, Size and Description of Buildings	How Acquired	Date		Name of Vendor	Amount of Incumbrances if any (Pesos)	Amount of Insurance on Building (Pesos)	Accumulated Depreciation on Building (if any) (Pesos)	Actual Cost (Pesos)	Book Value Current Year (Pesos)	Book Value Previous Year (Pesos)	Market Value (Pesos)	Collected During the Year (Pesos)	Accrued Previous Year (Pesos)	Accrued Current Year (Pesos)	Earned During the Year (Pesos)	Remarks
			IC Approval	Acquired													
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15)	(16)	(17)	(18)
A. Company Premises:																	
	1. Land Lots at Trece Martirez City TCT # 68106 1,000 sq m TCT # 68107 3,970 sq m TCT # 68108 2,000 sq m Paco Property Calle Paz St., Paco, Manila TCT No.002-2016000763 354 sq. m.	Purchased	8/15/2008	2004	Reynaldo Masigla	-	-	-	11,152,000.00	24,181,950.00	22,304,000.00		1,877,950.00			1,877,950.00	
		Purchased		July 2015	Norma Talon	-	-	-	18,000,000.00	18,243,167.55	-		243,167.55			243,167.55	
	2. Building Condo Unit - Unit 909/910 AIC Empire Tower, ADB Ave. Ortigas, Pasig City CCT No. 011-2016000038 73.60 sq. m. CCT No. 011-2016000037 91.81 sq. m. CCT No. 011-2015006476 12 sq. m. CCT No. 011-2015006488 12 sq. m. CCT No. 011-2016000001 12 sq. m.	Purchased	8/15/2008	Dec. 2006	Wonderful Thing International, Inc.	-	-	823,105.26	12,000,000.00	12,825,772.19	13,169,694.05		316,506.91			316,506.91	
	Sub-Totals							823,105.26	41,152,000.00	55,250,889.74	35,473,694.05		2,437,624.46			2,437,624.46	
Title No.	B. Foreclosed Real Estate	Accounts Credited at Date of Foreclosure	Date Foreclosed		Name of Mortgagor	Amount of Incumbrances if any (Pesos)	Amount of Insurance on Building (Pesos)	Accumulated Depreciation on Building (if any) (Pesos)	Loan Balance at Date of Foreclosure (Pesos)	Book Value Current Year (Pesos)	Book Value Prev. Year (Pesos)	Market Value (Pesos)	Collected During the Year (Pesos)	Rental Income			Remarks
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15)	(16)	(17)	(17)
	1. Land TCT No. NT-192698 87,504 sq. m. Magtanghal, Talabutab Sur General Natividad, Nueva Ecija	Salvage Recoverable	05/08/1986		Fortunato Villavicencio	-	-	-	12,290.74	2,625,000.00	1,750,000.00	-	875,000.00	-	-	875,000.00	-
	T-057-2015026248 50 sq. m. T-057-2015026550 100 sq. m. H&L, Green City Subd. Imus, Cavite	Investment in Land and Building			Home Development Mutual Fund	-	-	-	1,508,217.42	1,599,264.82	-	-	91,047.40	-	-	91,047.40	-
	TCT No. T-636604 298 sq. m. Sta/ Rosa, Laguna	Salvage Recoverable	06/01/2006		Reynaldo Chua	-	-	-	1,077,192.67	1,490,000.00	1,490,000.00	-	-	-	-	-	-
	TCT No.086-2011000275 300 sq. m. TCT No.086-2011000276 300 sq. m. TCT No.086-2011000277 298 sq. m. Naga City	Salvage Recoverable	04/30/2011		Cresencia Anciano	-	-	-	569,866.05	3,111,570.00	3,111,570.00	-	-	-	-	-	-
	2. Building CCT No. 02-2015004180 119.89 sq.m. Legaspi Tower, Malate, Manila	Salvage Recoverable	6/5/2015		El Greco Ship Manning Management Corp.	-	-	-	4,610,083.18	4,988,914.73	-		378,831.55			378,831.55	
	Sub-Totals					-	-	-	7,777,650.06	13,814,749.55	6,351,570.00	-	1,344,878.95	-	-	1,344,878.95	-

Totals			-	-	823,105.26	48,929,650.06	69,065,639.29	41,825,264.05	-	3,782,503.41	-	-	3,782,503.41	-
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