

REPUBLIC OF THE PHILIPPINES)
PROVINCE OF ZAMBOANGA DEL SUR)
MUNICIPALITY OF MOLAVE) s s
x x -----/

AFFIDAVIT OF ADJOINING LAND OWNERS

We, _____, a resident of Barangay Rizal, Molave, Zamboanga del Sur, and _____, a resident of Barangay Dipolo, Molave, Zamboanga del Sur, both of legal age, Filipino citizens, and both married, after having been duly sworn to in accordance with law, hereby depose and say, THAT:

1. We are the adjoining owners of **Lot 122-A, Csd-09-001565629, Equivalent to Lot 149, Pls-61**, consisting of **TWENTY TWO THOUSAND EIGHT HUNDRED EIGHTY SEVEN (22,887) square meters**, situated in Sto. Niño, Mahayag, Zamboanga del Sur, covered by **Original Certificate of Title No. P-35,986**, owned by _____, of legal age, Filipino, widow, with residence and postal address at Sto. Niño, Mahayag, Zamboanga del Sur, Philippines;
2. I, _____, am the adjoining owner of the lot above-mentioned on the NORTHERN SIDE thereof which is **Lot No. 278, Pls-61**;
3. That I, _____, am the adjoining owner of the lot above-mentioned on the SOUTHTERN SIDE thereof **Lot No. 282, Pls-61**;
4. That we are executing this affidavit to prove the veracity of the facts mentioned above and for whatever legal intent and purposes this may serve the owner of Lot No. 2381, Pls-61 best.

IN WITNESS WHEREOF, we hereunto set our hands this 26th day of December, 2013 at Molave, Zamboanga del Sur, Philippines.

Affiant
Senior Citizen ID No: _____

SUBSCRIBED AND SWORN to before me this 26th day of December, 2013 at Molave, Zamboanga del Sur, Philippines.

DOC. NO. _____;
PAGE NO. _____;

Keeping [Faulkner Surveyors Commercial Wall Experts](#) Event Wall Expenses Down Navigate your property purchase efficiently with our detailed home survey guide, guaranteeing you make notified decisions and stay clear of pricey challenges. Cost vehicle drivers vary-- from building size to just how complex your develop is and where it rests geographically. Keeping an excellent partnership with neighbours can likewise shave off unneeded time saying. Plus, this strategy aids avoid nasty shocks like suits for oversight or non-compliance.

- An event wall contract is finally drafted and served, which clears up the disagreement and helps with the project progression.
- Thanks so much and should I ever require attorney services in the future, I'll definitely be a repeat client.
- As any individual who is thinking about developing an expansion will have become aware, neighbours have a vital duty to play in many facets of the planning process.
- Making some straightforward adjustments to a scheme can ensure that the celebration wall act does not apply.

The stipulations had in the schedule may remain confidential. This Practice Note describes the extent of privacy connecting to the schedule and lays out how it varies from a common authorization order. Taste wording for a

Tomlin order is included, along with web links to precedents, in addition to guidance on court approval.

Usual Situations (and Whether You Need A Notice)

These lower-cost alternatives are usually readily available where neighbours work together and a single property surveyor can act for both celebrations, assisting to keep prices down. Interior reconfiguration, chimney breast elimination, and changes to shared wall surfaces might all cause event wall commitments. Thereafter, you offer a celebration wall notification, seeing to it they're up-to-speed on any structural job that may influence their home. A Third Property surveyor is chosen by the Two Land surveyors to determine any celebration wall disagreements which the land surveyors themselves can not settle on.

What Is Consisted Of In An Event Wall Arrangement?

The court turned down the contention that an honor could not direct that repayment be made straight to the land surveyor. Worse still they require you to pay upfront for an evaluation that may never ever happen. Complacency within the industry has kicked-in, and property surveyors more than happy to accumulate the money without examining the need and relevance of their actions. Thousands of pounds can be conserved if these unneeded assessments are prevented. They are certainly frequently necessary, but requirement needs to be questioned and any type of evaluations have to be sensible.

Suppose a neighbor does not react to an event wall notification?

Act 1996, if an adjacent proprietor does not reply to a Party Wall Notice within 14 days, the law considers this a deemed dissent. This instantly sets off a dispute, also if the neighbour has not officially objected. This is not a dead end - it really sets in motion the disagreement resolution process.

PARTY WALL DECLARATION

THIS AGREEMENT entered into this _____ day of September, 2014, by and between GARY HOWREN and DONNA C. HOWREN, Husband and Wife ("Owners");

WHEREAS Owners own real property more particularly described in Exhibit "A"; and

WHEREAS there is a center wall as a part of the original construction of the buildings placed on or near the common property line between the units described above as shown in Exhibits "A";

NOW, THEREFORE, in consideration of the mutual covenants contained herein, the parties agree as follows:

Section 1. Party Wall. The center wall as a part of the original construction of the buildings as placed on the dividing lines between the units shall constitute a party wall and the roof of the building to the extent required to protect the party wall shall be a party roof (collectively the "Party Wall")

Section 2. Governing Law. This Party Wall Declaration ("Agreement") shall govern the entire relationship of the Owners pertaining to the Party Wall. Any matters concerning the Party Wall not covered by the terms of this Agreement shall be governed by the general rules of law, construed and enforced in accordance with the laws of the State of Florida, regarding party walls and roofs and property damage due to negligence or willful acts or omissions.

Section 3. Restrictions on Use. Neither Owner shall have the right to destroy or remove any structural changes to the Party Wall without the prior written consent of the other Owner. Nor shall any Owner insert or place timber, beams, pipes, conduit or other materials into the Party Wall in a manner that affects the structural integrity of the Party Wall without the prior written consent of the other Owner.

Section 4. Allocation of Repair and Maintenance. Each Owner shall keep all exterior walls of their unit in good condition and repair those exterior portions of the Party Wall exclusively reserved for their use and enjoyment and at their own cost and expense. The cost of reasonable repair and maintenance of the Party Wall shall be borne equally by the owners of the units on either side of the Party Wall. In the event of damage or destruction to the Party Wall is caused by either Owner's intentional or negligent act or omission, such Owner who is deemed to have intentionally or negligently caused such damage or destruction shall compensate the other Owner in full for all damages sustained as a result and shall promptly repair the Party Wall in a manner described in Section 5.

Be careful when choosing a land surveyor-- it isn't all about least expensive costs. Some surveyors quote inexpensive, do an inadequate job and after that rely upon the neighbor's property surveyor to do all the job. The neighbour's surveyor inevitably bills more cash, to make sure that first saving you assumed you were making is anything but. Do not take comfort from high costs either, as there is no connection with high charges and high quality of service. Rather, study your surveyor using some due persistence. Dealing with their service was effective, efficient and made me really feel in control. Thank you a lot and ought to I ever require attorney solutions down the road, I'll definitely be a repeat client. I submitted a job for an attorney's aid within a day I had obtained over 6 proposals from certified legal representatives. I submitted a proposal that works best for my service and we went forward with the project. If you're constructing along the line that separates two homes, a notification needs to be given a minimum of one month prior to work begins. Starting with the right suggestions can save time and aid the job move forward with fewer problems.