

[ **PROCLAMATION NO. 722, October 25, 2004** ]

**CREATING AND DESIGNATING LIMA TECHNOLOGY CENTER  
(PHASE II), SITUATED IN THE BARANGAYS OF SANTIAGO & SAN  
FERNANDO, MUNICIPALITY OF MALVAR, PROVINCE OF  
BATANGAS, ISLAND OF LUZON, AS SPECIAL ECONOMIC ZONE  
PURSUANT TO REPUBLIC ACT NO. 7916 AS AMENDED BY  
REPUBLIC ACT 8748**

Pursuant to the powers vested in me under Republic Act No. 7916, the Special Economic Zone Act of 1995 as amended by Republic Act No. 8748 and upon recommendation of the Board of Directors of the Philippine Economic Zone Authority, **I, GLORIA MACAPAGAL-ARROYO**, President of the Republic of the Philippines, by virtue of the powers vested in me by law, do hereby create and designate as **Special Economic Zone**, subject to the provisions of Republic Act No. 7916, as amended, its Implementing Rules and Regulations, and Resolution No. 96-341 dated 16 October 1996 of the PEZA Board of Directors, the **Lima Technology Center (Phase II)** located in the Barangays of Santiago and San Fernando, Municipality of Malvar, Province of Batangas, Island of Luzon, consisting an area of **ONE MILLION FOUR HUNDRED NINETY EIGHT THOUSAND FOUR HUNDRED TWENTY THREE (1,497,986) SQUARE METERS**, more or less, as defined by the following technical description:

**Lot 1  
Pcs-04-016246**

A parcel of Land (Lot 1 of the consolidation/subdivision plan Pcs-04-016246 being a portion of the consolidation of Lots 5330-A, 5330-B, Psc-4A-007950; 5328 & 5327, Psc-47 Malvar Cadastre; L.R.C. Record No. ), situated in the Barangay of San Fernando, Municipality of Malvar, Province of Batangas. Bounded on the SE., along lines 1-2-3 by Lot 2 of the consolidation/subdivision plan; along line 3-4-5 by Lot 5321 Psc-47 Malvar Cadastre; on the SW., & NW., along lines 5-6-7-8 by creek; on the NW., along lines 8-9-10 by Lot 5323; along lines 10-11-12-13 by Lot 5324; along lines 13-14-15-16-17 by Lot 5325; and on the W., along lines 17-18-19 by Lot 5326 all of Psc-47 Malvar Cadastre; on the NW., along lines 19-20-21-22 by creek; on the NE., along lines 22-23-24 by Lot 5334; along line 24-25 by Lot 5333; and on the NE., & NW., along lines 25-26-1 by Lot 5332 all of Psc-47 Malvar Cadastre.

Beginning at a point marked "1" on plan, being S. 28 deg. 58'E., 2063.28 m. from BLLM No. 1, Psc-47 Malvar Cadastre.

thence S. 21 deg. 31' W.,	197.36 m.	to point 2;
thence S. 22 deg. 02' W.,	3.12 m.	to point 3;
thence S. 70 deg. 45' W.,	248.07 m.	to point 4;
thence S. 70 deg. 45' W.,	3.04 m.	to point 5;
thence N. 10 deg. 16' W.,	29.69 m.	to point 6;

thence N. 34 deg. 33' E.,	34.37 m.	to point 7;
thence N. 51 deg. 13' E.,	10.46 m.	to point 8;
thence N. 51 deg. 13' E.,	8.23 m.	to point 9;
thence N. 00 deg. 34' W.,	17.14 m.	to point 10;
thence N. 10 deg. 57' E.,	16.32 m.	to point 11;
thence S. 76 deg. 30' E.,	3.64 m.	to point 12;
thence N. 20 deg. 09' E.,	7.32 m.	to point 13;
thence N. 28 deg. 23' E.,	23.64 m.	to point 14;
thence N. 28 deg. 19' E.,	11.55 m.	to point 15;
thence N. 13 deg. 21' E.,	20.30 m.	to point 16;
thence N. 02 deg. 23' W.,	8.17 m.	to point 17;
thence N. 01 deg. 15' E.,	94.60 m.	to point 18;
thence N. 01 deg. 15' E.,	7.42 m.	to point 19;
thence N. 25 deg. 04' E.,	34.38 m.	to point 20;
thence N. 39 deg. 48' E.,	124.62 m.	to point 21;
thence N. 34 deg. 34' E.,	29.28 m.	to point 22;
thence S. 22 deg. 32' E.,	3.57 m.	to point 23;
thence S. 22 deg. 32' E.,	57.06 m.	to point 24;
thence S. 18 deg. 06' E.,	62.94 m.	to point 25;
thence S. 17 deg. 37' E.,	69.83 m.	to point 26;
thence N. 67 deg. 12' E.,	81.04 m.	to the point of;

beginning, containing an area of **SIXTY TWO THOUSAND EIGHTY (62,080) SQUARE METERS**. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15 x 60 cm.; bearings true; date of original survey, February 28, 1968; and that of the subdivision survey, May 13, 2000; and approved on July 31, 2000.

**Lot 2**  
**Pcs-04-016246**

A parcel of Land (Lot 2 of the consolidation/subdivision plan Pcs-04-016246 being a portion of the consolidation of Lots 5330-A; 5330-B, Psc-4A-007950; 5328 and 5327, Psc-47 Malvar Cadastre. L.R.C. Record No. ); situated in the Barangay of San Fernando, Municipality of Malvar, Province of Batangas. Bounded on the NW., along lines 1-2-3 by Lot 5332, Psc-47 Malvar Cadastre; on the NE., along line 3-4 by Lot 3 of the consolidation/subdivision plan; on the SE., NE., along lines 4-5-6-7 by Lot 5329, Psc-47 Malvar Cadastre; on the NE., along lines 7-8 by Lot 3 of the consolidation/subdivision plan; on the SE., along lines 8-9-10-11 by Lot 5307 Psc-47 Malvar Cadastre; on the SW., along lines 11-12-13-14-15-16 by creek; and on the NW., along lines 16-17-1 by Lot 1 of the consolidation/ subdivision plan.

Beginning at a point marked "1" on plan, being S. 28 deg. 58' E., 2063.28 m. from BLLM No. 1, Psc-47 Malvar Cadastre.

thence N. 67 Deg. 12 E.,	78.70 m.	to point 2;
thence N. 67 Deg. 12 E.,	43.41 m.	to point 3;
thence S. 26 deg. 16 E.,	203.29 m.	to point 4;
thence S. 69 deg. 15 W.,	57.00 m.	to point 5;
thence S. 69 deg. 15 W.,	74.14 m.	to point 6;
thence S. 21 deg. 38 E.,	71.83 m.	to point 7;
thence S. 22 deg. 52 E.,	57.08 m.	to point 8;
thence S. 64 deg. 25 W.,	50.08 m.	to point 9;

thence N. 82 deg. 13 W.,	36.62 m.	to point 10;
thence S. 63 deg. 26 W.,	36.97 m.	to point 11;
thence S. 63 deg. 26 W.,	3.13 m.	to point 12;
thence N. 10 deg. 10 W.,	31.72 m.	to point 13;
thence N. 22 deg. 56 W.,	29.76 m.	to point 14;
thence N. 26 deg. 04 W.,	67.73 m.	to point 15;
thence N. 52 deg. 08 W.,	47.93 m.	to point 16;
thence N. 22 deg. 02 E.,	3.12 m.	to point 17;
thence N. 21 deg. 31 E.,	197.36 m.	to the point of;

beginning, containing an area of **FIFTY SIX THOUSAND NINE HUNDRED SEVENTY NINE (56,979) SQUARE METERS**. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15 x 60 cm.; bearings true; date of original survey, February 28, 1968; and that of the subdivision survey, May 13, 2000; and approved on July 31, 2000.

**Lot 3**  
**Pcs-04-016246**

A parcel of Land (Lot 3 of the consolidation/subdivision plan Pcs-04-016246 being a portion of the consolidation of Lots 5330-A; 5330-B, Psc-4A-007950; 5328 and 5327, Psc-47 Malvar Cadastre. L.R.C. Record No. ); situated in the Barangay of San Fernando, Municipality of Malvar, Province of Batangas. Bounded on the NW., along lines 1-2-3-4 by Lot 5332, Psc-47 Malvar Cadastre; on the NE., & SE., along lines 4-5-6-7-8-9 by creek; on the SE., along lines 9-10-11-12-13 by Lot 5306; on the SW., & SE., along lines 13-14-15-16 by Lot 5307 both Psc-47 Malvar Cadastre; on the SW., along line 16-17 by Lot 2 of the consolidation/subdivision plan; on the NW., & SW., along lines 17-18-19 by Lot 5329, Psc-47 Malvar Cadastre; and on the SW., along line 19-1 by Lot 2 of the consolidation/subdivision plan.

Beginning at a point marked "1" on plan, being S. 32 deg. 19' E., 2079.95 m. from BLLM No. 1, Psc-47 Malvar Cadastre

thence N. 67 deg. 12' E.,	32.59 m.	to point 2;
thence N. 55 deg. 57' E.,	89.33 m.	to point 3;
thence N. 55 deg. 57' E.,	3.04 m.	to point 4;
thence S. 43 deg. 06' E.,	83.08 m.	to point 5;
thence S. 14 deg. 40' E.,	78.76 m.	to point 6;
thence S. 25 deg. 43' E.,	135.21 m.	to point 7;
thence S. 21 deg. 51' E.,	57.39 m.	to point 8;
thence S. 37 deg. 58' W.,	67.30 m.	to point 9;
thence S. 55 deg. 30' W.,	9.96 m.	to point 10;
thence S. 55 deg. 30' W.,	11.12 m.	to point 11;
thence S. 64 deg. 27' W.,	50.55 m.	to point 12;
thence S. 64 deg. 35' W.,	72.66 m.	to point 13;
thence S. 79 deg. 02' W.,	2.58 m.	to point 14;
thence N. 26 deg. 50' W.,	42.35 m.	to point 15;
thence S. 70 deg. 24' W.,	59.11 m.	to point 16;
thence N. 22 deg. 52' W.,	57.08 m.	to point 17;
thence N. 65 deg. 13' E.,	135.03 m.	to point 18;
thence N. 25 deg. 01' W.,	62.46 m.	to point 19;
thence N. 26 deg. 16' W.,	203.29 m.	to the point of;

beginning, containing an area of **SIXTY THOUSAND SEVEN HUNDRED SIXTY SIX (60,766) SQUARE METERS**. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15 x 60 cm.; bearings true; date of original survey, February 28, 1968; and that of the subdivision survey, May 13, 2000; and approved on July 31, 2000.

**Pcn-04-001127**

A parcel of Land (Lot as shown on plan Pcn-04-001127 being a portion of the consolidation of Lots 4104, 4143, 5304, 5305, 5399, 5400, 5401, 5402, 5404, 5405 & 5408, Psc-47 Malvar Cadastre, Parcel 3, Lot 1, Psu-15679, Lots 1 to 7, (LRC) Pcs-21398, Lots 2-A & 2-B (LRC) Psd-96139, Lots 10-A-1, 10-A-2 & 10-A-3, Psd-04-031760 and Lots 10-E-1, 10-E-2 & 10-E-3 (LRC) Psd-92046; L.R.C. Record No. ), situated in the Barangay of Santiago, Municipality of Malvar, Province of Batangas. Bounded on the SW., & SE., along lines 1-2-3 by Lot 4108; on the SW., along line 3-4 by Lot 4001; on the NW., & SW., along lines 4-5-6 by Lot 4108 all of Psc-47 Malvar Cadastre; on the NW., along line 6-7 by Lot 5391-E (LRC) Psd-243040 & Lot 5397 Psc-47, Malvar Cadastre; on the NE., along lines 7-8-9-10-11-12-13-14-15-16-17-18 by creek; on the SE., NE., & NW., along lines 18-19-20-21-22-23-24 by Lot 5403; on the NE., & SE., along lines 24-25-26-27-28 by creek; on the SE., & NE., along lines 28-29-30-31-32 by Lot 9; along lines 32-33-34 by Lot 8 both (LRC) Pcs-21398; on the SE., along lines 34-35-36 by Lot 10-E-5 (LRC) Psd-92045; on the SW., SE., & NE., along lines 36-37-38-39-40 by Lot 5411; on the SE., & NE., along lines 40-41-42-43-44 by Lot 5410; on the SE., along line 44-45 by Lot 5303; on the SW., along lines 45-46-47-48-49-50 by Lot 5301; all of Psc-47 Malvar Cadastre; on the SW., along line 50-51 by Lot 1 & 2 Pcs-04-005039 and Lot 5312, Psc-47 Malvar Cadastre; on the SW., & NW., along lines 51-52-53-54-55-56-57-58-59 by Lot 5311, 5310, 5307 all of Psc-47 Malvar Cadastre; on the NE., along lines 59-60-61-62-63-64-65-66-67-68-69-70-71 by creek; on the NW., along line 71-72 by Lot 10-E-1 (LRC) Psd-92046; on the SW., & NW., along lines 72-73-74 by Lot 5408; on the NW., along line 74-75 by Lot 4143 both Psc-47 Malvar Cadastre; on the NW., & SW., along lines 75-76-77-78 by Lot 1, Psu-15879; on the SE., along line 78-79 by Lot 5241 Psc-47; on the SW., along line 79-80 by Lot 5399; on the SW., & NW., along lines 80-81-1 by Lot 4104 both Pcs-47 Malvar Cadastre.

Beginning at a point marked "1" on plan being S. 37 deg. 23' E., 2497.97 m. from BLLM No. 1, Psc-47 Malvar Cadastre.

thence N.	23 deg.	38' W.,	36.20 m.	To point 2;
thence S.	65 deg.	25' W.,	96.41 m.	To point 3;
thence N.	22 deg.	56' W.,	199.10 m.	To point 4;
thence N.	70 deg.	03' E.,	215.20 m.	To point 5;
thence N.	24 deg.	08' W.,	107.22 m.	To point 6;
thence N.	63 deg.	19' E.,	228.26 m.	To point 7;
thence S.	19 deg.	09' E.,	100.47 m.	To point 8;

thence S.	11 deg.	46' W.,	38.08 m.	To point 9;
thence S.	73 deg.	36' E.,	46.50 m.	To point 10;
thence S.	59 deg.	02' E.,	38.50 m.	To point 11;
thence S.	73 deg.	48' E.,	72.40 m.	To point 12;
thence S.	65 deg.	57' E,	71.81 m.	To point 13;
thence S.	39 deg.	09' E.,	25.43 m.	To point 14;
thence S.	04 deg.	14' W.,	79.52 m.	To point 15;
thence N.	60 deg.	09' E.,	7.70 m.	To point 16;
thence S.	15 deg.	59' E.,	36.12 m.	To point 17;
thence S.	61 deg.	18' E.,	26.72 m.	To point 18;
thence S.	51 deg.	55' W.,	66.48 m.	To point 19;
thence S.	73 deg.	or w.,	7.95 m.	To point 20;
thence S.	29 deg.	27' E.,	50.27 m.	To point 21;
thence S.	29 deg.	27' E.,	26.34 m.	To point 22;
thence N.	66 deg.	03' E.,	19.96 m.	To point 23;
thence N.	63 deg.	35' E.,	79.33 m.	To point 24;
thence S.	40 deg.	47' E.,	87.44 m.	To point 25;
thence S.	15 deg.	37' E.,	11.81 m.	To point 26;
thence S.	11 deg.	21' E.,	53.92 m.	To point 27;
thence S.	08 deg.	29' W.,	95.01 m.	To point 28;
thence S.	67 deg.	05' W.,	64.13 m.	To point 29;
thence S.	17 deg.	50' E.,	18.43 m.	To point 30;
thence S.	62 deg.	27' W.,	126.56 m.	To point 31;
thence S.	24 deg.	37' E.,	34.49 m.	To point 32;
thence S.	63 deg.	20' W.,	130.38 m.	To point 33;
thence S.	23 deg.	46' E.,	66.26 m.	To point 34;
thence S.	64 deg.	10' W.,	96.44 m.	To point 35;
thence S.	64	10' W.,	96.40 m.	To point 36;