



MALACAÑAN PALACE  
MANILA

BY THE PRESIDENT OF THE PHILIPPINES

PROCLAMATION NO. 1278

**DESIGNATING SEVERAL PARCELS OF LAND, LOCATED AT BARANGAYS SAN ROQUE, SAN ANDRES, AND MANGHINAO PROPER, BAUAN, BATANGAS, AS PART OF THE EXISTING AG&P SPECIAL ECONOMIC ZONE, PURSUANT TO REPUBLIC ACT NO. 7916, AS AMENDED BY REPUBLIC ACT NO. 8748**

Pursuant to the powers vested in me under Republic Act (RA) No. 7916, or the "Special Economic Zone Act of 1995," as amended by RA No. 8748, and upon the recommendation of the Board of Directors of the Philippine Economic Zone Authority (PEZA), I, **BENIGNO S. AQUINO III**, President of the Philippines, do hereby designate several parcels of land, subject to the provisions of RA No. 7916, as amended, its Implementing Rules and Regulations, and Resolution No. 11-716 (s. 2011) of the PEZA Board of Directors, located at Barangays San Roque, San Andres, and Manghiniao Proper, Bauan, Batangas, as part of the existing **AG&P Special Economic Zone**, with an aggregate land area of **Two Hundred Twenty Thousand Twelve (220,012) square meters**, more or less, as defined by the following consolidated technical description:

**PARCEL I  
SK-04-000001-12**

A parcel of land (Parcel 1, SK-04-000001-12) situated in the Barangay of San Roque, Municipality of Bauan, Province of Batangas, Island of Luzon.

Bounded on the SE., along lines 1-2-3-4 by Lot 8909, Psu-250631; on the SW., along line 4-5 by Lot 7658, CAD-584, Bauan Cadastre; on the NW., along line 5-6 by Lot 7657-A-1, Csd-04-036879-D and Lot 7657-A-2-A; on the SW., along line 6-7 by Lot 7657-A-2-B; on the NW., along lines 7-8-9 by the National Road; on the NE., along lines 9-10-11 by Lot 7661; on the NE., along lines 11-12-13-14-15-16-17-1 by Lots 7662, 7660, and 7669 all of CAD-584 Bauan Cadastre.

Beginning at a point marked "1" on plan, being S. 72 deg. 07'W., 2467.07 m. BLLM No. 1, Bauan Cadastre; thence:

S.	77	deg.	32'	W.,	72.22	m.	to point 2;
S.	82	deg.	38'	W.,	1.00	m.	to point 3;
S.	74	deg.	50'	W.,	5.35	m.	to point 4;
N.	15	deg.	04'	W.,	234.14	m.	to point 5;
N.	74	deg.	56'	E.,	47.08	m.	to point 6;
N.	17	deg.	04'	W.,	52.21	m.	to point 7;
N.	63	deg.	38'	E.,	7.42	m.	to point 8;
N.	50	deg.	45'	E.,	13.18	m.	to point 9;
S.	13	deg.	18'	E.,	59.05	m.	to point 10;
N.	74	deg.	42'	E.,	21.87	m.	to point 11;

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S.	13	deg.	10'	E.,	34.91	m.	to point 12;
S.	16	deg.	39'	E.,	36.74	m.	to point 13;
S.	15	deg.	53'	E.,	36.52	m.	to point 14;
S.	14	deg.	15'	E.,	38.75	m.	to point 15;
S.	13	deg.	53'	E.,	28.98	m.	to point 16;
S.	10	deg.	32'	E.,	31.35	m.	to point 17;
S.	09	deg.	40'	E.,	30.67	m.	to the point of

beginning; containing an area of **Twenty Thousand Six Hundred Seventy-Six (20,676) square meters**, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x40 cms.; Bearings true; date of survey, January 2012, and was approved on 14 March 2012.

**PARCEL II**  
**SK-04-000001-12**

A parcel of land (Parcel 2, SK-04-000001-12) situated in the Barangay of San Roque, Municipality of Bauan, Province of Batangas, Island of Luzon.

Bounded on the NW., along line 1-2 by Lot 7672-B; on the NE., along line 2-3 by Lot 7673; on the NE., along line 3-4 by Lot 7224; on the SW., along line 5-6 by Lot 7666; and on the SW., along line 6-1 by Lot 7664, all of CAD-584, Bauan Cadastre.

Beginning at a point marked "1" on plan, being S. 78 deg. 55'W., 2399.98 m. BLLM No. 1, Bauan Cadastre; thence:

N.	78	deg.	27'	E.,	19.95	m.	to point 2;
S.	09	deg.	56'	E.,	124.75	m.	to point 3;
S.	08	deg.	00'	E.,	92.45	m.	to point 4;
S.	81	deg.	06'	W.,	16.98	m.	to point 5;
N.	09	deg.	50'	W.,	175.04	m.	to point 6;
N.	10	deg.	09'	W.,	41.24	m.	to the point of

beginning; containing an area of **Four Thousand One Hundred Seventy-Six (4,176) square meters**, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x40 cms.; Bearings true; date of survey, January 2012, and was approved on 14 March 2012.

**PARCEL III**  
**SK-04-000001-12**

A parcel of land (Parcel 3, SK-04-000001-12) situated in the Barangays of San Roque and San Andres, Municipality of Bauan, Province of Batangas, Island of Luzon.

Bounded on the SW., along line 1-2 by Lot 9048-A, Psd-04-167972; on the SW., along line 2-3 by Lot 7706, CAD-584, Bauan Cadastre; on the SW., along line 3-4 by a trail; on the NW., and NE., along lines 4-5-6 by Lot 2-B, Psd-04-168264; on the NE., along line 6-7 by Lot 7719-A, Csd-04-016265; on the NE., along line 7-8 by Lot C, Psd-04-115465; on the NE., along lines 8-9-10-11 by Lot 7717; on the NE., and NW., along line 11-12-13 by Lot 7716, both of CAD-



584, Bauan Cadastre; on the NW., along line 13-14 by Lot 16153-B, Psd-04-167977; on the E., and S., along lines 14-15-16-17-18-19-20-21-22-23-24-1 by BIPI.

Beginning at a point marked "1" on plan, being S. 63 deg. 19'W., 1902.52 m. BLLM No. 1, Bauan Cadastre; thence:

N.	12	deg.	52'	W.,	64.26	m.	to point 2;
N.	10	deg.	27'	W.,	195.90	m.	to point 3;
N.	75	deg.	22'	E.,	4.00	m.	to point 4;
N.	77	deg.	50'	E.,	41.78	m.	to point 5;
S.	11	deg.	44'	E.,	2.31	m.	to point 6;
S.	13	deg.	19'	E.,	19.54	m.	to point 7;
S.	13	deg.	24'	E.,	39.17	m.	to point 8;
S.	13	deg.	08'	E.,	27.77	m.	to point 9;
N.	86	deg.	22'	E.,	2.37	m.	to point 10;
S.	14	deg.	11'	E.,	3.00	m.	to point 11;
S.	14	deg.	35'	E.,	47.24	m.	to point 12;
N.	74	deg.	47'	E.,	74.98	m.	to point 13;
N.	77	deg.	44'	E.,	31.76	m.	to point 14;
S.	03	deg.	06'	E.,	4.89	m.	to point 15;
S.	21	deg.	29'	E.,	10.68	m.	to point 16;
S.	00	deg.	14'	E.,	78.33	m.	to point 17;
S.	20	deg.	26'	W.,	32.13	m.	to point 18;
S.	08	deg.	56'	W.,	4.77	m.	to point 19;
S.	05	deg.	10'	W.,	2.73	m.	to point 20;
S.	01	deg.	15'	W.,	3.48	m.	to point 21;
			Due South		13.03	m.	to point 22;
S.	88	deg.	07'	W.,	40.10	m.	to point 23;
			Due South		8.12	m.	to point 24;
			Due West		85.74	m.	to the point of

beginning; containing an area of **Twenty-Seven Thousand Eighty-Four (27,084) square meters**, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x40 cms.; Bearings true; date of survey, January 2012, and was approved on 14 March 2012.

**PARCEL IV  
SK-04-000001-12**

A parcel of land (Parcel 4, SK-04-000001-12) situated in the Barangay of San Roque, Municipality of Bauan, Province of Batangas, Island of Luzon.

Bounded on the SE., along line 1-2 by portion of Lot 7723-A, Psd-04-168263; on the SW., along lines 2-3-4 by Lot 7723-B, Psd-04-0168263; on the NW., along line 4-5 by portion of Lot 7723-A, Psd-04-168263; and on the NE., along line 5-1 by Tabuk River.

Beginning at a point marked "1" on plan, being S. 74 deg. 06'W., 1673.43 m. BLLM No. 1, Bauan Cadastre; thence:



S.	49	deg.	37'	W.,	25.84	m.	to point 2;
N.	28	deg.	00'	W.,	1.12	m.	to point 3;
N.	57	deg.	32'	W.,	9.69	m.	to point 4;
N.	49	deg.	37'	E.,	29.16	m.	to point 5;
S.	36	deg.	31'	E.,	10.37	m.	to the point of

beginning; containing an area of **Two Hundred Eighty-Three (283) square meters**, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x40 cms.; Bearings true; date of survey, January 2012, and was approved on 14 March 2012.

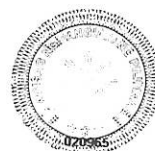
**PARCEL V**  
**SK-04-000001-12**

A parcel of land (Parcel 5, SK-04-000001-12) situated in the Barangays of Manghiniao Proper and San Andres, Municipality of Bauan, Province of Batangas, Island of Luzon.

Bounded on the W., along lines 1-2-3-4-5-6-7-8-9-10-11-12-13-14-15-16-17-18-19-20-21-22-23-24-25-26-27 by Tabuk River; on the SE., along lines 27-28-29-30-31 by Lot 6194; on the SW., along line 31-32 by Lot 6195; on the SW., along line 32-33 by Lot 6200; on the NW., and SW., along lines 33-34-35 by Lot 6229; on the SW., and NW., along lines 35-36-37-38 by Lot 6227; on the NW., along lines 38-39-40-41 by Lot 6224; on the NW., along line 41-42 by Lots 6258 and 6259; on the NW., along lines 42-43-44 by Lot 6260; on the W., along line 44-45 by Lot 6261; on the W., and S., along lines 45-46-47-48-49-50 by Lot 6262, all of CAD-584, Bauan Cadastre; on the SW., along lines 50-51-52-53-54 by a trail; on the NW., along line 54-55 by National Road; on the NE., and NW., along lines 55-56-57 by Lot 6266; on the NE., along 57-58 by Lot 6267; along lines 58-59-60-61-62-63-64-65 by a trail; on the NE., along line 65-66 by Lot 6293; on the NE., along line 66-67 by Lot 2-B, Psd-04-221584; on the NE., along lines 67-68-69-70-71-72 by Lot 1, Psu-145135; on the NE., along line 72-73 by Lot 6250; on the NE., along line 73-74 by Lot 6249; on the NE., along line 74-75 by Lot 6248; on the NE., along lines 75-76-77 by Lot 6316; on the NE., along line 77-78 by Lot 6317; on the SE., and NE., along lines 78-79-80 by Lot 6318; on the SE., along lines 80-81-82 by Lot 6319; on the SE., along lines 82-83-84 by Lot 6320; on the E., along line 84-85 by Lot 6371; on the E., along lines 85-86-87 by Lot 14925; on the NE., along line 87-88 by Lot 9091; on the NE., along line 88-89 by Lot 9090; on the NE., along lines 89-90-91 by Lot 9089; on the E., along lines 91-92-93 by Lot 9096; on the NE., along lines 93-94-95-96-97 by Lot 9087PT; on the NE., and SE., along lines 97-98-99-100-101-102-103 by Lot 9190, all of CAD-584, Bauan Cadastre; and on the SE., and S., along lines 103-104-105-106-107-108-109-1 by Tabuk River.

Beginning at a point marked "1" on plan, being S. 53 deg. 41'W., 1788.05 m. BLLM No. 1, Bauan Cadastre; thence:

N.	15	deg.	09'	W.,	40.05	m.	to point 2;
N.	07	deg.	36'	W.,	30.78	m.	to point 3;
N.	09	deg.	52'	E.,	30.75	m.	to point 4;
N.	24	deg.	28'	W.,	12.72	m.	to point 5;
N.	02	deg.	24'	E.,	50.18	m.	to point 6;
N.	34	deg.	11'	W.,	19.08	m.	to point 7;
N.	58	deg.	26'	W.,	14.65	m.	to point 8;



N.	38	deg.	11'	W.,	21.46	m.	to point 9;
N.	36	deg.	53'	W.,	26.54	m.	to point 10;
N.	30	deg.	48'	W.,	37.65	m.	to point 11;
N.	20	deg.	13'	W.,	18.47	m.	to point 12;
N.	21	deg.	55'	E.,	42.09	m.	to point 13;
N.	23	deg.	44'	E.,	79.24	m.	to point 14;
N.	09	deg.	35'	W.,	36.40	m.	to point 15;
N.	39	deg.	28'	W.,	17.19	m.	to point 16;
N.	39	deg.	45'	W.,	12.63	m.	to point 17;
N.	49	deg.	58'	W.,	41.81	m.	to point 18;
N.	23	deg.	05'	E.,	15.66	m.	to point 19;
N.	09	deg.	46'	W.,	14.38	m.	to point 20;
N.	11	deg.	04'	W.,	15.74	m.	to point 21;
N.	11	deg.	35'	W.,	14.30	m.	to point 22;
N.	21	deg.	50'	W.,	23.55	m.	to point 23;
N.	37	deg.	17'	W.,	67.86	m.	to point 24;
N.	38	deg.	58'	W.,	39.82	m.	to point 25;
N.	35	deg.	31'	W.,	32.08	m.	to point 26;
N.	70	deg.	25'	W.,	25.80	m.	to point 27;
N.	06	deg.	21'	W.,	16.83	m.	to point 28;
N.	05	deg.	58'	W.,	28.94	m.	to point 29;
N.	65	deg.	52'	E.,	8.22	m.	to point 30;
N.	15	deg.	56'	W.,	31.27	m.	to point 31;
N.	14	deg.	44'	W.,	54.85	m.	to point 32;
N.	10	deg.	47'	W.,	17.05	m.	to point 33;
N.	80	deg.	43'	E.,	44.10	m.	to point 34;
N.	10	deg.	36'	W.,	31.13	m.	to point 35;
N.	12	deg.	06'	W.,	13.25	m.	to point 36;
N.	80	deg.	32'	E.,	26.38	m.	to point 37;
N.	80	deg.	55'	E.,	25.71	m.	to point 38;
N.	76	deg.	38'	E.,	46.02	m.	to point 39;
N.	78	deg.	23'	E.,	23.93	m.	to point 40;
S.	81	deg.	20'	E.,	2.16	m.	to point 41;
N.	82	deg.	44'	E.,	40.21	m.	to point 42;
N.	84	deg.	12'	E.,	34.72	m.	to point 43;
N.	04	deg.	01'	W.,	10.40	m.	to point 44;
N.	06	deg.	23'	W.,	9.44	m.	to point 45;
N.	02	deg.	03'	W.,	18.16	m.	to point 46;
N.	57	deg.	01'	W.,	0.54	m.	to point 47;
S.	88	deg.	06'	W.,	37.24	m.	to point 48;
S.	03	deg.	14'	E.,	9.57	m.	to point 49;
S.	82	deg.	20'	W.,	38.36	m.	to point 50;
N.	11	deg.	48'	W.,	24.29	m.	to point 51;
N.	10	deg.	51'	W.,	22.79	m.	to point 52;
N.	09	deg.	17'	E.,	5.22	m.	to point 53;
N.	13	deg.	11'	W.,	65.23	m.	to point 54;
N.	79	deg.	53'	E.,	13.95	m.	to point 55;
S.	12	deg.	39'	E.,	19.49	m.	to point 56;
N.	81	deg.	53'	E.,	16.02	m.	to point 57;
S.	09	deg.	38'	E.,	44.20	m.	to point 58;
S.	09	deg.	38'	E.,	5.09	m.	to point 59;
N.	78	deg.	15'	E.,	15.25	m.	to point 60;



N.	83	deg.	07'	E.,	61.09	m.	to point 61;
S.	07	deg.	22'	E.,	20.88	m.	to point 62;
S.	12	deg.	38'	E.,	22.84	m.	to point 63;
S.	55	deg.	33'	W.,	1.53	m.	to point 64;
N.	87	deg.	54'	E.,	18.06	m.	to point 65;
S.	07	deg.	43'	E.,	63.64	m.	to point 66;
S.	13	deg.	05'	E.,	32.07	m.	to point 67;
S.	05	deg.	12'	E.,	16.80	m.	to point 68;
S.	02	deg.	50'	E.,	16.76	m.	to point 69;
S.	02	deg.	43'	W.,	17.05	m.	to point 70;
S.	03	deg.	46'	E.,	22.07	m.	to point 71;
S.	08	deg.	28'	E.,	16.64	m.	to point 72;
S.	09	deg.	37'	E.,	69.22	m.	to point 73;
S.	12	deg.	30'	E.,	22.29	m.	to point 74;
S.	06	deg.	32'	E.,	17.43	m.	to point 75;
S.	06	deg.	35'	E.,	31.39	m.	to point 76;
S.	11	deg.	23'	E.,	11.19	m.	to point 77;
S.	11	deg.	06'	E.,	35.19	m.	to point 78;
S.	79	deg.	54'	W.,	7.00	m.	to point 79;
S.	04	deg.	57'	E.,	33.70	m.	to point 80;
S.	11	deg.	09'	W.,	29.88	m.	to point 81;
S.	13	deg.	16'	W.,	4.32	m.	to point 82;
S.	07	deg.	59'	W.,	23.63	m.	to point 83;
S.	10	deg.	28'	W.,	3.63	m.	to point 84;
S.	02	deg.	32'	W.,	28.00	m.	to point 85;
S.	02	deg.	19'	W.,	37.32	m.	to point 86;
S.	12	deg.	46'	E.,	4.00	m.	to point 87;
S.	12	deg.	47'	E.,	17.00	m.	to point 88;
S.	12	deg.	46'	E.,	48.76	m.	to point 89;
S.	12	deg.	46'	E.,	19.00	m.	to point 90;
S.	20	deg.	49'	E.,	16.33	m.	to point 91;
S.	83	deg.	26'	W.,	3.76	m.	to point 92;
S.	05	deg.	41'	E.,	25.27	m.	to point 93;
S.	11	deg.	59'	E.,	42.89	m.	to point 94;
S.	20	deg.	31'	E.,	22.78	m.	to point 95;
S.	19	deg.	25'	E.,	17.60	m.	to point 96;
S.	21	deg.	31'	E.,	36.05	m.	to point 97;
S.	08	deg.	27'	E.,	25.53	m.	to point 98;
S.	13	deg.	46'	W.,	23.55	m.	to point 99;
S.	88	deg.	57'	W.,	14.90	m.	to point 100;
S.	33	deg.	30'	W.,	18.80	m.	to point 101;
S.	23	deg.	04'	W.,	27.09	m.	to point 102;
S.	23	deg.	06'	W.,	5.99	m.	to point 103;
N.	72	deg.	21'	W.,	17.11	m.	to point 104;
S.	64	deg.	33'	W.,	30.14	m.	to point 105;
S.	35	deg.	38'	W.,	23.67	m.	to point 106;
S.	27	deg.	21'	W.,	19.03	m.	to point 107;
S.	02	deg.	59'	E.,	28.63	m.	to point 108;
S.	33	deg.	19'	W.,	7.50	m.	to point 109;
S.	88	deg.	34'	W.,	15.52	m.	to the point of

beginning containing an area of **One Hundred Sixty-Seven Thousand Seven Hundred Ninety-Three (167,793) square meters**, more or less. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x40 cms.; Bearings true; date of survey, January 2012, and was approved on 14 March 2012.

**IN WITNESS THEREOF**, I have hereunto set my hand and caused the seal of the Republic of the Philippines to be affixed hereto.

**DONE**, in the City of Manila, this 13<sup>th</sup> day of May, in the year of our Lord, Two Thousand and Sixteen.



By the President:



**PAQUITO N. OCHOA, JR.**  
*Executive Secretary*

