

NR. 26682 / 14.09.2023

FIȘĂ DE CALCUL PREȚ VÂNZARE ANL

Grigoriu Mariana

B-dul 1 Mai, n

cerere 17830/14.06.2023

nr.c	rt. Descrierea	UM	Calcul	Valori - lei
1	Data receptiei imobilului	luna, an	5.2004	
2	Valoarea de investitie imobil	lei	V_il	7087726.52
3	Suprafata construita desfasurata a imobilului	mp	S_cdi	7420.70
4	Suprafata construita locuinta - se determina in baza masuratorilor cadastrale	mp	Scdl (r4= r5+r6+r7+r8)	84.10
5	a) cota indiviza	mp		14.20
6	b) boxa	mp		
7	c) apartament	mp		65.00
8	d) balcon	mp		4.90
9	Valoare de investitie locuinta (V_il)	lei	$V_il = (V_ii/S_cdi) * S_cdl$	80326.36
10	Sumele rezultate din cuantumul chiriei reprezentand recuperarea investitiei	lei	Vilr	10461.85
11	Valoarea de investitie locuinta diminuada cu contravaloarea sumelor rezultate din cuantumul chiriei, reprezentand recuperarea investitiei (V_ilor), calculat in functie de durata normala de functionare a cladirii, retinuta de autoritatile publice locale si virata catre ANL	lei	Vild= Vil-Vilr	69864.51
12	Rata inflatiei (comunicata de INS, pentru perioada cuprinsa intre data punerii in functiune si data vinzarii locuintei, in baza indicelui anual al preturilor de consum, disponibil la adresa web: http://statistici.insse.ro/shop)	%	Ri=IPC-100	150.93
13	Valoare de investitie actualizata cu rata inflatiei (V1)	lei	$V1 = (Vild * Ri) / 100 + Vild$	175311.01
14	Valoare de investitie ponderata cu coeficientul Cp prevazut la art. 10 alin. (2), lit d1) din Legea nr. 152//1998, republicata, cu modificarile si completarile ulterioare (V2)	lei	$V2 = V1 * cp$ (cp=0.90)	157779.91

	Comision (C) de 1 % din valoarea de vanzare calculata a locuintei, prevazut la art. 10, alin (2), lit. d) din Legea nr. 152/1998, republicata, cu modificarile si completarile ulterioare			
15		lei	$C=V2*1\%$	1577.80
16	Valoarea finala de vanzare locuinta (Vvl)	lei	$Vvl= V2+C$	159357.71

Comisia :

Președinte:

1 ec. Zaharia Costel - consilier CADPP

Membrii:

1.ing.Tarțian Nelu-consilier CADPP

2.ing.Nechifor Florin-Biroul Tehnic

3. ec.Solomon Monica-Consilier Serv.Impozite

4.jr.Voinescu Mihaela-Comp.Juridic

ROMANIA
 Președinte de ședință,
 Alexandru Focia

Secretar general,
 Monica Dumitrașcu

ANEXA Nr. 2

NR. 29315 / 3 / 05.10.2023

Scadentar

GRIGORIU MARIANA

B-DUL 1 MAI,

Suma imprumutata **134,112.93** Dobanda anuala BNR **7.00%**
 Suma totala de plata **337,641.25** Dobanda total **9.00%**

LUNA	PRINCIPAL	DOBANDA	RATA LUNARA	SOLD
1	119.62	1005.85	1,125.47	134,112.93
2	120.52	1004.95	1,125.47	133,993.31
3	121.42	1004.05	1,125.47	133,872.79
4	122.34	1003.14	1,125.47	133,751.36
5	123.25	1002.22	1,125.47	133,629.02
6	124.18	1001.29	1,125.47	133,505.77
7	125.11	1000.36	1,125.47	133,381.59
8	126.05	999.42	1,125.47	133,256.48
9	126.99	998.48	1,125.47	133,130.44
10	127.94	997.53	1,125.47	133,003.45
11	128.90	996.57	1,125.47	132,875.50
12	129.87	995.60	1,125.47	132,746.60
13	130.85	994.63	1,125.47	132,616.72
14	131.83	993.64	1,125.47	132,485.88
15	132.82	992.66	1,125.47	132,354.05
16	133.81	991.66	1,125.47	132,221.24
17	134.82	990.66	1,125.47	132,087.43
18	135.83	989.64	1,125.47	131,952.61
19	136.84	988.63	1,125.47	131,816.78
20	137.87	987.60	1,125.47	131,679.94
21	138.91	986.57	1,125.47	131,542.07
22	139.95	985.52	1,125.47	131,403.16
23	141.00	984.47	1,125.47	131,263.22
24	142.05	983.42	1,125.47	131,122.22
25	143.12	982.35	1,125.47	130,980.16
26	144.19	981.28	1,125.47	130,837.04
27	145.27	980.20	1,125.47	130,692.85
28	146.36	979.11	1,125.47	130,547.58
29	147.46	978.01	1,125.47	130,401.21
30	148.57	976.90	1,125.47	130,253.75
31	149.68	975.79	1,125.47	130,105.18
32	150.80	974.67	1,125.47	129,955.50
33	151.94	973.54	1,125.47	129,804.70
34	153.08	972.40	1,125.47	129,652.76
35	154.22	971.25	1,125.47	129,499.69
36	155.38	970.09	1,125.47	129,345.46
37	156.55	968.93	1,125.47	129,190.08
38	157.72	967.75	1,125.47	129,033.54
39	158.90	966.57	1,125.47	128,875.82
40	160.09	965.38	1,125.47	128,716.92

41	161.29	964.18	1,125.47	128,556.82
42	162.50	962.97	1,125.47	128,395.53
43	163.72	961.75	1,125.47	128,233.02
44	164.95	960.52	1,125.47	128,069.30
45	166.19	959.28	1,125.47	127,904.35
46	167.43	958.04	1,125.47	127,738.16
47	168.69	956.78	1,125.47	127,570.73
48	169.96	955.52	1,125.47	127,402.04
49	171.23	954.24	1,125.47	127,232.08
50	172.51	952.96	1,125.47	127,060.85
51	173.81	951.66	1,125.47	126,888.34
52	175.11	950.36	1,125.47	126,714.53
53	176.43	949.05	1,125.47	126,539.42
54	177.75	947.72	1,125.47	126,362.99
55	179.08	946.39	1,125.47	126,185.24
56	180.42	945.05	1,125.47	126,006.16
57	181.78	943.69	1,125.47	125,825.74
58	183.14	942.33	1,125.47	125,643.96
59	184.51	940.96	1,125.47	125,460.82
60	185.90	939.57	1,125.47	125,276.30
61	187.29	938.18	1,125.47	125,090.40
62	188.70	936.77	1,125.47	124,903.11
63	190.11	935.36	1,125.47	124,714.41
64	191.54	933.93	1,125.47	124,524.30
65	192.98	932.50	1,125.47	124,332.76
66	194.42	931.05	1,125.47	124,139.79
67	195.88	929.59	1,125.47	123,945.36
68	197.35	928.12	1,125.47	123,749.48
69	198.83	926.64	1,125.47	123,552.13
70	200.32	925.15	1,125.47	123,353.30
71	201.82	923.65	1,125.47	123,152.98
72	203.34	922.13	1,125.47	122,951.16
73	204.86	920.61	1,125.47	122,747.82
74	206.40	919.07	1,125.47	122,542.96
75	207.95	917.52	1,125.47	122,336.56
76	209.51	915.96	1,125.47	122,128.62
77	211.08	914.39	1,125.47	121,919.11
78	212.66	912.81	1,125.47	121,708.03
79	214.26	911.22	1,125.47	121,495.37
80	215.86	909.61	1,125.47	121,281.12
81	217.48	907.99	1,125.47	121,065.25
82	219.11	906.36	1,125.47	120,847.77
83	220.76	904.71	1,125.47	120,628.66
84	222.41	903.06	1,125.47	120,407.90
85	224.08	901.39	1,125.47	120,185.49
86	225.76	899.71	1,125.47	119,961.41
87	227.45	898.02	1,125.47	119,735.65

88	229.16	896.31	1,125.47	119,508.20
89	230.88	894.59	1,125.47	119,279.04
90	232.61	892.86	1,125.47	119,048.16
91	234.35	891.12	1,125.47	118,815.55
92	236.11	889.36	1,125.47	118,581.20
93	237.88	887.59	1,125.47	118,345.09
94	239.67	885.80	1,125.47	118,107.20
95	241.46	884.01	1,125.47	117,867.54
96	243.28	882.20	1,125.47	117,626.07
97	245.10	880.37	1,125.47	117,382.80
98	246.94	878.53	1,125.47	117,137.70
99	248.79	876.68	1,125.47	116,890.76
100	250.66	874.81	1,125.47	116,641.97
101	252.54	872.93	1,125.47	116,391.31
102	254.43	871.04	1,125.47	116,138.78
103	256.34	869.13	1,125.47	115,884.35
104	258.26	867.21	1,125.47	115,628.01
105	260.20	865.27	1,125.47	115,369.75
106	262.15	863.32	1,125.47	115,109.55
107	264.12	861.36	1,125.47	114,847.40
108	266.10	859.37	1,125.47	114,583.28
109	268.09	857.38	1,125.47	114,317.19
110	270.10	855.37	1,125.47	114,049.10
111	272.13	853.34	1,125.47	113,778.99
112	274.17	851.30	1,125.47	113,506.87
113	276.23	849.25	1,125.47	113,232.70
114	278.30	847.17	1,125.47	112,956.47
115	280.38	845.09	1,125.47	112,678.17
116	282.49	842.98	1,125.47	112,397.79
117	284.61	840.86	1,125.47	112,115.30
118	286.74	838.73	1,125.47	111,830.70
119	288.89	836.58	1,125.47	111,543.95
120	291.06	834.41	1,125.47	111,255.06
121	293.24	832.23	1,125.47	110,964.01
122	295.44	830.03	1,125.47	110,670.77
123	297.66	827.81	1,125.47	110,375.32
124	299.89	825.58	1,125.47	110,077.67
125	302.14	823.33	1,125.47	109,777.78
126	304.40	821.07	1,125.47	109,475.64
127	306.69	818.78	1,125.47	109,171.24
128	308.99	816.48	1,125.47	108,864.55
129	311.30	814.17	1,125.47	108,555.57
130	313.64	811.83	1,125.47	108,244.26
131	315.99	809.48	1,125.47	107,930.62
132	318.36	807.11	1,125.47	107,614.63
133	320.75	804.72	1,125.47	107,296.27
134	323.15	802.32	1,125.47	106,975.52
135	325.58	799.89	1,125.47	106,652.37

136	328.02	797.45	1,125.47	106,326.79
137	330.48	794.99	1,125.47	105,998.77
138	332.96	792.51	1,125.47	105,668.29
139	335.46	790.01	1,125.47	105,335.33
140	337.97	787.50	1,125.47	104,999.88
141	340.51	784.96	1,125.47	104,661.90
142	343.06	782.41	1,125.47	104,321.40
143	345.63	779.84	1,125.47	103,978.34
144	348.23	777.25	1,125.47	103,632.70
145	350.84	774.63	1,125.47	103,284.48
146	353.47	772.00	1,125.47	102,933.64
147	356.12	769.35	1,125.47	102,580.17
148	358.79	766.68	1,125.47	102,224.05
149	361.48	763.99	1,125.47	101,865.26
150	364.19	761.28	1,125.47	101,503.78
151	366.92	758.55	1,125.47	101,139.59
152	369.68	755.79	1,125.47	100,772.66
153	372.45	753.02	1,125.47	100,402.99
154	375.24	750.23	1,125.47	100,030.54
155	378.06	747.41	1,125.47	99,655.30
156	380.89	744.58	1,125.47	99,277.24
157	383.75	741.72	1,125.47	98,896.35
158	386.63	738.84	1,125.47	98,512.60
159	389.53	735.94	1,125.47	98,125.98
160	392.45	733.02	1,125.47	97,736.45
161	395.39	730.08	1,125.47	97,344.00
162	398.36	727.11	1,125.47	96,948.61
163	401.34	724.13	1,125.47	96,550.26
164	404.35	721.12	1,125.47	96,148.91
165	407.39	718.08	1,125.47	95,744.56
166	410.44	715.03	1,125.47	95,337.17
167	413.52	711.95	1,125.47	94,926.73
168	416.62	708.85	1,125.47	94,513.21
169	419.75	705.72	1,125.47	94,096.59
170	422.89	702.58	1,125.47	93,676.84
171	426.07	699.40	1,125.47	93,253.95
172	429.26	696.21	1,125.47	92,827.88
173	432.48	692.99	1,125.47	92,398.62
174	435.72	689.75	1,125.47	91,966.14
175	438.99	686.48	1,125.47	91,530.41
176	442.29	683.19	1,125.47	91,091.42
177	445.60	679.87	1,125.47	90,649.13
178	448.94	676.53	1,125.47	90,203.53
179	452.31	673.16	1,125.47	89,754.59
180	455.70	669.77	1,125.47	89,302.28
181	459.12	666.35	1,125.47	88,846.57
182	462.56	662.91	1,125.47	88,387.45
183	466.03	659.44	1,125.47	87,924.89

184	469.53	655.94	1,125.47	87,458.85
185	473.05	652.42	1,125.47	86,989.32
186	476.60	648.87	1,125.47	86,516.27
187	480.17	645.30	1,125.47	86,039.67
188	483.77	641.70	1,125.47	85,559.50
189	487.40	638.07	1,125.47	85,075.72
190	491.06	634.41	1,125.47	84,588.32
191	494.74	630.73	1,125.47	84,097.26
192	498.45	627.02	1,125.47	83,602.52
193	502.19	623.28	1,125.47	83,104.07
194	505.96	619.51	1,125.47	82,601.88
195	509.75	615.72	1,125.47	82,095.92
196	513.57	611.90	1,125.47	81,586.17
197	517.43	608.04	1,125.47	81,072.60
198	521.31	604.16	1,125.47	80,555.17
199	525.22	600.25	1,125.47	80,033.86
200	529.16	596.31	1,125.47	79,508.65
201	533.12	592.35	1,125.47	78,979.49
202	537.12	588.35	1,125.47	78,446.37
203	541.15	584.32	1,125.47	77,909.24
204	545.21	580.26	1,125.47	77,368.09
205	549.30	576.17	1,125.47	76,822.88
206	553.42	572.05	1,125.47	76,273.58
207	557.57	567.90	1,125.47	75,720.16
208	561.75	563.72	1,125.47	75,162.59
209	565.96	559.51	1,125.47	74,600.84
210	570.21	555.26	1,125.47	74,034.88
211	574.49	550.99	1,125.47	73,464.67
212	578.79	546.68	1,125.47	72,890.18
213	583.14	542.34	1,125.47	72,311.39
214	587.51	537.96	1,125.47	71,728.25
215	591.92	533.56	1,125.47	71,140.74
216	596.35	529.12	1,125.47	70,548.83
217	600.83	524.64	1,125.47	69,952.47
218	605.33	520.14	1,125.47	69,351.65
219	609.87	515.60	1,125.47	68,746.31
220	614.45	511.02	1,125.47	68,136.44
221	619.06	506.41	1,125.47	67,521.99
222	623.70	501.77	1,125.47	66,902.94
223	628.38	497.09	1,125.47	66,279.24
224	633.09	492.38	1,125.47	65,650.86
225	637.84	487.63	1,125.47	65,017.77
226	642.62	482.85	1,125.47	64,379.93
227	647.44	478.03	1,125.47	63,737.31
228	652.30	473.17	1,125.47	63,089.87
229	657.19	468.28	1,125.47	62,437.58
230	662.12	463.35	1,125.47	61,780.39
231	667.08	458.39	1,125.47	61,118.27

232	672.09	453.38	1,125.47	60,451.18
233	677.13	448.34	1,125.47	59,779.10
234	682.21	443.26	1,125.47	59,101.97
235	687.32	438.15	1,125.47	58,419.76
236	692.48	432.99	1,125.47	57,732.44
237	697.67	427.80	1,125.47	57,039.96
238	702.90	422.57	1,125.47	56,342.29
239	708.18	417.30	1,125.47	55,639.39
240	713.49	411.98	1,125.47	54,931.21
241	718.84	406.63	1,125.47	54,217.73
242	724.23	401.24	1,125.47	53,498.89
243	729.66	395.81	1,125.47	52,774.66
244	735.13	390.34	1,125.47	52,045.00
245	740.65	384.82	1,125.47	51,309.87
246	746.20	379.27	1,125.47	50,569.22
247	751.80	373.67	1,125.47	49,823.02
248	757.44	368.03	1,125.47	49,071.22
249	763.12	362.35	1,125.47	48,313.78
250	768.84	356.63	1,125.47	47,550.66
251	774.61	350.86	1,125.47	46,781.82
252	780.42	345.05	1,125.47	46,007.22
253	786.27	339.20	1,125.47	45,226.80
254	792.17	333.30	1,125.47	44,440.53
255	798.11	327.36	1,125.47	43,648.36
256	804.09	321.38	1,125.47	42,850.26
257	810.12	315.35	1,125.47	42,046.16
258	816.20	309.27	1,125.47	41,236.04
259	822.32	303.15	1,125.47	40,419.84
260	828.49	296.98	1,125.47	39,597.51
261	834.70	290.77	1,125.47	38,769.02
262	840.96	284.51	1,125.47	37,934.32
263	847.27	278.20	1,125.47	37,093.36
264	853.63	271.85	1,125.47	36,246.09
265	860.03	265.44	1,125.47	35,392.46
266	866.48	258.99	1,125.47	34,532.43
267	872.98	252.49	1,125.47	33,665.96
268	879.52	245.95	1,125.47	32,792.98
269	886.12	239.35	1,125.47	31,913.46
270	892.77	232.71	1,125.47	31,027.34
271	899.46	226.01	1,125.47	30,134.57
272	906.21	219.26	1,125.47	29,235.11
273	913.00	212.47	1,125.47	28,328.90
274	919.85	205.62	1,125.47	27,415.90
275	926.75	198.72	1,125.47	26,496.05
276	933.70	191.77	1,125.47	25,569.30
277	940.70	184.77	1,125.47	24,635.60
278	947.76	177.71	1,125.47	23,694.89
279	954.87	170.60	1,125.47	22,747.13

280	962.03	163.44	1,125.47	21,792.27
281	969.24	156.23	1,125.47	20,830.24
282	976.51	148.96	1,125.47	19,860.99
283	983.84	141.63	1,125.47	18,884.48
284	991.22	134.25	1,125.47	17,900.64
285	998.65	126.82	1,125.47	16,909.43
286	1,006.14	119.33	1,125.47	15,910.78
287	1,013.69	111.78	1,125.47	14,904.64
288	1,021.29	104.18	1,125.47	13,890.95
289	1,028.95	96.52	1,125.47	12,869.66
290	1,036.67	88.81	1,125.47	11,840.71
291	1,044.44	81.03	1,125.47	10,804.05
292	1,052.27	73.20	1,125.47	9,759.61
293	1,060.17	65.30	1,125.47	8,707.33
294	1,068.12	57.35	1,125.47	7,647.17
295	1,076.13	49.34	1,125.47	6,579.05
296	1,084.20	41.27	1,125.47	5,502.92
297	1,092.33	33.14	1,125.47	4,418.72
298	1,100.52	24.95	1,125.47	3,326.39
299	1,108.78	16.69	1,125.47	2,225.87
300	1,117.09	8.38	1,125.47	1,117.09
	134,112.93	203,528.32	337,641.25	*

Comisia:

1. Ec. Zaharia Costel- presedinte
2. Ing. Tartian Nelu - membru
3. Ing. Nechifor Florin - membru
4. jr. Voinescu Mihaela - membru
5. ec. Solomon Monica - membru

Scut de acord al gospodarii

16.10.2023

amb

Preşedinte de şedinţă,
Alexandru Focia



Secretar general,
Monica Dumitraşcu