

ANEXA NR.1

FIȘĂ DE CALCUL PREȚ VÂNZARE ANL

cerere 16430/29.05.2023

Moga Florina :

B-dul I Mai,

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)	82.60
5	a) cota indiviza	mp		13.90
6	b) boxa	mp		
7	c) apartament	mp		64.00
8	d) balcon	mp		4.70
9	Valoare de investitie locuinta (V_il)	lei	V_il=(V_ij/S_cdi)*S_cdl	78893.66
10	Sumele rezultate din cuantumul chiriei reprezentand recuperarea investitiei	lei	Vilr	3392.40
	Valoarea de investitie locuinta diminuată cu contravaloarea sumelor rezultate din cuantumul chiriei, reprezentand recuperarea investitiei (V_ilr), calculate in functie de durata normala de functionare a cladirii, retinuta de autoritatile publice locale si virata catre ANL	lei	Vild= Vil-Vilr	75501.26
11	Rata inflatiei (comunicata de INS, pentru perioada cuprinsa intre data punerii in functiune si data vanzarii locuintei, in baza indicelui anual al preturilor de consum, disponibil la adresa web: http://statistici.insee.ro/shop)	%	Ri=IPC-100	149.92
13	Valoare de investitie actualizata cu rata inflatiei (V1)	lei	V1=(Vild*Ri)/100+Vild	188692.76
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)	169823.48

No. 26 687 / 14.09.2023

	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%		1698.23
16	lei	Vvl= V2+C		171521.72

Comisia :

Președintele :

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.Imobzite

4.jr.Voinescu Mihaela-Comp.Juridic



Secretar general,
Monica Dumitrașcu

Hr. 29315/9/05.10.2023

ANEXA NR 2

Scadentar

MOGA FLORINA

B-DUL 1 MAI,

Suma imprumutata **144,349.96** Dobanda anuala BNR **7.00%**
 Suma totala de plata **363,413.88** Dobanda total **9.00%**

LUNA	PRINCIPAL	DOBANDA	RATA LUNARA	SOLD
1	128.75	1082.62	1,211.38	144,349.96
2	129.72	1081.66	1,211.38	144,221.21
3	130.69	1080.69	1,211.38	144,091.48
4	131.67	1079.71	1,211.38	143,960.79
5	132.66	1078.72	1,211.38	143,829.12
6	133.66	1077.72	1,211.38	143,696.46
7	134.66	1076.72	1,211.38	143,562.80
8	135.67	1075.71	1,211.38	143,428.14
9	136.69	1074.69	1,211.38	143,292.47
10	137.71	1073.67	1,211.38	143,155.79
11	138.74	1072.64	1,211.38	143,018.08
12	139.78	1071.59	1,211.38	142,879.33
13	140.83	1070.55	1,211.38	142,739.55
14	141.89	1069.49	1,211.38	142,598.71
15	142.95	1068.43	1,211.38	142,456.82
16	144.03	1067.35	1,211.38	142,313.87
17	145.11	1066.27	1,211.38	142,169.85
18	146.19	1065.19	1,211.38	142,024.74
19	147.29	1064.09	1,211.38	141,878.55
20	148.40	1062.98	1,211.38	141,731.26
21	149.51	1061.87	1,211.38	141,582.86
22	150.63	1060.75	1,211.38	141,433.35
23	151.76	1059.62	1,211.38	141,282.72
24	152.90	1058.48	1,211.38	141,130.96
25	154.04	1057.34	1,211.38	140,978.07
26	155.20	1056.18	1,211.38	140,824.02
27	156.36	1055.02	1,211.38	140,668.82
28	157.54	1053.84	1,211.38	140,512.46
29	158.72	1052.66	1,211.38	140,354.92
30	159.91	1051.47	1,211.38	140,196.20
31	161.11	1050.27	1,211.38	140,036.30
32	162.32	1049.06	1,211.38	139,875.19
33	163.53	1047.85	1,211.38	139,712.87
34	164.76	1046.62	1,211.38	139,549.34
35	166.00	1045.38	1,211.38	139,384.58
36	167.24	1044.14	1,211.38	139,218.59
37	168.49	1042.89	1,211.38	139,051.35
38	169.76	1041.62	1,211.38	138,882.85
39	171.03	1040.35	1,211.38	138,713.09
40	172.31	1039.07	1,211.38	138,542.06

41	173.61	1037.77	1,211.38	138,369.75
42	174.91	1036.47	1,211.38	138,196.14
43	176.22	1035.16	1,211.38	138,021.23
44	177.54	1033.84	1,211.38	137,845.01
45	178.87	1032.51	1,211.38	137,667.47
46	180.22	1031.16	1,211.38	137,488.60
47	181.57	1029.81	1,211.38	137,308.38
48	182.93	1028.45	1,211.38	137,126.81
49	184.30	1027.08	1,211.38	136,943.89
50	185.68	1025.70	1,211.38	136,759.59
51	187.08	1024.30	1,211.38	136,573.90
52	188.48	1022.90	1,211.38	136,386.83
53	189.89	1021.49	1,211.38	136,198.35
54	191.32	1020.06	1,211.38	136,008.46
55	192.75	1018.63	1,211.38	135,817.14
56	194.20	1017.18	1,211.38	135,624.39
57	195.65	1015.73	1,211.38	135,430.19
58	197.12	1014.26	1,211.38	135,234.54
59	198.60	1012.78	1,211.38	135,037.42
60	200.09	1011.29	1,211.38	134,838.82
61	201.59	1009.79	1,211.38	134,638.73
62	203.10	1008.28	1,211.38	134,437.14
63	204.62	1006.76	1,211.38	134,234.04
64	206.16	1005.22	1,211.38	134,029.42
65	207.71	1003.67	1,211.38	133,823.26
66	209.26	1002.12	1,211.38	133,615.55
67	210.83	1000.55	1,211.38	133,406.29
68	212.41	998.97	1,211.38	133,195.46
69	214.01	997.37	1,211.38	132,983.04
70	215.61	995.77	1,211.38	132,769.04
71	217.23	994.15	1,211.38	132,553.43
72	218.86	992.52	1,211.38	132,336.20
73	220.50	990.88	1,211.38	132,117.34
74	222.15	989.23	1,211.38	131,896.84
75	223.82	987.56	1,211.38	131,674.69
76	225.50	985.88	1,211.38	131,450.87
77	227.19	984.19	1,211.38	131,225.37
78	228.89	982.49	1,211.38	130,998.18
79	230.61	980.77	1,211.38	130,769.29
80	232.34	979.04	1,211.38	130,538.68
81	234.08	977.30	1,211.38	130,306.34
82	235.84	975.54	1,211.38	130,072.25
83	237.61	973.77	1,211.38	129,836.42
84	239.39	971.99	1,211.38	129,598.81
85	241.18	970.20	1,211.38	129,359.42
86	242.99	968.39	1,211.38	129,118.24
87	244.82	966.56	1,211.38	128,875.24

88	246.65	964.73	1,211.38	128,630.43
89	248.50	962.88	1,211.38	128,383.78
90	250.37	961.01	1,211.38	128,135.28
91	252.24	959.14	1,211.38	127,884.91
92	254.13	957.25	1,211.38	127,632.67
93	256.04	955.34	1,211.38	127,378.53
94	257.96	953.42	1,211.38	127,122.49
95	259.90	951.48	1,211.38	126,864.53
96	261.84	949.53	1,211.38	126,604.64
97	263.81	947.57	1,211.38	126,342.79
98	265.79	945.59	1,211.38	126,078.98
99	267.78	943.60	1,211.38	125,813.20
100	269.79	941.59	1,211.38	125,545.41
101	271.81	939.57	1,211.38	125,275.63
102	273.85	937.53	1,211.38	125,003.81
103	275.90	935.47	1,211.38	124,729.96
104	277.97	933.41	1,211.38	124,454.06
105	280.06	931.32	1,211.38	124,176.08
106	282.16	929.22	1,211.38	123,896.02
107	284.28	927.10	1,211.38	123,613.86
108	286.41	924.97	1,211.38	123,329.59
109	288.56	922.82	1,211.38	123,043.18
110	290.72	920.66	1,211.38	122,754.63
111	292.90	918.48	1,211.38	122,463.91
112	295.10	916.28	1,211.38	122,171.01
113	297.31	914.07	1,211.38	121,875.91
114	299.54	911.84	1,211.38	121,578.60
115	301.79	909.59	1,211.38	121,279.06
116	304.05	907.33	1,211.38	120,977.27
117	306.33	905.05	1,211.38	120,673.22
118	308.63	902.75	1,211.38	120,366.89
119	310.94	900.44	1,211.38	120,058.26
120	313.27	898.10	1,211.38	119,747.32
121	315.62	895.76	1,211.38	119,434.05
122	317.99	893.39	1,211.38	119,118.42
123	320.38	891.00	1,211.38	118,800.43
124	322.78	888.60	1,211.38	118,480.05
125	325.20	886.18	1,211.38	118,157.27
126	327.64	883.74	1,211.38	117,832.07
127	330.10	881.28	1,211.38	117,504.44
128	332.57	878.81	1,211.38	117,174.34
129	335.07	876.31	1,211.38	116,841.77
130	337.58	873.80	1,211.38	116,506.70
131	340.11	871.27	1,211.38	116,169.12
132	342.66	868.72	1,211.38	115,829.01
133	345.23	866.15	1,211.38	115,486.35
134	347.82	863.56	1,211.38	115,141.12
135	350.43	860.95	1,211.38	114,793.29

136	353.06	858.32	1,211.38	114,442.86
137	355.71	855.67	1,211.38	114,089.81
138	358.37	853.01	1,211.38	113,734.10
139	361.06	850.32	1,211.38	113,375.73
140	363.77	847.61	1,211.38	113,014.66
141	366.50	844.88	1,211.38	112,650.90
142	369.25	842.13	1,211.38	112,284.40
143	372.02	839.36	1,211.38	111,915.15
144	374.81	836.57	1,211.38	111,543.13
145	377.62	833.76	1,211.38	111,168.33
146	380.45	830.93	1,211.38	110,790.71
147	383.30	828.08	1,211.38	110,410.26
148	386.18	825.20	1,211.38	110,026.96
149	389.07	822.31	1,211.38	109,640.78
150	391.99	819.39	1,211.38	109,251.71
151	394.93	816.45	1,211.38	108,859.72
152	397.89	813.49	1,211.38	108,464.78
153	400.88	810.50	1,211.38	108,066.89
154	403.88	807.50	1,211.38	107,666.01
155	406.91	804.47	1,211.38	107,262.13
156	409.97	801.41	1,211.38	106,855.22
157	413.04	798.34	1,211.38	106,445.25
158	416.14	795.24	1,211.38	106,032.21
159	419.26	792.12	1,211.38	105,616.07
160	422.40	788.98	1,211.38	105,196.81
161	425.57	785.81	1,211.38	104,774.41
162	428.76	782.62	1,211.38	104,348.84
163	431.98	779.40	1,211.38	103,920.07
164	435.22	776.16	1,211.38	103,488.09
165	438.48	772.90	1,211.38	103,052.88
166	441.77	769.61	1,211.38	102,614.39
167	445.08	766.29	1,211.38	102,172.62
168	448.42	762.96	1,211.38	101,727.54
169	451.79	759.59	1,211.38	101,279.11
170	455.17	756.20	1,211.38	100,827.33
171	458.59	752.79	1,211.38	100,372.15
172	462.03	749.35	1,211.38	99,913.56
173	465.49	745.89	1,211.38	99,451.54
174	468.98	742.40	1,211.38	98,986.04
175	472.50	738.88	1,211.38	98,517.06
176	476.05	735.33	1,211.38	98,044.56
177	479.62	731.76	1,211.38	97,568.51
178	483.21	728.17	1,211.38	97,088.90
179	486.84	724.54	1,211.38	96,605.68
180	490.49	720.89	1,211.38	96,118.85
181	494.17	717.21	1,211.38	95,628.36
182	497.87	713.51	1,211.38	95,134.19
183	501.61	709.77	1,211.38	94,636.32

184	505.37	706.01	1,211.38	94,134.71
185	509.16	702.22	1,211.38	93,629.34
186	512.98	698.40	1,211.38	93,120.18
187	516.83	694.55	1,211.38	92,607.20
188	520.70	690.68	1,211.38	92,090.38
189	524.61	686.77	1,211.38	91,569.68
190	528.54	682.84	1,211.38	91,045.07
191	532.51	678.87	1,211.38	90,516.53
192	536.50	674.88	1,211.38	89,984.02
193	540.52	670.86	1,211.38	89,447.52
194	544.58	666.80	1,211.38	88,907.00
195	548.66	662.72	1,211.38	88,362.42
196	552.78	658.60	1,211.38	87,813.76
197	556.92	654.46	1,211.38	87,260.98
198	561.10	650.28	1,211.38	86,704.06
199	565.31	646.07	1,211.38	86,142.96
200	569.55	641.83	1,211.38	85,577.65
201	573.82	637.56	1,211.38	85,008.11
202	578.12	633.26	1,211.38	84,434.29
203	582.46	628.92	1,211.38	83,856.17
204	586.83	624.55	1,211.38	83,273.71
205	591.23	620.15	1,211.38	82,686.88
206	595.66	615.72	1,211.38	82,095.65
207	600.13	611.25	1,211.38	81,499.99
208	604.63	606.75	1,211.38	80,899.86
209	609.17	602.21	1,211.38	80,295.23
210	613.73	597.65	1,211.38	79,686.07
211	618.34	593.04	1,211.38	79,072.33
212	622.97	588.40	1,211.38	78,453.99
213	627.65	583.73	1,211.38	77,831.02
214	632.35	579.03	1,211.38	77,203.37
215	637.10	574.28	1,211.38	76,571.02
216	641.88	569.50	1,211.38	75,933.92
217	646.69	564.69	1,211.38	75,292.05
218	651.54	559.84	1,211.38	74,645.36
219	656.43	554.95	1,211.38	73,993.82
220	661.35	550.03	1,211.38	73,337.39
221	666.31	545.07	1,211.38	72,676.04
222	671.31	540.07	1,211.38	72,009.73
223	676.34	535.04	1,211.38	71,338.43
224	681.41	529.97	1,211.38	70,662.08
225	686.52	524.86	1,211.38	69,980.67
226	691.67	519.71	1,211.38	69,294.15
227	696.86	514.52	1,211.38	68,602.47
228	702.09	509.29	1,211.38	67,905.61
229	707.35	504.03	1,211.38	67,203.52
230	712.66	498.72	1,211.38	66,496.17
231	718.00	493.38	1,211.38	65,783.51

232	723.39	487.99	1,211.38	65,065.51
233	728.81	482.57	1,211.38	64,342.12
234	734.28	477.10	1,211.38	63,613.31
235	739.79	471.59	1,211.38	62,879.03
236	745.34	466.04	1,211.38	62,139.24
237	750.93	460.45	1,211.38	61,393.90
238	756.56	454.82	1,211.38	60,642.98
239	762.23	449.15	1,211.38	59,886.42
240	767.95	443.43	1,211.38	59,124.19
241	773.71	437.67	1,211.38	58,356.24
242	779.51	431.87	1,211.38	57,582.53
243	785.36	426.02	1,211.38	56,803.02
244	791.25	420.13	1,211.38	56,017.67
245	797.18	414.20	1,211.38	55,226.42
246	803.16	408.22	1,211.38	54,429.24
247	809.18	402.20	1,211.38	53,626.08
248	815.25	396.13	1,211.38	52,816.89
249	821.37	390.01	1,211.38	52,001.64
250	827.53	383.85	1,211.38	51,180.27
251	833.73	377.65	1,211.38	50,352.75
252	839.99	371.39	1,211.38	49,519.01
253	846.29	365.09	1,211.38	48,679.03
254	852.63	358.75	1,211.38	47,832.74
255	859.03	352.35	1,211.38	46,980.10
256	865.47	345.91	1,211.38	46,121.08
257	871.96	339.42	1,211.38	45,255.60
258	878.50	332.88	1,211.38	44,383.64
259	885.09	326.29	1,211.38	43,505.14
260	891.73	319.65	1,211.38	42,620.05
261	898.42	312.96	1,211.38	41,728.32
262	905.16	306.22	1,211.38	40,829.90
263	911.94	299.44	1,211.38	39,924.75
264	918.78	292.60	1,211.38	39,012.80
265	925.67	285.71	1,211.38	38,094.02
266	932.62	278.76	1,211.38	37,168.34
267	939.61	271.77	1,211.38	36,235.73
268	946.66	264.72	1,211.38	35,296.12
269	953.76	257.62	1,211.38	34,349.46
270	960.91	250.47	1,211.38	33,395.70
271	968.12	243.26	1,211.38	32,434.79
272	975.38	236.00	1,211.38	31,466.67
273	982.69	228.68	1,211.38	30,491.29
274	990.07	221.31	1,211.38	29,508.59
275	997.49	213.89	1,211.38	28,518.53
276	1,004.97	206.41	1,211.38	27,521.04
277	1,012.51	198.87	1,211.38	26,516.07
278	1,020.10	191.28	1,211.38	25,503.56
279	1,027.75	183.63	1,211.38	24,483.45

280	1,035.46	175.92	1,211.38	23,455.70
281	1,043.23	168.15	1,211.38	22,420.24
282	1,051.05	160.33	1,211.38	21,377.01
283	1,058.93	152.44	1,211.38	20,325.96
284	1,066.88	144.50	1,211.38	19,267.02
285	1,074.88	136.50	1,211.38	18,200.15
286	1,082.94	128.44	1,211.38	17,125.27
287	1,091.06	120.32	1,211.38	16,042.33
288	1,099.25	112.13	1,211.38	14,951.27
289	1,107.49	103.89	1,211.38	13,852.02
290	1,115.80	95.58	1,211.38	12,744.53
291	1,124.16	87.22	1,211.38	11,628.74
292	1,132.60	78.78	1,211.38	10,504.57
293	1,141.09	70.29	1,211.38	9,371.98
294	1,149.65	61.73	1,211.38	8,230.89
295	1,158.27	53.11	1,211.38	7,081.24
296	1,166.96	44.42	1,211.38	5,922.97
297	1,175.71	35.67	1,211.38	4,756.01
298	1,184.53	26.85	1,211.38	3,580.30
299	1,193.41	17.97	1,211.38	2,395.77
300	1,202.36	9.02	1,211.38	1,202.36
	144,349.96	219,063.92	363,413.88 *	

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

*Sunt de acord
cu graficul de
rambursat*

17.10.2023

Președinte de ședință,
Alexandru



Secretar general,
Monica Dumitrascu