



**Leads Realty is a full service
Real Estate Services company,
helping clients buy, sell,
transfer, and manage their
properties.**

**We aspire to be one of the
most trusted Real Estate
Services company in Central
Luzon by 2030, establishing
presence in each province.**

**We do our work thru
Service Leadership,
Diligence, Innovation,
and above all,
Trust in God.**



REPUBLIC OF THE PHILIPPINES
SECURITIES AND EXCHANGE COMMISSION
2F Legislative Bldg. Tarlac City



COMPANY REG. NO.: 2025010182319-09

CERTIFICATE OF INCORPORATION

KNOW ALL PERSONS BY THESE PRESENTS:

This is to certify that the Articles of Incorporation and By Laws of:

LEADS Realty Corp.

were duly approved by the Commission on this date upon the issuance of this Certificate of Incorporation in accordance with the Revised Corporation Code of the Philippines (Republic Act No. 11232), which took effect on February 23, 2019 and copies of said Articles of Incorporation and By Laws are hereto attached.

This Certificate grants juridical personality to this corporation but **DOES NOT AUTHORIZE** it:

A. To issue, sell or offer for sale to the public, securities such as but not limited to, shares of stock, investment contracts, debt instruments and virtual currencies without prior Registration Statement approved by this Commission;

B. To undertake business activities such as, but not limited to acting as: broker or dealer in securities, government securities eligible dealer (GSED), investment adviser of an investment company, close-end or open-end investment company, investment house, transfer agent, commodity/financial futures exchange/broker/merchant, financing/lending company, and time shares/club shares/membership certificate issuers or selling agents thereof; nor to operate a fiat money to virtual currency exchange nor engage in investment solicitation and investment taking **requiring a Secondary License** from this Commission.

C. To act as a permit to undertake activities for which other government agencies require a license or permit.

This Certificate is granted subject to the conditions stated at the back of this document.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of this Commission to be affixed to this Certificate at 2F Legislative Bldg. Tarlac City, Philippines, this day of 03 January Two Thousand Twenty Five.

RICHARD R. LAUS

Director

For SEC use only
L481 (PSIC as reserved)
Stock Corporation
Less Than 5 Incorporators

*This is a computer generated certificate,
signature is not required.*

DOCUMENTARY STAMP TAX PAID

This establishment **MUST** issue

RECEIPT/INVOICE

for each service rendered/ sale of goods.

LEADS REALTY CORP.

Business Name

LEADS Realty Corp.

Registered Name

669-050-709-00000

TIN and Branch Code



2 TO 4 YEARS IMPRISONMENT
FOR NON-ISSUANCE OF RECEIPT/INVOICE
REPORT VIOLATORS TO ANY OF THE FOLLOWING:

- ☐ Telephone No. 8981-7030
- ☐ contact_us@bir.gov.ph
- ☐ commissioner@bir.gov.ph
- ☐ ANY BIR OFFICE

This NOTICE must be posted within this establishment in an area conspicuous to the public view.



Republic of the Philippines
Province of Tarlac
MUNICIPALITY OF CAPAS

Mayor's Permit

01-20-2026

DATE ISSUED

12-31-2026

PERMIT EXPIRES

2026-666

MAYOR'S PERMIT NO.

2920

PLATE NUMBER

2026

PERMIT YEAR

RENEWAL

CLASSIFICATION

This CERTIFIES that LEADS REALTY CORP.

Business Tradename LEADS REALTY CORP.

business address at BRGY. CUT-CUT 2ND, CAPAS, TARLAC

has been granted BUSINESS PERMIT to operate the following line of business, subject to existing laws, ordinances rules and regulations of the Municipal Government of Capas, Tarlac and to the pertinent provisions of Republic Act No. 7160 otherwise known as the Local Government Code of 1991, any infraction or violation thereof will be a sufficient ground for the revocation of the permit.

REAL ESTATE (DOCUMENTATION SERVICES ONLY)

Paid under the following Official Receipt:

O.R No.	O.R Dates	Amount
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0163501	01-20-26	₱ 8,479.00
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ERASURE AND /OR ALTERATION WILL INVALIDATE THIS PERMIT

This permit shall be posted conspicuously at the place where the business is/are being conducted and shall be presented and/or surrendered to competent authorities upon demand.

NOT TRANSFERABLE AND NOT VALID WITHOUT THE PAYMENT OF MAYOR'S PERMIT FEES AND TAXES.

In case of closure of business, surrender this permit to the Municipal Treasurer for the official retirement of business.

APPROVED:


ATTY. ROSELLER B. RODRIGUEZ
Municipal Mayor

PNP Hotline No. 0998-598-5481

Republic of the Philippines
Province of Tarlac
MUNICIPALITY OF CAPAS

SA GUBERNANG TAPU
CAPAS ANG ABANGAT

BUSINESS PERMIT

2920

ATTY. ROSELLER B. RODRIGUEZ
Municipal Mayor

2025



REPUBLIC OF THE PHILIPPINES
MUNICIPALITY OF ABUCAY
PROVINCE OF BATAAN

MAYOR'S PERMIT 2026

This PERMIT is hereby granted to
LEADS REALTY CORP

Permit is hereby granted for the exercise of business, profession, occupation and/or calling and privileges within the Municipality of Abucay, Province of Bataan, to holder hereof, who should strictly comply with existing ordinances and other rules and regulations of this municipality.

AB-01-1402
68190-Other real estate activities with own or leased property

KIND OF BUSINESS, PROFESSION, OCCUPATION AND/OR CALLING PRIVILEGES

PROPRIETOR: **REMWIL JAMES ORBON REGRESADO**

BUSINESS ADDRESS: **CAPITANGAN, ABUCAY, BATAAN, 2114**

RESIDENCE ADDRESS: **CAPITANGAN, ABUCAY, BATAAN, 2114**

DATE ISSUED: 2026-01-23
EXPIRES ON: 31 Dec 2026
AMOUNT PAID: 3,302.30
O.R NO: 8926900
DATE: 2026-01-23

TIN:
CTC NO: 00223546
ISSUED ON: JANUARY 23, 2026
ISSUED AT: ABUCAY, BATAAN

**Experience More
ABUCAY**

