

**NATIONAL POWER CORPORATION, PETITIONER, VS. THE
INTERMEDIATE APPELLATE COURT, ALI DIMAL MARRIED TO
MACABANDO DIMAL, RESPONDENTS.***G.R. No. 73211. January 07, 1987*

Ponente: PARAS, J.

Read online (full-text search, related cases, audio case brief): <https://batas.org/library/g-r-no-73211/>**PARAS, J.:**

Because one[1] of its projects caused the inundation of some 18,552 square meters of land (part of registered 46,431 square meter parcel located at Guimba, Marawi City, Lanao del Sur, owned by private respondent (with a Torrens Title granted by virtue of a PATENT from the Government) rendering said inundated portion virtually useless for the purposes of said respondents, the herein petitioner, the National Power Corporation (NPC, for short) was asked for damages by the owners of the land. To simplify matters, the NPC decided to file expropriation proceedings before the Regional Trial Court, which after hearing the report of the Commissioners appointed to ascertain the "just compensation" of the land fixed the same at the rate recommended by the Commissioners namely twelve (P12.00) pesos a square meter. On appeal to the Intermediate Appellate Court (IAC) the tribunal affirmed the judgment of the trial court, hence this Petition for Review before Us, assailing the decision of the IAC (now the Court of Appeals) on the ground that the twelve (P12.00) pesos rate was excessive and that the rate of three (P3.00) pesos per square meter, fixed by the City Assessor of Marawi City as the fair market value of the property should be the "just compensation" contemplated by the law, more specifically P.D. 76 as amended. We gave due course to the Petition. The respective memoranda of the parties having been filed, We now proceed to decide the case, and Our decision is in favor of the herein private respondents.

We rule that to pay only three (P3.00) pesos per square meter is unjust and inequitable, considering the true market value of the land. Be it noted that even the City Assessor himself as member of the Board of Commission who were tasked with the duty of fixing the "just compensation" agreed on this Twelve (P12.00) pesos rate. This in effect amended his previous assessment of Three (P3.00) pesos per square meter.

WHEREFORE, the assailed decision is hereby AFFIRMED. No costs.

SO ORDERED.

Feria, (Chairman), Fernan, Alampay, and Gutierrez, Jr., JJ., concur.

[1] Agus Hydroelectric Plant

ABOUT BATAS.ORG

Study smarter at BATAS.org

The Philippine bar review and law-school companion built around how your brain actually remembers.

The complete Philippine law library - free for everyone.

More than 100,000 Supreme Court decisions, Republic Acts, and executive issuances - full-text searchable, browsable by category and year, and always free. No paywall, no login. This PDF came from it.

Audio case-brief lectures.

Any decision becomes a podcast-style lecture - facts, issues, ruling, and doctrine - with read-along highlighting and a hands-free presentation mode. Study while commuting, working out, or resting your eyes.

Bar review built on the science of memory.

Complete, sequenced courses for all eight bar subjects, narrated like podcasts and reinforced with retrieval practice and spaced review - the study techniques with the strongest evidence behind them.

The full law-school curriculum.

One subscription unlocks the entire J.D. curriculum - every subject, every lesson, with your progress tracked down to the paragraph so you can pick up exactly where you left off, on any device.

Mock exams that tell you where you stand.

Timed multiple-choice exams graded instantly, with per-subject score breakdowns and focus suggestions that point you at your weakest topics first.

A study planner that keeps you on pace.

Set your schedule and BATAS tells you every day whether you are on track for bar day - and exactly which lesson to take next.

Start free at <https://batas.org>

The law library is free forever - and your first lesson is one click away.

The text of this document is an official public record and remains in the public domain. Formatting, presentation, and compilation © 2026 batas.org.

Downloaded free from the batas.org Law Library. Share it freely - the library is free for every law student, bar reviewee, and practitioner.