

PLANILHA DE CALCULO CHANG CHUNG TSOU X EW CONSULTORIA E PLANEJAMENTO LTDA. / FIADOR											
V.PRINC.	DT.VENC	DT. BASE	DIAS	TX.JUD.	TX.JUD.	SUB-TOTAL	Dias para Juros	JUROS	MULTA	V.TOTAL	Discriminação
R\$.			0	0%				0,03%	10%		
4.770,00	05/11/16	19/04/23	2356	66,050089	91,528538	R\$ 6.610,00	2356	5.139,14	477,00	R\$ 12.226,14	Aluguel Outubro.2016
4.770,00	05/12/16	19/04/23	2326	66,096324	91,528538	R\$ 6.605,38	2326	5.070,16	477,00	R\$ 12.152,53	Aluguel Novembro.2016
4.770,00	05/01/17	19/04/23	2295	66,188858	91,528538	R\$ 6.596,14	2295	4.995,59	477,00	R\$ 12.068,73	Aluguel Dezembro.2016
4.770,00	05/02/17	19/04/23	2264	66,466851	91,528538	R\$ 6.568,55	2264	4.907,50	477,00	R\$ 11.953,05	Aluguel Janeiro.2017
4.770,00	05/03/17	19/04/23	2236	66,626371	91,528538	R\$ 6.552,83	2236	4.835,20	477,00	R\$ 11.865,03	Aluguel Fevereiro.2017
4.770,00	05/04/17	19/04/23	2205	66,839575	91,528538	R\$ 6.531,93	2205	4.752,96	477,00	R\$ 11.761,88	Aluguel Março.2017
4.770,00	05/05/17	19/04/23	2175	66,893046	91,528538	R\$ 6.526,70	2175	4.684,54	477,00	R\$ 11.688,25	Aluguel Abril.2017
4.770,00	05/06/17	19/04/23	2144	67,133860	91,528538	R\$ 6.503,29	2144	4.601,21	477,00	R\$ 11.581,50	Aluguel Maio.2017
4.770,00	05/07/17	19/04/23	2114	66,932458	91,528538	R\$ 6.522,86	2114	4.550,48	477,00	R\$ 11.550,34	Aluguel Junho.2017
4.770,00	05/08/17	19/04/23	2083	67,046243	91,528538	R\$ 6.511,79	2083	4.476,14	477,00	R\$ 11.464,93	Aluguel Julho.2017
4.770,00	05/09/17	19/04/23	2052	67,026129	91,528538	R\$ 6.513,75	2052	4.410,85	477,00	R\$ 11.401,59	Aluguel Agosto.2017
4.770,00	05/10/17	19/04/23	2022	67,012723	91,528538	R\$ 6.515,05	2022	4.347,23	477,00	R\$ 11.339,28	Aluguel Setembro.2017
4.770,00	05/11/17	19/04/23	1991	67,260670	91,528538	R\$ 6.491,03	1991	4.264,80	477,00	R\$ 11.232,83	Aluguel Outubro.2017
4.770,00	05/12/17	19/04/23	1961	67,381739	91,528538	R\$ 6.479,37	1961	4.192,99	477,00	R\$ 11.149,36	Aluguel Novembro.2017
4.770,00	05/01/18	19/04/23	1930	67,556931	91,528538	R\$ 6.462,57	1930	4.116,01	477,00	R\$ 11.055,57	Aluguel Dezembro.2017
4.770,00	05/02/18	19/04/23	1899	67,712311	91,528538	R\$ 6.447,74	1899	4.040,60	477,00	R\$ 10.965,34	Aluguel Janeiro.2018.
4.770,00	05/03/18	19/04/23	1871	67,834193	91,528538	R\$ 6.436,15	1871	3.973,87	477,00	R\$ 10.887,02	Aluguel Fevereiro.2018.
4.770,00	05/04/18	19/04/23	1840	67,881676	91,528538	R\$ 6.431,65	1840	3.905,30	477,00	R\$ 10.813,95	Aluguel Março.2018.
4.770,00	05/05/18	19/04/23	1810	68,024227	91,528538	R\$ 6.418,17	1810	3.833,57	477,00	R\$ 10.728,74	Aluguel Abril.2018.
4.770,00	05/06/18	19/04/23	1779	68,316731	91,528538	R\$ 6.390,69	1779	3.751,78	477,00	R\$ 10.619,47	Aluguel Maio.2018.
4.770,00	05/07/18	19/04/23	1749	69,293660	91,528538	R\$ 6.300,59	1749	3.636,51	477,00	R\$ 10.414,11	Aluguel Junho.2018.
5.195,00	05/08/18	19/04/23	1718	69,466894	91,528538	R\$ 6.844,85	1718	3.880,62	519,50	R\$ 11.244,98	Aluguel Julho.2018.
5.195,00	05/09/18	19/04/23	1687	69,466894	91,528538	R\$ 6.844,85	1687	3.810,60	519,50	R\$ 11.174,95	Aluguel Agosto.2018.
5.195,00	05/10/18	19/04/23	1657	69,675294	91,528538	R\$ 6.824,38	1657	3.731,64	519,50	R\$ 11.075,52	Aluguel Setembro.2018.
5.195,00	05/11/18	19/04/23	1626	69,953995	91,528538	R\$ 6.797,19	1626	3.647,24	519,50	R\$ 10.963,93	Aluguel Outubro.2018.
5.195,00	05/12/18	19/04/23	1596	69,779110	91,528538	R\$ 6.814,23	1596	3.588,92	519,50	R\$ 10.922,65	Aluguel Novembro.2018.
5.195,00	05/01/19	19/04/23	1565	69,876800	91,528538	R\$ 6.804,70	1565	3.514,29	519,50	R\$ 10.838,49	Aluguel Dezembro.2018.
5.195,00	05/02/19	19/04/23	1534	70,128356	91,528538	R\$ 6.780,29	1534	3.432,32	519,50	R\$ 10.732,11	Aluguel Janeiro.2019.
5.195,00	05/03/19	19/04/23	1506	70,507049	91,528538	R\$ 6.743,88	1506	3.351,57	519,50	R\$ 10.614,95	Aluguel Fevereiro.2019.
5.195,00	05/04/19	19/04/23	1475	71,049953	91,528538	R\$ 6.692,34	1475	3.257,50	519,50	R\$ 10.469,34	Aluguel Março.2019.
5.195,00	05/05/19	19/04/23	1445	71,476252	91,528538	R\$ 6.652,43	1445	3.172,21	519,50	R\$ 10.344,14	Aluguel Abril.2019.
5.195,00	05/06/19	19/04/23	1414	71,583466	91,528538	R\$ 6.642,47	1414	3.099,51	519,50	R\$ 10.261,47	Aluguel Maio.2019.
5.195,00	05/07/19	19/04/23	1384	71,590624	91,528538	R\$ 6.641,80	1384	3.033,44	519,50	R\$ 10.194,75	Aluguel Junho.2019.
5.528,06	05/08/19	19/04/23	1353	71,662214	91,528538	R\$ 7.060,56	1353	3.152,47	552,81	R\$ 10.765,83	Aluguel Julho.2019.
5.528,06	05/09/19	19/04/23	1322	71,662214	91,528538	R\$ 7.060,56	1322	3.080,24	552,81	R\$ 10.693,60	Aluguel Agosto.2019.
5.528,06	05/10/19	19/04/23	1292	71,662214	91,528538	R\$ 7.060,56	1292	3.010,34	552,81	R\$ 10.623,70	Aluguel Setembro.2019.

5.528,06	05/11/19	19/04/23	1261	71,662214	91,528538	R\$ 7.060,56	1261	2.938,11	552,81	R\$ 10.551,47	Aluguel Outubro.2019.
5.528,06	05/12/19	19/04/23	1231	71,662214	91,528538	R\$ 7.060,56	1231	2.868,21	552,81	R\$ 10.481,58	Aluguel Novembro.2019.
5.528,06	05/01/20	19/04/23	1200	71,662214	91,528538	R\$ 7.060,56	1200	2.795,98	552,81	R\$ 10.409,35	Aluguel Dezembro.2019.
5.528,06	05/02/20	19/04/23	1169	71,662214	91,528538	R\$ 7.060,56	1169	2.723,75	552,81	R\$ 10.337,12	Aluguel Janeiro.2020.
5.528,06	05/03/20	19/04/23	1140	71,662214	91,528538	R\$ 7.060,56	1140	2.656,18	552,81	R\$ 10.269,55	Aluguel Fevereiro.2020.
5.528,06	05/04/20	19/04/23	1109	71,662214	91,528538	R\$ 7.060,56	1109	2.583,95	552,81	R\$ 10.197,32	Aluguel Março.2020.
5.528,06	05/05/20	19/04/23	1079	71,662214	91,528538	R\$ 7.060,56	1079	2.514,05	552,81	R\$ 10.127,42	Aluguel Abril.2020.
5.528,06	05/06/20	19/04/23	1048	71,662214	91,528538	R\$ 7.060,56	1048	2.441,82	552,81	R\$ 10.055,19	Aluguel Maio.2020.
5.528,06	05/07/20	19/04/23	1018	73,270576	91,528538	R\$ 6.905,57	1018	2.319,86	552,81	R\$ 9.778,24	Aluguel Junho.2020.
6.247,81	05/08/20	19/04/23	987	73,592966	91,528538	R\$ 7.770,48	987	2.530,92	624,78	R\$ 10.926,19	Aluguel Julho.2020.
6.247,81	05/09/20	19/04/23	956	73,857900	91,528538	R\$ 7.742,61	956	2.442,64	624,78	R\$ 10.810,03	Aluguel Agosto.2020.
6.247,81	05/10/20	19/04/23	926	74,500463	91,528538	R\$ 7.675,83	926	2.345,58	624,78	R\$ 10.646,19	Aluguel Setembro.2020.
6.247,81	05/11/20	19/04/23	895	75,163517	91,528538	R\$ 7.608,12	895	2.247,06	624,78	R\$ 10.479,96	Aluguel Outubro.2020.
6.247,81	05/12/20	19/04/23	865	75,877570	91,528538	R\$ 7.536,52	865	2.151,30	624,78	R\$ 10.312,60	Aluguel Novembro.2020.
6.247,81	05/01/21	19/04/23	834	76,985382	91,528538	R\$ 7.428,07	834	2.044,35	624,78	R\$ 10.097,21	Aluguel Dezembro.2020.
6.247,81	05/02/21	19/04/23	803	77,193242	91,528538	R\$ 7.408,07	803	1.963,06	624,78	R\$ 9.995,92	Aluguel Janeiro.2021.
6.247,81	05/03/21	19/04/23	775	77,826226	91,528538	R\$ 7.347,82	775	1.879,20	624,78	R\$ 9.851,80	Aluguel Fevereiro.2021.
6.247,81	05/04/21	19/04/23	744	77,826226	91,528538	R\$ 7.347,82	744	1.804,04	624,78	R\$ 9.776,63	Aluguel Março.2021.
981,34	16/02/18	19/04/23	1888	67,712311	91,528538	R\$ 1.326,50	1888	826,46	98,13	R\$ 2.251,10	IPTU - 2018. Parcela 01/10.
981,34	16/03/18	19/04/23	1860	67,834193	91,528538	R\$ 1.324,12	1860	812,74	98,13	R\$ 2.235,00	IPTU - 2018. Parcela 02/10.
981,34	16/04/18	19/04/23	1829	67,881676	91,528538	R\$ 1.323,19	1829	798,64	98,13	R\$ 2.219,97	IPTU - 2018. Parcela 03/10.
981,34	16/05/18	19/04/23	1799	68,024227	91,528538	R\$ 1.320,42	1799	783,89	98,13	R\$ 2.202,45	IPTU - 2018. Parcela 04/10.
981,34	16/06/18	19/04/23	1768	68,316731	91,528538	R\$ 1.314,77	1768	767,09	98,13	R\$ 2.179,99	IPTU - 2018. Parcela 05/10.
981,34	16/07/18	19/04/23	1738	69,293660	91,528538	R\$ 1.296,23	1738	743,44	98,13	R\$ 2.137,81	IPTU - 2018. Parcela 06/10.
981,34	16/08/18	19/04/23	1707	69,466894	91,528538	R\$ 1.293,00	1707	728,36	98,13	R\$ 2.119,49	IPTU - 2018. Parcela 07/10.
981,34	16/09/18	19/04/23	1676	69,466894	91,528538	R\$ 1.293,00	1676	715,13	98,13	R\$ 2.106,26	IPTU - 2018. Parcela 08/10.
981,34	16/10/18	19/04/23	1646	69,675294	91,528538	R\$ 1.289,13	1646	700,23	98,13	R\$ 2.087,50	IPTU - 2018. Parcela 09/10.
981,34	16/11/18	19/04/23	1615	69,953995	91,528538	R\$ 1.284,00	1615	684,31	98,13	R\$ 2.066,43	IPTU - 2018. Parcela 10/10.
1.128,54	16/02/19	19/04/23	1523	67,712311	91,528538	R\$ 1.525,48	1523	766,69	112,85	R\$ 2.405,02	IPTU - 2019. Parcela 01/10.
1.128,54	16/03/19	19/04/23	1495	67,834193	91,528538	R\$ 1.522,74	1495	751,24	112,85	R\$ 2.386,83	IPTU - 2019. Parcela 02/10.
1.128,54	16/04/19	19/04/23	1464	67,881676	91,528538	R\$ 1.521,67	1464	735,15	112,85	R\$ 2.369,68	IPTU - 2019. Parcela 03/10.
1.128,54	16/05/19	19/04/23	1434	68,024227	91,528538	R\$ 1.518,48	1434	718,58	112,85	R\$ 2.349,91	IPTU - 2019. Parcela 04/10.
1.128,54	16/06/19	19/04/23	1403	68,316731	91,528538	R\$ 1.511,98	1403	700,03	112,85	R\$ 2.324,87	IPTU - 2019. Parcela 05/10.
1.128,54	16/07/19	19/04/23	1373	69,293660	91,528538	R\$ 1.490,66	1373	675,41	112,85	R\$ 2.278,92	IPTU - 2019. Parcela 06/10.
1.128,54	16/08/19	19/04/23	1342	69,466894	91,528538	R\$ 1.486,95	1342	658,51	112,85	R\$ 2.258,31	IPTU - 2019. Parcela 07/10.
1.128,54	16/09/19	19/04/23	1311	69,466894	91,528538	R\$ 1.486,95	1311	643,30	112,85	R\$ 2.243,10	IPTU - 2019. Parcela 08/10.
1.128,54	16/10/19	19/04/23	1281	69,466894	91,528538	R\$ 1.486,95	1281	628,58	112,85	R\$ 2.228,38	IPTU - 2019. Parcela 09/10.
1.128,54	16/11/19	19/04/23	1250	69,466894	91,528538	R\$ 1.486,95	1250	613,37	112,85	R\$ 2.213,17	IPTU - 2019. Parcela 10/10.
1.297,82	16/02/20	19/04/23	1158	69,466894	91,528538	R\$ 1.709,99	1158	653,45	129,78	R\$ 2.493,23	IPTU - 2020. Parcela 01/10.
1.297,82	16/03/20	19/04/23	1129	69,466894	91,528538	R\$ 1.709,99	1129	637,09	129,78	R\$ 2.476,86	IPTU - 2020. Parcela 02/10.
1.297,82	16/04/20	19/04/23	1098	69,466894	91,528538	R\$ 1.709,99	1098	619,60	129,78	R\$ 2.459,37	IPTU - 2020. Parcela 03/10.
1.297,82	16/05/20	19/04/23	1068	69,466894	91,528538	R\$ 1.709,99	1068	602,67	129,78	R\$ 2.442,44	IPTU - 2020. Parcela 04/10.

1.297,82	16/06/20	19/04/23	1037	69,466894	91,528538	R\$ 1.709,99	1037	585,18	129,78	R\$ 2.424,95	IPTU - 2020. Parcela 05/10.
1.297,82	16/07/20	19/04/23	1007	69,466894	91,528538	R\$ 1.709,99	1007	568,25	129,78	R\$ 2.408,02	IPTU - 2020. Parcela 06/10.
1.297,82	16/08/20	19/04/23	976	69,466894	91,528538	R\$ 1.709,99	976	550,75	129,78	R\$ 2.390,52	IPTU - 2020. Parcela 07/10.
1.297,82	16/09/20	19/04/23	945	69,466894	91,528538	R\$ 1.709,99	945	533,26	129,78	R\$ 2.373,03	IPTU - 2020. Parcela 08/10.
1.297,82	16/10/20	19/04/23	915	69,466894	91,528538	R\$ 1.709,99	915	516,33	129,78	R\$ 2.356,10	IPTU - 2020. Parcela 09/10.
1.297,82	16/11/20	19/04/23	884	69,466894	91,528538	R\$ 1.709,99	884	498,84	129,78	R\$ 2.338,61	IPTU - 2020. Parcela 10/10.
1.349,08	16/01/21	19/04/23	823	76,985382	91,528538	R\$ 1.603,93	823	435,61	134,91	R\$ 2.174,45	IPTU - 2021. Parcela 01/10.
1.349,08	16/02/21	19/04/23	792	77,193242	91,528538	R\$ 1.599,61	792	418,07	134,91	R\$ 2.152,60	IPTU - 2021. Parcela 02/10.
1.349,08	16/03/21	19/04/23	764	77,826226	91,528538	R\$ 1.586,60	764	400,01	134,91	R\$ 2.121,53	IPTU - 2021. Parcela 03/10.
1.349,08	16/04/21	19/04/23	733	78,495531	91,528538	R\$ 1.573,07	733	380,51	134,91	R\$ 2.088,49	IPTU - 2021. Parcela 04/10.
1.349,08	16/05/21	19/04/23	703	78,793814	91,528538	R\$ 1.567,12	703	363,56	134,91	R\$ 2.065,58	IPTU - 2021. Parcela 05/10.
1.349,08	16/06/21	19/04/23	672	79,550234	91,528538	R\$ 1.552,22	672	344,22	134,91	R\$ 2.031,35	IPTU - 2021. Parcela 06/10.
1.349,08	16/07/21	19/04/23	642	80,027535	91,528538	R\$ 1.542,96	642	326,89	134,91	R\$ 2.004,76	IPTU - 2021. Parcela 07/10.
1.349,08	16/08/21	19/04/23	611	80,843815	91,528538	R\$ 1.527,38	611	307,97	134,91	R\$ 1.970,26	IPTU - 2021. Parcela 08/10.
51,00	05/12/19	19/04/23	1231	72,128418	91,528538	R\$ 64,72	1231	26,29	5,10	R\$ 51,00	Enel - 12/19.
51,09	05/01/20	19/04/23	1200	73,008384	91,528538	R\$ 64,05	1200	25,36	5,11	R\$ 51,09	Enel - 01/20.
50,95	05/02/20	19/04/23	1169	73,147099	91,528538	R\$ 63,75	1169	24,59	5,10	R\$ 50,95	Enel - 02/20.
50,71	05/03/20	19/04/23	1140	73,271449	91,528538	R\$ 63,35	1140	23,83	5,07	R\$ 50,71	Enel - 03/20.
49,72	05/04/20	19/04/23	1109	73,403337	91,528538	R\$ 62,00	1109	22,69	4,97	R\$ 49,72	Enel - 04/20.
49,80	05/05/20	19/04/23	1079	73,234509	91,528538	R\$ 62,24	1079	22,16	4,98	R\$ 49,80	Enel - 05/20.
50,80	05/01/19	19/04/23	1565	69,876800	91,528538	R\$ 66,54	1565	34,36	5,08	R\$ 50,80	Sabesp 01/19.
171,97	05/02/19	19/04/23	1534	70,128356	91,528538	R\$ 224,45	1534	113,62	17,20	R\$ 171,97	Sabesp 02/19.
163,31	05/03/19	19/04/23	1506	70,507049	91,528538	R\$ 212,00	1506	105,36	16,33	R\$ 163,31	Sabesp 03/19.
159,81	05/04/19	19/04/23	1475	71,049953	91,528538	R\$ 205,87	1475	100,21	15,98	R\$ 159,81	Sabesp 04/19.
159,81	05/05/19	19/04/23	1445	71,476252	91,528538	R\$ 204,64	1445	97,58	15,98	R\$ 159,81	Sabesp 05/19.
166,85	05/06/19	19/04/23	1414	68,316731	91,528538	R\$ 223,54	1414	104,31	16,69	R\$ 166,85	Sabesp 06/19.
167,35	05/07/19	19/04/23	1384	69,293660	91,528538	R\$ 221,05	1384	100,96	16,74	R\$ 167,35	Sabesp 07/19.
167,35	05/08/19	19/04/23	1353	69,466894	91,528538	R\$ 220,50	1353	98,45	16,74	R\$ 167,35	Sabesp 08/19.
167,35	05/09/19	19/04/23	1322	69,466894	91,528538	R\$ 220,50	1322	96,19	16,74	R\$ 167,35	Sabesp 09/19.
105,66	05/10/19	19/04/23	1292	69,466894	91,528538	R\$ 139,22	1292	59,36	10,57	R\$ 105,66	Sabesp 10/19.
105,66	05/11/19	19/04/23	1261	69,466894	91,528538	R\$ 139,22	1261	57,93	10,57	R\$ 105,66	Sabesp 11/19.
105,66	05/12/19	19/04/23	1231	69,466894	91,528538	R\$ 139,22	1231	56,55	10,57	R\$ 105,66	Sabesp 12/19.
105,66	05/01/20	19/04/23	1200	69,466894	91,528538	R\$ 139,22	1200	55,13	10,57	R\$ 105,66	Sabesp 01/20.
105,66	05/02/20	19/04/23	1169	69,466894	91,528538	R\$ 139,22	1169	53,71	10,57	R\$ 105,66	Sabesp 02/20.
105,66	05/03/20	19/04/23	1140	69,466894	91,528538	R\$ 139,22	1140	52,37	10,57	R\$ 105,66	Sabesp 03/20.
105,66	05/04/20	19/04/23	1109	69,466894	91,528538	R\$ 139,22	1109	50,95	10,57	R\$ 105,66	Sabesp 04/20.
105,66	05/05/20	19/04/23	1079	69,466894	91,528538	R\$ 139,22	1079	49,57	10,57	R\$ 105,66	Sabesp 05/20.
105,66	05/06/20	19/04/23	1048	69,466894	91,528538	R\$ 139,22	1048	48,15	10,57	R\$ 105,66	Sabesp 06/20.
14.310,00			0			R\$ 0,00	0	-	0,00	R\$ 14.310,00	Multa pelo Descumprimento Con
				SUB-TOTAL(1)				R\$ 687.318,95			
				<i>Custas Processuais</i>							
				<i>1% Valor da Causa</i>				R\$ 572,40			

	<i>Procuração</i>	R\$ 18,74	
	<i>Oficial de Justiça</i>	R\$ 150,42	
	<i>Oficial de Justiça</i>	R\$ 77,10	
	<i>Guia Fls.189/190 - Registro de Imóveis</i>	R\$ 711,67	
	<i>Multa 10% CPC</i>	R\$ 68.731,90	
	SUB-TOTAL(2)	R\$ 757.581,18	
	Honorários Advocatícios 1º e 2º Grau (20%)	R\$ 151.516,24	
	Honorários Advocatícios - Cumprimento de Sentença (10%)	R\$ 90.909,74	Fls.46/47
	SUB-TOTAL(3)	R\$ 1.000.007,16	
	Crédito (pagamento aleatório)	R\$ 2.945,34	
	Penhora On-Line (28/06/2021) - fls.110/111	R\$ 4.754,96	
	TOTAL (final)	R\$ 992.306,86	