

**DATOS DE LA FACTURA**

**SERIES:** PH448 **FOLIO:** 0448163922600196  
**ISSUE DATE:** 2026-01-06T12:09:54 **STAMPING DATE:** 2026-01-06T12:09:55  
**UUID:** 4B41950C-0643-4B85-A13B-902A888568D2 **VOUCHER TYPE:** I - Ingreso  
**PAYMENT METHOD:** PUE - Pago en una sola exhibición  
**PAYMENT FORM:** 04 - Tarjeta de crédito  
**PAYMENT TERMS:**  
**CURRENCY:** MXN - Peso Mexicano **EXCHANGE RATE:** 1  
**PLACE OF ISSUE:** 56110 **EXPORTATION:** 01 - No aplica  
**CFDI USE:** G03 - Gastos en general.

**ISSUER DATA**

**COMPANY NAME:** DESARROLLADORA INMOBILIARIA DE RESTAURANTES  
**TAX ID:** DID100802EI3 **FAC. ATR BUYER:**  
**TAX REGIME:** 601 - General de Ley Personas Morales  
**ADDRESS:** CARRETERA ESTATAL 100 EL COLORADO HIGUERILLAS, KM 8+280,  
 BODEGA K1, MODULO 1  
**NEIGHBORHOOD:** GALERAS  
**MUNICIPALITY/DELEGATION:** COLÓN, QUERÉTARO  
**COUNTRY:** MEX **ZIP CODE:** 76295

**RECEIVER DATA**

**COMPANY NAME:** AVIGRUPO MEXICO  
**TAX ID:** AME170807963 **CUSTOMER NO.:**  
**TAX RESIDENCE:** **TAX IDENTIFICATION NO.:**  
**TAX REGIME:** 622 - Actividades Agrícolas, Ganaderas, Silvícolas y Pesqueras  
**FISCAL ADDRESS:** 11520  
**ADDRESS:**  
**NEIGHBORHOOD:**  
**MUNICIPALITY/DELEGATION:**  
**COUNTRY:** **ZIP CODE:**

QTY.	INTERNAL ID / UNIT	DESCRIPTION / PRODUCT OR SERVICE CODE	UNIT OF MEASURE	UNIT VALUE	AMOUNT
1	1 Paquete	PAQUETE DE ALIMENTOS (CONSUMO:2026-01-01) FOLIO(0448163922600196) 90101503 - Establecimientos de comida rápida Tax Object:02	XPK - Paquete	248.28	248.28
<b>TAXES TRANSFERRED</b>			<b>TAX</b>	<b>BASE</b>	<b>FACTOR TYPE</b>
			002 - IVA	248.28	Tasa
				0.160000	39.72

**AMOUNT IN WORDS:** DOSCIENTOS OCHENTA Y OCHO 00/100 MXN  
**RELATION TYPE:**

**Subtotal:** 248.28  
**Discount:** 0.00  
**CHARGED TAXES**  
**002 - IVA** 39.72  
**Total:** 288.00

**NOTES:****CFDI DIGITAL SEAL:**

DxzCjC+KaJ1YhbGgrLdx/lvR0nFkP9plXTnQVVU6MZAazptiGZFu6VvVf61OvJZWl6qHnri9O0JDo0Qe6oNuh0VoqcawgCJ6qrrGkHHuEMe5hDOz9Yskelen01oQqOioVMiYH6Ks  
 WMIrgSXM/mJvzj1Y1UcWsv6aq4MdXilLmLVSJM3Pr+YCYA8pCFhQB8/BennCS2ArfekW8XP3fTQKEI3RPxYrPVC1h1Efh/mG1BTNIAtsB3qVnJpzQ/ppsWthh+39+lpJQlJfEOPU  
 xOuB/HnlHAakR4rj3MOZTp35qiM+QBADxWsbAosxONqmm9SAdvTvBnJfCqnWhdv5UQ==

**CFDI ORIGINAL STRING:**

||4.0|PH448|0448163922600196|2026-01-06T12:09:54|04|00001000000515054365|248.28|0.00|MXN|1|288.00||01|PUE|56110|DID100802EI3|DESARROLLADORA INMOBILIARIA  
 DE RESTAURANTES|601|AME170807963|AVIGRUPO MEXICO|11520|622|G03|90101503|1|1|XPK|Paquete|PAQUETE DE ALIMENTOS (CONSUMO:2026-01-01)  
 FOLIO(0448163922600196)|248.28|248.28|0|02|248.28|002|Tasa|0.160000|39.72|248.28|002|Tasa|0.160000|39.72|39.72||

**SAT DIGITAL SEAL:**

YgZei93w3SMgDrt/ZF58Lis/Tarlp9bOI6rE6fugvuXnfde92YpX9RtJUOPPyNkMyB7EuWCG8B7SyE80YfUUM1cUX6b/Cuk1xHIBgRIWL0Ka70Weeb6zYG3AIFo/7tg6xPEFfjdlvpXt  
 VOiNdUzxlKj2y80HmeBT7mjclfDuEchHjVWVtYnzhImtNbQq29RbWurqi/MGOIN87b+zfy+u63tGWryDxtijVAZVuRU1ejhDDQKt88R+Urw4xoPLi9W1NA4TjaPe9UqxxUCoYfsRJPf  
 Otali7t0TdPYre8bsHcKIS+7QB0VILz4/z9KjDCfVjU34CWnd2cUDNUEFvwoc+g==

**SAT CPLEMENT ORIGINAL STRING:**

||1.1|4B41950C-0643-4B85-A13B-902A888568D2|2026-01-06T12:09:55|CCF101111K9||DxzCjC+KaJ1YhbGgrLdx/lvR0nFkP9plXTnQVVU6MZAazptiGZFu6VvVf61OvJZWl6qHnri9O0JDo0Qe6oNuh0VoqcawgCJ6qrrGkHHuEMe5hDOz9  
 Yskelen01oQqOioVMiYH6KsWMIrgSXM/mJvzj1Y1UcWsv6aq4MdXilLmLVSJM3Pr+YCYA8pCFhQB8/BennCS2ArfekW8XP3fTQKEI3RPxYrPVC1h1Efh/mG1BTNIAtsB3qVnJpz  
 Q/ppsWthh+39+lpJQlJfEOPUxOuB/HnlHAakR4rj3MOZTp35qiM+QBADxWsbAosxONqmm9SAdvTvBnJfCqnWhdv5UQ==|00001000000716931633||

**CERTIFICATE NUMBER:**00001000000515054365**SAT CERTIFICATE NUMBER:**00001000000716931633