

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
TRECE MARTIRES CITY

HOME DEVELOPMENT MUTUAL FUND
(otherwise known as PAG-IBIG Fund),
Mortgagee,

-versus-

FORECLOSURE CASE NO. F-516-24

BASIL M. TERAZA,
Mortgagor/s.

x- ----- x

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **BASIL M. TERAZA**, with residence and postal address at Lot 1 Block 35 Phase 1 Section 3 Belvedere, Tanza, Cavite; and Lot 32 Block 18 Phase 2 West Governor Heights, Brgy. Cabuco, Trece Martires, Cavite, to satisfy the mortgage indebtedness as of **20 March 2024** amounts to **SEVEN HUNDRED NINETY TWO THOUSAND EIGHT HUNDRED THIRTY EIGHT PESOS & 84/100 (P792,838.84)**, including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **JUL 24 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 077-2013000508

A PARCEL OF LAND (LOT 32, BLK. 18 OF THE CONS./SUBD. PLAN, PCS-04-023167, BEING A PORTION OF LOTS 2455-N, 3615 & 3619-B, FLS-1839, STA. CRUZ DE MALABON ESTATE) SITUATED IN BRGY. OF CABUCO, CITY OF TRECE MARTIRES, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 30, BLK 18; ON THE SW., ALONG LINE 2-3 BY ROAD LOT 16; ON THE NW., ALONG LINE 3-4 BY LOT 34, BLK 18 AND ON THE NE., ALONG LINE 4-1 BY LOT 31, BLK 18 ALL OF THE CONS. SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF FIFTY (50) SQ. METERS. X X X

All sealed bids must be submitted to the undersigned on the above-stated time and date.

07 AUG 2024 In the event the public auction should not take place on the said date and time, it shall be held on without further notice.

Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property and encumbrances thereon, if any there be.

Trece Martires City, **18 JUN 2024**.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
(otherwise known as PAG-IBIG Fund)
% ATTY. POMPEYO P. MAYNIGO
Attorney-In-Fact, Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen Gil. J. Puyat Ave. Pasay City

BASIL M. TERAZA,
Lot 1 Block 35 Phase 1 Section 3 Belvedere, Tanza, Cavite; and
Lot 32 Block 18 Phase 2 West Governor Heights,
Brgy. Cabuco, Trece Martires, Cavite

Publication: **CAVITE NGAYON**
JUN 24, JULY 1 & 8,
Dates: **2024**

WARNING: It is absolutely prohibited to remove, deface or destroy this Notice of Extra Judicial Sale on or before the date of sale