

REGIONAL TRIE COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
TRECE MARTIRES CITY

BDO UNIBANK, INC.,
Mortgagee,

FORECLOSURE CASE NO. F-188-25

-versus-

ARVIN L. ALEJANDRO
Debtor/Mortgagor

x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **BDO UNIBANK, INC.**, with business address at 33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, **ARVIN L. ALEJANDRO**, with residence and postal address at (1) 154 C. Humilidat Street, Brgy. 108, Malibay, Pasay City (occupied by a third party); and (2) Block 08 Lot 30 Phase 4, Redfern, Brgy. Pasong Kawayan I, Gen. Trias, Cavite (occupied by mortgagor) to satisfy the mortgage indebtedness as of **February 17, 2025** amounts to **TWO MILLION TWO HUNDRED FIFTY-EIGHT THOUSAND FOURTEEN PESOS AND 60/100 (Php2,258,014.60)** including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **APR 11 2025** 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. 057-2023024900

LOT NO: 30, **BLOCK NO:** 8, **PLAN NO:** PCS-04-032720
PORTION OF: LOT 2220, FRS-04-006294; LOT 2221, FRS-04-006236; LOT 2222, FRS-04-006263,
ALL OF SEDM ESTATE, LRC RECORD NO. 5964, DECREE NO. 4270
LOCATION: BARANGAY OF PASONG KAWAYAN, MUNICIPALITY OF GENERAL TRIAS,
PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SW	LOT 32, BLOCK 8, PCS-04-032720
2-3	NW	ROAD LOT 8, PCS-04-032720
3-4	NE	LOT 28, BLOCK 8, PCS-04-032720
4-1	SE	LOT 29, BLOCK 8, PCS-04-032720

AREA: FORTY (40) SQUARE METERS, MORE OR LESS

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

In the event the public auction should not take place on the said date and time, it shall be held on **APR 25 2025** 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, **MAR 14 2025**

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,
CONSUMER BANKING GROUP - CONSUMER REMEDIAL MANAGEMENT
33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City

ARVIN L. ALEJANDRO

(1) 154 C. Humilidat Street, Brgy. 108, Malibay, Pasay City (occupied by a third party); and
(2) Block 08 Lot 30 Phase 4, Redfern, Brgy. Pasong Kawayan I, Gen. Trias, Cavite (occupied by mortgagor)

Publication: CLAYTE NAYON
Dates: MARCH 17, 2024 (3) 2025

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