

DTI heightens school supplies price watch ahead of school opening



DTI Secretary Fred Pascual

QUEZON CITY, (PIA) -- Department of Trade and Industry (DTI) Secretary Fred Pascual conducted a heightened school supplies price monitoring and enforcement operation in Divisoria on 17 August 2023.

Following the release of the latest "Gabay sa Pamimili ng School Supplies" along with the Department of Education's (DepEd) "Balik Eskwela" program, the team, organized by the Fair Trade En-

forcement Bureau (FTEB), conducted a surprise monitoring operation to inspect actual prices of school supplies categorized as prime commodities.

Secretary Pascual said, "We conducted an in-

tensified price monitoring for school supplies to make sure that establishments are following the price guide we issued last month. We want to make sure that parents who will come here to buy school supplies for their children in preparation for the upcoming school year will not fall victims of prof-

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Mendez-Nuñez RHU Recognition



The Rural Health Unit Mendez-Nunez Cavite was given recognition on August 17, 2023 where they are included in the Regional DOH Tuberculosis Control Program awardee for having the "Highest Regional Enrollment for TB Preventive Treatment for the year 2022".

The said recognition held at Luxent Hotel, Diliman, Quezon City and awarded by DOH-Center for Health Development, Region IV-A was personally received by Dr. Rosalina N. Veridiano, Municipal Health Officer, Eufemia D. Gonzales, Nurse Coordinator at Marites M. Dressing room, Laboratory Coordi-



Mayor Francisco T. Mendoza Jr.

nator This is in commemoration of the said agency's month of August as National Lung Month and recognition of LGUs and Rural Health Units that participate in the National Tuberculosis Control Program.

In relation to this,
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TESDA Cavite to launch 2023 World Café of Opportunities

TRECE MARTIRES CITY, CAVITE (PIA) – The Technical Education and Skills Development Authority (TESDA) Cavite Provincial Office prepares for the conduct of a job facilitation activity dubbed "World Café of Opportunities (WCO) this August 22 to further operationalize the agency's Job Linkaging and Networking Services (JoLiNS).

The program is in support of the TESDA's

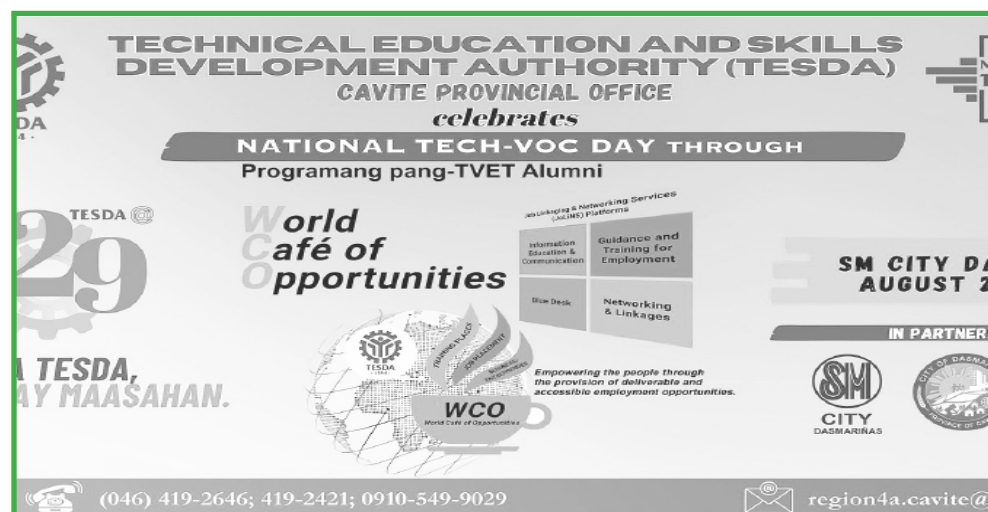
three-pronged direction toward poverty alleviation as embodied in the JoLiNS which was institutionalized with the objective of helping TVET graduates/alumni in landing a job.

The activity will take place at SM City Dasmariñas, in collaboration with the Local Government of Dasmariñas City, the Provincial Government of Cavite, the Provincial Public Employment Service (PPE-SO) of Cavite, and the As-

sociation of Cavite Training Institutions and Vocational Educators, Inc. (ACTIVE).

TESDA Provincial Director Rosalinda B. Talavera explained that the World Café of Opportunities (WCO) through the Job Linkaging and Networking Services (JoLiNS) of TESDA was institutionalized through TESDA Circular No. 38 series of 2016, with the sole purpose of increasing the latter's employment

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TECHNICAL EDUCATION AND SKILLS DEVELOPMENT AUTHORITY (TESDA)
 CAVITE PROVINCIAL OFFICE
celebrates
NATIONAL TECH-VOC DAY THROUGH
 Programang pang-TVET Alumni

World Café of Opportunities

Job Linkaging & Networking Services (JoLiNS) Platforms

- Information Education & Communication
- Guidance and Training for Employment
- Blue Desk
- Networking & Linkages

SM CITY DASMARIÑAS
AUGUST 22

IN PARTNER!

TESDA
AY MAASAHAN.

WCO
 World Café of Opportunities

Empowering the people through the provision of deliverable and accessible employment opportunities.

(046) 419-2646; 419-2421; 0910-549-9029

region4a.cavite@tesda.gov.ph

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EDITORIAL

Pederalismo, bokya sa Pinoy?...

Hanggang sa kasalukuyan, hindi tumitigil si Senador Robin Padilla sa pagsusulong ng pederalismo (federalism) na ayon sa kanya ay ang porma ng gobyerno na mas maayos at makatutulong sa pag-unlad at pagpapatatag ng bansa. Subalit ayon naman sa mga naglabasang ulat, 67 porsiyento ng sambayanang Pinoy ay ayaw sa Federalism batay sa resulta ng survey na isinagawa ng Pulse Asia. BOK-YA! AYAW!

Hindi naman nakapagtataka iyan. At mas kapani-paniwala ang balitang iyan kesa sa kung ang inilabas ay pabor ang mga Pilipino. Ang dahilan, hindi alam at hindi lubos na nauunawaan ng mayoriya o higit na nakararaming Pinoy kung ano ga iyang federalismo. Paano nga nila tatanggapin ang isang bagay na hindi nila alam kung ano ito? Iba na ngayon ang mga ordinaryoong Pinoy, matatalino na, hindi na basta maloloko o mapapaniwala. Nadala na. Ang sabi ng gobyernong Duterte noon, paspasan na nila ang isasagawang information campaign para ipaunawa sa mga tao kung ano ang pederalismo at anu-ano ang kabutihang maidudulot ng ganitong porma ng pamahalaan.

Subalit hanggang sa ngayon, wala na sa puwesto si Duterte, at si PBBMarcos na ang pangulo, wala namang nangyari. Nganga pa rin ang karamihan sa mga Pinoy kung ano ba talaga iyang FEDERALISM. Medyo tumahimik si Senador Padilla kaugnay ng isyu. May lumabas pa ngang balita noon na isasabay sa 2025 polls ang plebisito kung gusto ng Pinoy ang pederalismo.

O sa pamamagitan na lamang ng isang constitutional convention. Marami ang umaangal Bakit ga raw nagmamadali? Sana raw, tutal mahaba pa ang panahon, marami pang oras para lubos na mai-paunawa ang lahat sa mga tao, ay maghinay-hinay muna at huwag ipilit. Ang hinog daw sa piliit ay mapait. Sana, maunawaan ng mga nasa gobyerno na nagsusulong ng pederalismo na kapag hindi lubos na unawa ng mga tao kung ano ito talaga, ay mas mapanganib.

OO at HINDI lamang naman ang isasagot nila. Madaling isulat sa kapiasang papel sa araw ng plebisito. Subalit kung hindi alam kung ano ang kanilang binotohan, baka dumating ang sandali na mahirapan silang sumunod at makiisa. Mas lalong MALAKING PROBLEMA? Mag-isip muna tayong mabuti. Ang pagsisisi ay laging nasa huli...

Kawit tourism presents local history and culture through heritage tour

TRECE MARTIRES CITY, CAVITE (PIA) - The local government of Kawit, through its Tourism Office, offers a free heritage tour, done every Thursday of August, as part of the month-long celebration of Kawit Day.

Municipal Tourism head Rhouz Camposanto, in an interview on Tuesday, said the tour is a regular activity every August and is being done to make its town folks, especially the youth and various sectors, realize the municipality's significance and the various roles it has played in history and the country's independence.

"M a h a l a g a n g makilala ng bagong henerasyon ang ating Kawit at ang

ambag natin sa kasaysayan pati na sa kalayaan ng ating bansa," (it is important for the new generation to have an in depth knowledge about our town and its contribution to history and independence), said Camposanto.

Through this understanding, it is the LGU's hope that it will forge appreciation and love for the historical town.

Done in partnership with the National Historical Commission of the Philippines (NHCP), the tour itinerary includes the town's historical landmarks like Museo ni Baldomero Aguinaldo, Diocesan Shrine and Parish of St. Mary Magdalene, the Battle of Binakayan Monument and the Aguinal-

do museum and freedom park.

Guests will be touring around on board Cavite's very own baby bus. Tour guides, including water on board and some light snacks, are also provided.

To date, local tourism has catered to youth groups, the LGBTQIA+ community, religious orga-

nizations, tour operators, and persons with disability (PWD) sector.

There are two remaining Thursdays left to join the tour - on the 24th and 31st of August - and non-Kawit residents are welcome to join. (RF/PIA-Cavite; with reports from Gladys Pino)

Scientists push face mask use anew in UK due to new Covid variant

LONDON – Scientists have called for people in the UK to wear face masks again amid a worrying new Covid-19 variant "mutation."

They expressed concern over a subvariant of Omicron, "Eris," which now accounts for one in 10 cases in the UK.

The number of people diagnosed with the virus jumped from an estimated 3.3 per 100,000 to 7.2 in the space of less than a month, the Mirror reported Wednesday.

A new sub-strain referred to as "BA.6" has also caused worry, although it has only been found in Denmark and Israel for now.

Trisha Greenhalgh, a primary healthcare expert at the University of Oxford, urged people to wear masks again. "My various science WhatsApp groups are buzzing. Genetic lineage clips and diagrams flying back and forth. I understand little of the detail, but it looks like it's once again time to MASK UP," she said on X, formerly known as Twitter.

Prof. Christina Pagel from University College London also said the sub-strain had the potential to cause "a big wave."

The variant has a "LOT of new mutations that makes it (very) different to previous Omicron strains," she said on X.

Additionally, in an opinion piece published this week in the British Medical Journal, Pagel said "it is reasonably certain that we have entered another Covid-19 wave." (Anadolu)

Cavite Provincial Jail/Provincial Government of Cavite,TWG Galing Pook Foundation Onsite Validation

On August 17, 2023, validators of the Galing Pook Foundation visited the Province of Cavite for the onsite validation of the Provincial Government's program entry for this year's Galing Pook Awards – the LINKod Beyond Bars: A Social Inclusion Program of Cavite Provincial Jail (CPJ) Using E-Technologies. The validators were Former Bulacan Governor Josefina M. Dela Cruz and Bantay Kita National Coordinator Vincent Lazatin, joined by Ms. Monette Montemayor, Program Staff from Galing Pook Foundation.



Community Affairs, Mr. Alvin S. Mojica and PCOL Gil T. Torralba (Ret.) who provided guidance in the inception and implementation of the program during his tenure as Provincial Warden of the Cavite Provincial Jail.

The different offices of the Provincial Government of Cavite (PGC) composing the project management team

were also represented by the department heads who provided vital inputs during the discussions at the Sangguniang Panlalawigan Session Hall, Legislative Building in Trece Martires City. Likewise, the CPJ team and the Galing Pook PGC Technical Working Group headed by Ms. Anne Minnette M. Dastas were present and ready for the in-

quiries and clarifications from the validators.

The validation team also visited the provincial jail to personally have a glimpse of the various components of the LINKod Beyond Bars and how they are being implemented. They also had the opportunity to interact with the other stakeholders and beneficiaries of the program.

DTI heightens school supplies...from page 1

teering and other unjust sales practices."

The team inspected stores in Divisoria that sell school supplies, particularly those offering items listed in the Gabay sa Pamimili or price guide for school supplies, such as specific brands of notebooks (composition, spiral, and writing), pad papers (Grades 1-4 and intermediate), pencils, ballpoint pens, crayons, erasers, sharpeners, and rulers.

Twenty-two (22) of the 23 stores inspected conformed with the price guide. Meanwhile, the DTI called the attention of one (1) retail store upon noticing a school supply item priced higher than the price guide and mandated it to submit a written explanation within three (3) days from receipt of the letter.

Further, Secretary Pascual stressed, "I gave orders to our Regional and Provincial Offices to conduct school supplies price monitoring in various provinces in the country prior to the opening of the school year. We are conducting this nationwide."

Other than prices, the DTI also inspected school supplies' conformance with the Philippine National Standards (PNS), particularly on product specifications for office and school supplies that provide safety and quality requirements of certain products to ensure reliability and safe usage, and compliance with other Fair Trade Laws (FTLS).

The DTI team also inspected school supplies items' product specification, markings, and labels.

The Food and Drug Administration (FDA), led by FDA South Luzon Cluster Director Arnold G. Alindada was present during the operation. The FDA conducted "test-buy" of some school supplies, such as crayons and watercolors, which will be subjected to further analysis, particularly of the chemical content/s thereof.

According to the Consumer Act of the Philippines (RA 7394), manufacturers, importers, distributors, and retailers shall be liable for damages caused to consumers by defective and unsafe products as well as for insufficient or inadequate information on the use and hazards.

With this, Secretary Fred Pascual urged consumers to diligently check if school supplies are FDA-approved to ensure that materials used are safe for their children.

The Department engages in a campaign against uncertified items in the market, including the enforcement of technical regulations mandating compliance with Philippine Standard Certification Mark Schemes, particularly Department Administrative Order No. 02, Series of 2007.

Environmental watchdogs EcoWaste Coalition and Interfacing Development Interventions for Sustainability (IDIS) have warned parents and government authorities against school supplies containing the toxic substance phthalates, which may be harmful to children.

In a joint press statement, the environmental groups said phthalates, a synthetic compound usually used to soften products made of polyvinyl chloride (PVC) plastic such as eraser is among the known endocrine disrupting chemicals or EDCs.

According to EcoWaste and IDIS, exposure to high concentrations of phthalates can affect hormones such as estrogen or testosterone. It can also interfere with normal growth and brain development of children.

EcoWaste Coalition said its personnel bought a number of school supplies, many of which were lacking labels, from street vendors and retail stores in Divisoria and Quiapo in Manila, where materials are sold at lower prices, and in Pasay, Makati and Quezon City.

Using a handheld X-Ray Fluorescence device, the group scanned art materials, bags, water containers and rain gears, as well as accessories for school children, such as hair clips.

Out of 87 samples, 34 were found to have lead and/or cadmium above levels of concern.

Lead was detected in 32 samples that exceeded the regulatory limit of 90 parts per million. It was found highest in the Artex Fine Water Colors (bright yellow cake) at 86,000 ppm.

The water color brand was banned by the Food and Drug Administration as early as 2014 for its high lead levels.

Cadmium was also found in at least 12 samples, including raincoats and backpacks.

According to the World Health Organization, lead exposure can cause lifelong learning and behavioral problems among children, and hypertension and other health issues among adults.

"Even relatively low levels of exposure can cause serious and, in some cases, irreversible neurological damage," EcoWaste Coalition said.

Cadmium has been classified as carcinogenic to humans. It has also been associated with birth defects and learning disabilities.

The DTI enjoins consumers to report retailers, distributors, and manufacturers that sell basic necessities above their SRPs or uncertified items, through the Consumer Care Hotline at DTI (1-384) or consumer@dti.gov.ph. (pia-ncr)



KABATAANG AT LETANG IMUSEÑO, HAKOT MEDALYA SA PALARONG PAMBANSA

Muling nag-uwi ng mga parangal ang mga kabataang Imuseño sa kanilang paglahok sa Palarong Pambansa 2023 ng Department of Education (DepEd) na ginanap mula noong Hulyo 31 hanggang Agosto 5, 2023 sa Marikina City. Nanguna rito si Matthew Thomas Alumbres na nakakuha ng pitong medalya sa swimming category. Dalawa rito ay gintong medalya habang ang lima naman ay pilak na medalya. Wagi rin si James Brendon Merced na masungkit ang ginto, pilak, at tansong medalya sa swimming category para sa SPED (Special Education).

Tatlong medalya rin ang napanalunan ni Alliyah Lei Obregon sa paglahok sa swimming games. Kinabibilangan ito ng dalawang pilak at isang tansong medalya. Sa kaniyang laban sa triple jump event, naiuwi ni Jonalyn Hala-san ang pilak na medalya.

Hindi rin nagpahuli ang football team ng Imus nang makuha ang pilak na medalya sa football secondary division.

Nasa ika-limang pwesto naman ang koponan ng lungsod sa volleyball elementary boys category.

Ang Palarong Pambansa ay ang taunang sport event ng DepEd kung saan nagtatagisan sa iba't ibang larangan ang mga kabataang atleta mula sa 17 rehiyon ng bansa.

Nagbalik ito ngayong taon matapos ang apat na taong pagkatigil bundod ng pandemya.

Binabati ng Pamahalaang Lungsod ng Imus ang bawat kabataang atletang Imuseño sa lakas at galing na kanilang ipinamalas!

CAVITEX...from p12

the opportunity to adjust and enjoy the old toll rates for a period of about three months. We believe this program will help alleviate the financial burden on our valued PUV drivers and provide them with a smoother transition during this time. We remain committed to supporting the PUV community and ensuring their continued success on the road," said MPTC President and CEO Rogelio Singson. The toll reprieve program has been designed to be user-friendly and convenient for PUV operators and drivers. Through a simple RFID enrollment process, operators can easily register their accounts in coordination with their respective transport organizations. Once enrolled, the program will automatically apply the reprieve for a duration of 90 days, starting from the first day of the implementation of the new toll rates. Cavite Infrastructure Corporation is a concessionaire of the Metro Pacific Tollways Corporation, the leading tollway and mobility service provider in the country. Aside from CAVITEX, MPTC also holds concession rights for Cavite-Laguna Expressway (CALAX), North Luzon Expressway (NLEX), Subic-Clark Expressway (SCTEX), NLEX Connector, and Cebu-Cordova Link Expressway (CCLEX)

T.M.C CAVTE

Pormal na binuksan ni Bb. Sherylou C. Alfaro, OIC, Training Center Superintendent I/Assistant Center Director ang tatlong araw na pagsasanay sa Large Animal Production noong ka-16 ng Agosto 2023 sa DA-ATI CALABARZON, Trece Martires City, Cavite.

Layunin ng pagsasanay na mapalawak ang kaalaman at kasanayan ng mga Agricultural Extension Workers(AEWs) at farmer-recipients sa pag-aalaga at pamamahala ng Large Animal sa kani-kanilang munisipalidad.

Ang pagsasanay ay isinasagawa sa pakikipag-ugnayan sa DA-Regional Field Office CALABARZON Livestock Program.

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),
Petitioner / Mortgagee,

-versus-

File No. **FC-DC-0888-23**
For: Extra-Judicial Foreclosure of Real Estate Mortgage under Act No. 3135 as amended by Act No. 4118

MARIA PAZ S. MARTINEZ married to LEVY A. MARTINEZ,
Respondents / Mortgagors.
x-----x

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act No.3135, as amended by Act No. 4118 filed by the petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, a government financial institution duly organized and existing under and by virtue of Republic Act. No. 9679, with postal address at The Petron Mega Plaza Building No. 358 Sen. Gil Puyat Avenue, Makati City, in favor of the PLANTERS DEVELOPMENT BANK., a corporation duly organized and existing under and by virtue of the laws of the Republic of the Philippines with principal place of business at 149 Legaspi St., Legaspi Village, Makati City, Metro Manila, against the respondents/mortgagors, **MARIA PAZ S. MARTINEZ married to LEVY A. MARTINEZ**, with postal address at 113 c. De Venecia st., Mandaluyong City; Lot 47, Block 8, Greenbreeze Village, Brgy. Lancaan, Dasmariñas City, Cavite and for the satisfaction of the mortgaged debt which as of 28 April 2023 amounts to **THIRTY THOUSAND TWO HUNDRED SIXTY FIVE PESOS & 11/100 (Php 30,265.11)**, exclusive of legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **SEPTEMBER 15, 2023** at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro1 1, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-176668

IT IS HEREBY CERTIFIED that certain land situated in Municipality of Dasmariñas, Province of Cavite, bounded and described as follows:

A parcel of land (Lot 47 Blk 8 of the cons. & subd. plan PCS-04-000683, being a portion of the cons. of Lots 3841-A & 3841-B (LRC) PSD-214431, LRC Rec No. 8843), situated in the Bo. of Lancaan, Municipality of Dasmariñas, Province of Cavite. Bounded on the SW., along line 1-2 by Road Lot 4; on the NW., along line 2-3 by Lot 48, Blk. 8; on the NE., along line 3-4 by Block 50 (Open Space) and on the SE., along line 4-1 by Lot 46, Blk. 8, all of the cons. & subd. plan. Beginning at a point marked "1" on plan being N. 27 Deg. 52'W., 1374.40 m. from MON. No. 154, Imus Estate; Thence N. 77 Deg. 42'W., 10.00 m. to point 2; thence N. 12 Deg. 53 'E., 18.89 m. to point 3; thence S. 70 Deg. 32'E., 10.00 m. to point 4; thence S. 12 Deg. 40'W., 17.64 m. to the point of beginning; containing an area of ONE HUNDRED EIGHTY TWO (182) SQUARE METERS. All points referred to are indicated on the plan and are marked on the ground by P.S., CYL. CONC. MONS.bearings true; date of original survey July 27, 1905-June 1, 1908 and that of the cons. & subd. plan, Feb. 12- April 30, 1981 which was approved on Oct. 12, 1981.

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.
All sealed bids must be submitted to the undersigned on the above-stated time and date.
In the event the publication auction should not take place on the said date and me, it shall be held on **SEPTEMBER 29, 2023** at the same time and place without further notice.

Dasmariñas City, Province of Cavite, July 28, 2023.

GERALD A. FARGAS
Sheriff IV

ATTY. MARCELA L. BAYBAY
Clerk of Court VI & Ex-Officio Sheriff

Copy furnished:
Home Development Mutual Fund (PAG-IBIG Fund)
The Petron Mega Plaza Building
No. 358 Sen. Gil Puyat Avenue, Makati City

Atty. Julius Voltaire Rommel C. Cubelo
Attorney-in-Fact, 24K ACCOUNTS CONSULTANT, INC.
3F Intell College Bldg., No. 11 Pittsburgh St.,
Brgy. Silangan, Cubao, Quezon City

MARIA PAZ S. MARTINEZ & LEVY A. MARTINEZ
113 c. De Venecia St., Mandaluyong City
Lot 47, Block 8, Greenbreeze Village,
Brgy. Lancaan, Dasmariñas City, Cavite

Notice Posted at
1.The Bulletin Board of Regional Trial Court Dasmariñas City, Cavite
2.The Bulletin Board of Dasmariñas City Hall
3.The Bulletin Board of Dasmariñas City Post Office
4.The Bulletin Board of Dasmariñas City Public Market

PUBLICATION : "Cavite Ngayon"
DATES : August 7, 14 & 21, 2023
Raffle Date of Judicial Notices : July 21, 2023

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),
Petitioner / Mortgagee,

-versus-

File No. **FC-DC-0859 - 23**
For: Extra-Judicial Foreclosure of Real Estate Mortgage under Act No. 3135 as amended by Act No. 4118

MERLA DEGUIT,
Respondent / Mortgagor.
x-----x

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act No.3135, as amended by Act No. 4118 filed by the petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, a government financial institution duly organized and existing under and by virtue of Republic Act. No. 9679, with postal address at The Petron Mega Plaza Building No. 358 Sen. Gil Puyat Avenue, Makati City, in favor of the HOUSEHOLD DEV'T. CORP., a corporation duly organized and existing under and by virtue of the laws of the Republic of the Philippines with principal place of business at Camella Centre, Alabang Zapote Road, Talon, Las Piñas City, Metro Manila against the respondent/mortgagor, **MERLA DEGUIT**, with postal address at No. 120 Asther Dulo Street, T.S. Cruz, Almanza, Las Piñas City, Metro Manila; Lot 21, Block 10, San Marino South II, Salawag, Dasmariñas City, Cavite and for the satisfaction of the mortgaged debt which as of 18 April 2023 amounts to **THREE HUNDRED TWENTY TWO THOUSAND SIXTY NINE PESOS & 86/100 (Php 322,069.86)**, exclusive of legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **SEPTEMBER 15, 2023** at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro1 1, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit :

TRANSFER CERTIFICATE OF TITLE NO. T-546364

IT IS HEREBY CERTIFIED that certain land situated in Municipality of Dasmariñas, Province of Cavite, bounded and described as follows:

A parcel of land (Lot 21 LRC of the subd. plan, PSD-042106-075975, being a portion of Block 20, PCS-042106-008537, LRC Rec. No.), situated, in the Brgy. of Salawag, Municipality of Dasmariñas, Province of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 22; on the SW., along line 2-3 by Lot 19,

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE

Notice is hereby given that the estate left by the deceased **JOHN MONTAJES CANILLO** consisting of three (3) parcels of land all situated at Brgy. Paliparan, Dasmariñas, Cavite covered by **TCT No. T-1185706; TCT No. T-1185707 and TCT No. T-1185708** respectively has been the subject of an Extra-Judicial Settlement of Estate with Deed of Absolute Sale by and among the heirs of the deceased as per Doc. No. 290, Page No. 58, Book No. 07, Series of 2023 of Notary Public Atty. Gerald C. Sergio.

Sgd. By all the heirs
CN: Aug. 7, 14 & 21, 2023

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE and PARTITION

Notice is hereby given that the estate left by the deceased **ERNESTO F. BRODETH and RAQUEL B. BRODETH** consisting of a parcel of land situated at BBo. Salitran, Dasmariñas, Cavite covered by **TCT No. T-90470** has been the subject of an Extra-Judicial Settlement of Estate with Deed of Absolute Sale and Partition by and among the heirs of the deceased as per Doc. No. 498, Page No. 100, Book No. 11, Series of 2023 of Notary Public Atty. Gerald C. Sergio.

Sgd. By all the heirs
CN: Aug. 7, 14 & 21, 2023

both of Blk. 10; on the NW., along line 3-4 by Alley 3; and on the NE., along line 4-1 by Lot 23, Blk. 10, all of the subd. plan. Beginning at a point marked "1" on plan being N. 11 Deg. 51'W., 360.06 m. from MON. 164, Imus Estate; Thence S. 68 Deg. 56'W., 7.00 m. to point 2; thence N. 21 Deg. 04' W., 10.00 m. to point 3; thence N. 68 Deg. 56'E., 7.00 m. to point 4; thence S. 21 Deg. 04'E., 10.00 m. to the point of beginning; containing an area of SEVENTY (70) SQUARE METERS. All points referred to are indicated on the plan and are marked the ground by P.S., CYL. CONC. MON. 15x60 cm; bearings true; date of original survey July 27, 1905-June 11, 1908 of the subd. survey: April 4-16, 1994 which was approved on Nov. 11, 1994.

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.
All sealed bids must be submitted to the undersigned on the above-stated time and date.
In the event the publication auction should not take place on the said date and me, it shall be held on **SEPTEMBER 29, 2023** at the same time and place without further notice.

Dasmariñas City, Province of Cavite, July 28, 2023.

GERALD A. FARGAS
Sheriff IV

ATTY. MARCELA L. BAYBAY
Clerk of Court VI & EX-Officio Sheriff

Copy furnished:
Home Development Mutual Fund (PAG-IBIG Fund)
The Petron Mega Plaza Building
No. 358 Sen. Gil Puyat Avenue, Makati City

Atty. Maybelle Joy E. Bernales
Anchor Collection Services Inc.
Bldg. #2 Malakas cor Mapagmahal St.,
Brgy. Pinyahan, Quezon City

MERLA DEGUIT
No. 120 Asther Dulo Street, T.S. Cruz, Almanza, Las Piñas City, Metro Manila
Lot 21, Block 10, San Marino South II, Salawag, Dasmariñas City, Cavite

PUBLICATION: CAVITE NGAYON
DATES: August 7, 14 & 21, 2023
Raffle Date of Judicial Notices: July 21, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

HOME DEVELOPMENT MUTUAL
FUND (PAG-IBIG FUND),
Mortgagee,

FC Case No. 18031-23
EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER ACT
3135 AS AMENDED BY ACT 4118

JULIUS B. SARASPE married to CYNTHIA P. SARASPE,
Mortgagors.
x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **JULIUS B. SARASPE married to CYNTHIA P. SARASPE**, mortgagors, with residential and postal address at C 765 ME Purok 6, Vinalon Street, Brgy. Cupang, Muntinlupa City and/or Lot 14, Block 25, Phase 2, Greenpark Villas, Malagasang II-C, Imus, Cavite, to satisfy the mortgage indebtedness which as of March 31, 2023 amounts to **SIX HUNDRED SIXTY ONE THOUSAND EIGHT HUNDRED THIRTY FIVE PESOS AND 12/100 (Php661,835.12)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **AUGUST 29, 2023** at 10:00 o'clock in the morning or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2018047248

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),
Mortgagee,

-versus-

FC CASE NO. 17979-23
Extra-judicial Foreclosure of Real Estate
Mortgage Under Act No. 3135, as Amended,
Republic Act No. 4118

NELIA A. AMAGAN married to RICHARD L. AMAGAN,
Mortgagors.
x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal office at The Petron Mega Plaza Building, NO. 358 Sen. Gil Puyat Avenue, Makati City, against **NELIA A. AMAGAN married to RICHARD L. AMAGAN**, mortgagors, with residence and postal addresses at Lot 4 Blk. 27, ACM Woodstock Homes, Phase 2, Alapan I, Imus, Cavite, to satisfy the mortgage indebtedness which as of March 21, 2023 amounts to **FOUR HUNDRED TWENTY EIGHT THOUSAND FOUR HUNDRED TWENTY NINE PESOS & 54/100 (P428,429.54)** Philippine Currency, including interest and penalties but excluding attorney's fees, sheriffs fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at Public Auction on **SEPTEMBER 12, 2023** at 10:00 a.m., or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus, Bulwagan Ng Katarangan, Aguinaldo Highway, Imus, Cavite, to the highest bidder for cash and in Philippine Currency, the following property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-758593

Lot No: 14 Block No: 25 Plan No: PCS-04-028050
Portion of: LOT 1833 AND 1834 OF THE IMUS ESTATE,; LOT 1830-B, (LRC) PSD-303043; LOT 1830-A, (LRC) PSD-303043; 8843
Location: Barangay of Malagasang, Municipality of Imus, Province of Cavite, Island of Luzon
Boundaries:
LINE DIRECTION ADJOINING LOT(S)
1-2 SE LOT 16, BLOCK 25, PCS-04-028050
2-3 SW ROAD LOT 31 (6.50 M.) PCS-04-028050
3-4 NW LOT 12, BLOCK 25, PCS-04-028050
4-1 NE LOT 13, BLOCK 25, PCS-04-028050
Area: THIRTY SIX SQUARE METERS (36), 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, it shall be held on **SEPTEMBER 5, 2023** at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, June 20, 2023

EMANUELLE H. FRANCISCO
Sheriff IV

APPROVED
ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED:
HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City
ATTY. MAYBELLE JOY E. BERNALES
Anchor Collection Services Inc.
Bldg. #2 Malakas cor. Mapagmahal St., Brgy. Pinyahan, Quezon City
JULIUS B. SARASPE married to CYNTHIA P. SARASPE
C 765 ME Purok 6, Vinalon Street, Brgy. Cupang, Muntinlupa City and/or Lot 14, Block 25, Phase 2, Greenpark Villas, Malagasang II-C, Imus, Cavite

CN: Aug. 7, 14 & 21, 2023

"A parcel of land (Lot 4, Blk. 27 of the cons-/subd. Plan, Pcs-04-011778, being a portion of the cons. of Lot 5-E (LRC) Psd-282485, Lot 1580, Rs-04-002149, Lot 1582, Imus Estate; Lots 1-14, Blk. 4; Lots 1-14, Blk. 5; Lots 1-6, Blk. 1; Lots 1-6, Blk. 2; Road Lots 1,2,3, and 17, Lots 1-13, Blk 3; Psd-04-085471, L.R.C. Rec. No.), situated in the Brgy. of Carsadang Bago, Mun. of Imus, Prov. of Cavite. Bounded on the SE., along line 1-2 by Lot 2, Blk. 27; on the SW., along line 2-3 by Rd. Lot 26 (6.50 m. wide) on the NW., along line 3-4 by Lot 6; on the NE., along line 4-1 by Lot 3, Blk. 27; all of the cons-/subd. plan. x x x containing an area of THIRTY SIX (36) SQ. METERS. x x x"

All sealed bid must be submitted to the undersigned on the stated time and date.
In the event the public auction should not take place on the said date, it shall be held on **SEPTEMBER 19, 2023** at 10:00 a.m. without prior notice.
Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property and encumbrances thereon if any there be.

Imus City, Cavite, May 19, 2023.

BENITO A. CARRASCAL
Sheriff IV/RTC Branch 120

Approved:
ARMIE A. FRANCISCO
Clerk of Court VI

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City
ATTY. JOHN LINCOLN F. LAURON
Attorney-In-Fact, The Law Firm of
Lauron Delos Reyes and Partners
Unit 1003 Union Square Condominium
#145 1.9 Avenue, Cubao, Quezon City
GERRY T. ROJAS married to EDGELINE D. ROJAS
Block 2 Lot 20 St. Mathew St., Cardinal Village,
Salitran III, Dasmariñas Cavite and/or
Blk. 8 Lot 28 Ph. 1 Greengate Homes, Malagasang II, Imus, Cavite

CN: AUG. 7, 14 & 21, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),
Mortgagee,

FC Case No. 18153-23
EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER ACT
3135 AS AMENDED BY ACT 4118

GERRY T. ROJAS married to EDGELINE D. ROJAS,
Mortgagors.
x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **GERRY T. ROJAS married to EDGELINE D. ROJAS**, mortgagors, with residence and postal address at Block 2 Lot 20 St. Mathew St., Cardinal Village, Salitran III, Dasmariñas Cavite and/or Blk. 8 Lot 28 Ph. 1 Greengate Homes, Malagasang II, Imus, Cavite to satisfy the mortgage indebtedness which as of March 21, 2023 amounts to **FOUR HUNDRED NINETY FIVE THOUSAND THREE HUNDRED FORTY SEVEN PESOS and 67/100 (P495,347.67)** Philippine Currency, including interest and penalty charges but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at public auction on **SEPTEMBER 12, 2023** at 10:00 a.m. or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus, Bulwagan Ng Katarangan, Aguinaldo Highway, Imus, Cavite, to the highest bidder, for CASH and in Philippine Currency, the following property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 1328201

"A parcel of land (Lot 28 Blk. 8 of the cons.-subd. plan Pcs-04-023656, being a portion of cons. of Lots 1852 & 1853 Port, Imus Estate, L.R.C. Rec. No. 8843), situated in the Brgy. of Malagasang 2, Mun. of Imus, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Lot 30, Blk. 8; on the NW., along line 2-3 by Road Lot 8 (6.50 m. wide); on the NE., along line 3-4 by Lot 26; and on the SE., along line 4-1 by Lot 29, both of Blk. 8, all of the cons.-subd. plan. x x x containing an area of THIRTY SIX (36) SQ. METERS. x x x"

All sealed bid 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, it shall be held on **SEPTEMBER 19, 2023** without prior notice.
Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property and encumbrances thereon if any there be.

Imus, Cavite, Philippines, June 8, 2023.

ISRAEL S. MEDINA
Sheriff IV

APPROVED:
ARMIE A. FRANCISCO
Clerk of Court VI

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND
(otherwise known as Pag-ibig Fund)
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City
ATTY. JOHN LINCOLN F. LAURON
Attorney-In-Fact, The Law Firm of
Lauron Delos Reyes and Partners
Unit 1003 Union Square Condominium
#145 1.9 Avenue, Cubao, Quezon City
GERRY T. ROJAS married to EDGELINE D. ROJAS
Block 2 Lot 20 St. Mathew St., Cardinal Village,
Salitran III, Dasmariñas Cavite and/or
Blk. 8 Lot 28 Ph. 1 Greengate Homes, Malagasang II, Imus, Cavite
CN: AUG. 7, 14 & 21, 2023

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE

Notice is hereby given that the estate left by the deceased **ROLANDO AGUILA** consisting of USD Savings Account with MBTC (Metrobank) under SA No. 195-2-19511746-7-Doc. No. 388, has been the subject of an Extra-Judicial Settlement by and among the heirs of the deceased as per Doc. No. 19, Page No. 5, Book No. V, Series of 2023 of Notary Public Atty. Alvin B. Tanguanco. Sgd. By all the heirs

CN: Aug. 7, 14 & 21, 2023

AFFIDAVIT OF SELF-ADJUDICATION

Notice is hereby given that the estate left by the deceased **VIRGINIA CAPUYAN DELA CERNA** consisting of a parcel of land awarded by NHA at Lot 12, Blk. 11, Phase 2, Sec. 23, Pabahay 2000 at Bagtas, Tanza, Cavite has been the subject an Affidavit of Self-Adjudication by the sole heir per Doc. No. 176, Page No. 28, Book No. CLV, Series of 2023 of Notary Public Atty. Leo Montalban Zaragoza. Sgd. By the sole heir.

CN: Aug. 7, 14 & 21, 2023

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(Otherwise known as Pag-IBIG Fund),
Petitioner/Mortgagee,

-versus-

File No. **FC-DC-0923-23**
EXTRA JUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE UNDER ACT 3135, AS AMENDED BY ACT 4118

JOSE C. ATAD JR.,
Respondent/Mortgagor.
X-----X

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND (Otherwise known as Pag-IBIG Fund)**, a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with postal address at c/o Atty. Pompeyo P. Maynigo, Vision Credit & Collection Services Inc., JRDC Bldg. 117 Sen. Gil J. Puyat Ave., Pasay City against respondent/mortgagor, **JOSE C. ATAD JR.** with postal address at Lot 25, Blk. 8, Nazareth St., Town & Country Subdivision, Brgy. BuroI, Dasmariñas City, Cavite and for the satisfaction of the mortgaged debt which as of March 31, 2023 amounts to **TWO MILLION THIRTY NINE THOUSAND FOUR HUNDRED THIRTY FIVE PESOS & 84/100 (Php2,039,435.84)** exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **SEPTEMBER 07, 2023** at 10:00 O'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, BuroI II, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. **057-2010000430**

A PARCEL OF LAND (LOT 25, BLK. 8 OF THE CONS./SUBD. PLAN, PCS-042106-007814, BEING A PORTION OF THE CONS. OF LOTS 1, 2, 4 AND 5, (LRC) PCS-29433 L.R.C. REC. NO.), SITUATED IN THE BRGY. BUROL, MUN. OF DASMARIÑAS, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE

Notice is hereby given that the estate left by the deceased **MERCEDES CAMPOS MEDINA** consisting of a condominium unit situated at Maharlika West, Tagaytay City, Cavite covered by CCT No. 079-2016000071 has been the subject of an Extra-Judicial Settlement of Estate by and among the heirs of the deceased as per Doc. No. 388, Page No. 78, Book No. 15, Series of 2023 of Notary Public Atty. Gerald C. Sergio. Sgd. By all the heirs

CN: Aug. 7, 14 & 21, 2023

Mendez-Nuñez...p1

the Local Government headed by our Mayor, Kgg. Francisco T. Mendoza, Jr., expressed his gratitude to DOH Region IV-A for the said award. Also, the programs of the Municipal Government are made possible through the cooperation of its staff headed by RHU including our partners Barangay Council Members, BHERT, BHW, BNS and Barangay Head. Proof of the said recognition of the Local Government's importance to the health of every Mendezeño family.

ON THE SW., ALONG LINE 1-2 BY LOT 23 BLK. 8; ON THE NW., ALONG LINE 2-3, BY RD. LOT 1, ON THE NE., ALONG LINE 3-4 BY LOT 27, AND ON THE SE., ALONG LINE 4-1 BY LOT 24 BOTH BLK. 8, ALL OF THE CONS./SUBD. PLAN, BEGINNING AT A PT. MARKED "1" ON PLAN, BEING N. 62 DEG. 32"E., 393.96 M. FROM MON. 159, IMUS ESTATE. THENCE N. 16 DEG. 54"W., 18.00 M. TO PT. 2; THENCE N. 73 DEG. 06"E., 10.00 M. TO PT. 3; THENCE S. 16 DEG. 54"E., 18.00 M. TO PT. 4; THENCE S. 73 DEG.06"W., 10.00 M. TO PT. OF BEGINNING, CONTAINING AN AREA OF ONE HUNDRED (180) SQUARE METERS. XXXX ALL PTS REFERRED TO ARE INDICATED ON THE PLAN AND ARE MARKED ON THE GROUND BY P.S. CYL. CONC. MONS. 15X60 CM. BEARINGS TRUE; DATE OF ORIGINAL SURVEY, JULY 27, 1905-JUNE 11, 1908 AND THAT OF THE CONS./SUBD. SURVEY, AUG. 16-31, 1993 AND WAS APPROVED ON FEB. 2, 1994.

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.
All sealed bids must be submitted to the undersigned on the above-stated time and date.
In the event the publication auction should not take place on the said date and time, it shall be held on **SEPTEMBER 21, 2023** at the same time and place without further notice.

25 July 2023, Dasmariñas City, Province of Cavite.

RODRIGO C. ESTOGERO, JR.
Sheriff IV

ATTY. MARCELA L. BAYBAY
Clerk of Court VI & Ex-Officio Sheriff

Copy furnished:
HOME DEVELOPMENT MUTUAL FUND
(Otherwise known as Pag-IBIG Fund),
c/o Atty. Pompeyo P. Maynigo, Vision Credit & Collection Services Inc.,
JRDC Bldg. 117 Sen. Gil J. Puyat Ave., Pasay City.

JOSE C. ATAD JR.
Lot 25, Blk. 8, Nazareth St., Town & Country Subdivision,
Brgy. BuroI, Dasmariñas City, Cavite.

Notice posted at:
1.The Bulletin Board of Regional Trial Court, Dasmariñas City, Cavite
2.The Bulletin Board of Dasmariñas City Hall
3.The Bulletin Board of Dasmariñas City Post Office
4.The Bulletin Board of Dasmariñas City Public Market

PUBLICATION: "Cavite Ngayon"
DATES: August 7, 14 & 21, 2023
Raffle Date of Judicial Notices: 21 July 2023.

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

NATIONAL HOME MORTGAGE FINANCE CORPORATION,
Mortgagee/Assignee,

- versus -

FC CASE NO. **18000-23**
EXTRA-JUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE UNDER ACT 3135 AS AMENDED BY ACT 4118

MAMERTO T. MACARANAS married to VIRGINIA P. MACARANAS,
Mortgagors,
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **NATIONAL HOME MORTGAGE FINANCE CORPORATION**, mortgagee/assignee, with principal place of business at 104 Amorsolo St., Legaspi Village, Makati City against **MAMERTO T. MACARANAS married to VIRGINIA P. MACARANAS**, mortgagors, with residential and postal address at Lot 26 Blk. 45 Golden City Imus, Brgy. Anabu II, Imus, Cavite and Ph. 9 Blk. 7 6th St., AMV, Villamor Airbase, Pasay City, to satisfy the mortgage indebtedness which as of April 30, 2023 amounts to **FOUR MILLION SEVEN HUNDRED FORTY ONE THOUSAND SEVEN HUNDRED SEVENTY FOUR PESOS & 10/100 (P4,741,774.10)**, Philippine Currency, excluding interest and penalties, attorney's fees, sheriffs fees and all other charges incidental to this foreclosure and sale the undersigned will sell at public auction on **SEPTEMBER 12, 2023** at 10:00 A.M. or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus, Cavite, to the highest bidder, for CASH and in Philippine Currency, the following property, with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. **T-375228**

"A parcel of land (Lot 26, Blk. 45 of the subd. plan, Psd-042109-053270, being a portion of Blk. 39, Pcs-04-006191, LRC Rec. No.), situated in the Brgy. of Anabu II, Mun. of Imus, Prov. of Cavite. Bounded on the NE., along line 1-2 by Alley 13; on the SE., along line 2-3 by Road lot 39; on the SW., along line 3-4 by Lot 28; & on the NW., along line 4-1 by lot 25, both of Blk. 45, all of the subd. plan. x x x containing an area of EIGHTY EIGHT (88) SQ. METERS. x x x"

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, it shall be held on **SEPTEMBER 19, 2023** at 10:00 A.M. without further notice.

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

Imus, Cavite, August 7, 2023.

WILMAR M. DE VILLA
Sheriff IV BRANCH 21

APPROVED:
ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED:
NATIONAL HOME MORTGAGE FINANCE CORPORATION
104 Amorsolo St., Legaspi Village, Makati

SPS. MAMERTO T. MACARANAS AND VIRGINIA P. MACARANAS
Lot 26 Blk. 45 Golden City Imus, Brgy. Anabu II, Imus, Cavite and Ph. 9 Blk. 7 6th St., AMV, Villamor Airbase, Pasay City

CN: August 21, 28 & September 04, 2023

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

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,

-versus-

FORECLOSURE CASE NO. F-387-23

REYNALDO C. CUEVAS MARRIED TO ERLINDA C. CUEVAS
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **REYNALDO C. CUEVAS MARRIED TO ERLINDA C. CUEVAS** with residence and postal address at Blk 9 Lot 23, Gen. Santos St., South Cembo, Makati City and Lot 6, Blk 4, ACM-Paramount Subd., Brgy. Navarro, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 10 April 2023 amounts to **TWO HUNDRED TWENTY ONE THOUSAND EIGHT HUNDRED FORTY FIVE PESOS AND 24/100 (P221,845.24)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **13 SEPTEMBER 2023** at 10:00 o'clock in the morning 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. **T-893928**

A parcel of land (Lot 6 Blk. 4 of the subd. plan. Psd-04-104526, being a portion of Lot 1742, San Francisco de Malabon Estate, Rs-04-002673, LRC Rec. No. 5964) situated in the Brgy. of Navarro. Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the NE., along line 1-2 by Lot 5, Blk. 4; on the SE., along line 2-3 by Lot 4, Blk. 4; on the SW., along line 3-4 by Alley Lot 1 (4.50 m. wide) and on the NW., along line 4-1 by Lot 8, Blk. 4, all of the subd. plan. Beginning at a pt. marked "1" on plan XXX CONTAINING AN AREA OF THIRTY TWO (32) SQUARE METERS XXX

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 **04 OCTOBER 2023** 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, 10 AUGUST 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
C/O JEFFREY A. RAMIENTAS, C.P.A.
Greatsource Corporation
2546 A. Bonifacio St.,
Bangkal, Makati City

REYNALDO C. CUEVAS MARRIED TO ERLINDA C. CUEVAS
Blk 9 Lot 23, Gen. Santos St., South Cembo, Makati City
Lot 6, Blk 4, ACM-Paramount Subd., Brgy. Navarro, Gen. Trias, Cavite

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

Publication: Cavite Ngayon
Dates: August 21, 28 & September 04, 2023

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

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee,

-versus-

Foreclosure Case No. **F-390-23**

FEDERICO H. FAUSTINO married to EDITHA A. FAUSTINO,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil. Puyat Avenue, Makati City against the Mortgagor/s, **FEDERICO H. FAUSTINO married to EDITHA A. FAUSTINO** with residence and postal address at: 1.) # 69 Insurance St., G.S.I.S. Village, Project 8, Quezon City; and 2.) Lot 21 Blk 16, Ciudad Adelina, Bo. Buenavista, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of 10 April 2023 amounts to **FOUR HUNDRED SEVENTY FOUR THOUSAND NINE HUNDRED TWENTY FOUR PESOS AND 17/100 (P474,924.17)**, excluding penalties, charges, Attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **13 SEPTEMBER 2023** at 10:00 O'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. **T-29698-**

A parcel of land (Lot 21, Blk. 16 of the subd. plan Psd-042108-063910, being a portion of Lot 5-A, Psd-042108-062989, LRC Rec. No.), situated in the Bo. of Buenavista, Mun. of Gen. Trias, Prov. of Cavite. Bounded on the E., along line 1-2 by Lot 20, Blk. 16; on the S., along line 2-3 by Rd. Lot 15; on the W., along line 3-4 by Lot 22 & on the N., along line 4-1 by Lot 9, both of Blk. 16, all of the subd. plan. Beginning at a pt. marked "1" on plan XXX CONTAINING AN AREA OF SIXTY TWO SQ. M. & FIFTY SQ. DEC. (62.50), xxx

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 **04 OCOTBER 2023** 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, 10 AUGUST 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
C/O JEFFREY A. RAMIENTAS, C.P.A.
2546 A. Bonifacio St.
Bangkal, Makati City

FEDERICO H. FAUSTINO married to EDITHA A. FAUSTINO
69 Insurance St., G.S.I.S. Village, Project 8, Quezon City
Lot 21 Blk 16, Ciudad Adelina, Bo. Buenavista, Gen. Trias, Cavite

WARNING: IT IS ABSOLUTELY PROHIBITED REMOVE DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE DATE OF SALE

Publication: Cavite Ngayon
Dates: August 21, 28 & September 04, 2023

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

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,

-versus-

FORECLOSURE CASE NO. F-320-23

DEMETRIO LICOS GANUELAS JR. married to MA. CARMINA NATI GANUELAS
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **DEMETRIO LICOS GANUELAS JR. married to MA. CARMINA NATI GANUELAS** with residence and postal address at 20 Everlasting St., Zone 6, Signal Village, Taguig City, Metro Manila and Lot 19, Blk 31, Heneral Uno, Pasong Kawayan, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 13 April 2023 amounts to **THREE HUNDRED EIGHTY FIVE THOUSAND FIVE HUNDRED EIGHT PESOS AND 75/100 (P385,508.75)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **13 SEPTEMBER 2023** at 10:00 o'clock in the morning until 12 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. **057-2018024360**

A PARCEL OF LAND (LOT 19, BLK 31 OF THE CONSOLIDATION-SUBDIVISION PLAN PCS-04-027483, BEING A PORTION OF LOT 3183, SAN FRANCISCO DE MALABON ESTATE, RS-04-002268 AND LOT 3299, SAN FRANCISCO DE MALABON ESTATE, RS-04-001981) SITUATED IN THE BARANGAY OF PASONG KAWAYAN, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 5, BLK. 31; ON THE NW., ALONG LINE 2-3 BY LOT 18, BLK. 31; ON THE NE., ALONG LINE 3-4 BY ROAD LOT 29 (6.50 M. WIDE); ON THE SE., ALONG LINE 4-5 BY LOT 20, BLK. 31; AND ON THE SW., ALONG LINE 5-1 BY LOT 4, BLK. 31 ALL OF THE CONSOLIDATION-SUBDIVISION PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN XXX CONTAINING AN AREA OF FIFTY SEVEN (57) SQ. METERS XXX

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 **04 OCTOBER 2023** 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, 10 AUGUST 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
C/O ATTY. PAULINO E. CASES, JR.
CASES COLLECTION MANAGEMENT, INC.
Unit 408 Cityland Condominium 10 Tower II
154 H.V dela Costa Street, Salcedo Village, Makati City
DEMETRIO LICOS GANUELAS JR. married to MA. CARMINA NATI GANUELAS
20 Everlasting St., Zone 6, Signal Village, Taguig City. Metro Manila and Lot 19, Blk 31, Heneral Uno, Pasong Kawayan, Gen, Trias, Cavite

WARNING: It is absolutely prohibited to remove, deface or destroy this Notice of Extra Judicial Sale on or before the date of sale.
Publication: Cavite Ngayon
Dates: August 21, 28 & September 04, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),
Mortgagee,

-versus-
EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER ACT
3135 AS AMENDED BY ACT 4118
FC Case No. 18082-23

WILFREDO C. CARIASO married to
TERESITA LEIGHLANY T. CARIASO,
Mortgagors.
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **WILFREDO C. CARIASO married to TERESITA LEIGHLANY T. CARIASO**, mortgagors, with residential and postal address at Lot 18, Blk. 7, Ph-6 ACM Woodstock Homes, Alapan I, Imus, Cavite, to satisfy the mortgage indebtedness which as of March 21, 2023 amounts to **THREE HUNDRED FOURTEEN THOUSAND ONE HUNDRED NINETEEN PESOS AND 31/100 (Php314,119.31)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **SEPTEMBER 5, 2023** at 10:00 o'clock in the morning or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-778574

"A parcel of land (Lot 18, Blk. 7 of the cons./subd. plan, Pcs-04-012219, being a portion of the cons. of Lots 1287-A, 1287-B, 1287-C & 1287-D, (LRC) Psd-123938, L.R.C. Rec. No. 8843), situated in the Bo. of Calsadang Bago. Mun. of Imus, Prov. of Cavite, Island of Luzon. Bounded on the NE., along line 1-2 by Lot 20, Blk. 7; on the SE., along line 2-3 by Rd. Lot 8; on the SW., along line 3-4 by Lot 16, Blk. 7; and on the NW., along line 4-1 by Lot 17, Blk. 7; all of the cons./subd. plan. x x x containing an area of FIFTY TWO (52) SQ. METERS. xxx."

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, it shall be held on **SEPTEMBER 12, 2023** at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, June 30, 2023

EMMANUELLE H. FRANCISCO
Sheriff IV Branch 4-FC

APPROVED
ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED :
HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)
The Petron Mega Plaza Building No. 358 Sen. Gil Puyat Avenue, Makati City

ATTY. SIMEON P. MADRID
Attorney-in-fact, S.P. Madrid & Associates
Unit 2010 20/F Herrera tower, V.A. Rufino cor. Valero Streets, Makati City

WILFREDO C. CARIASO married to
TERESITA LEIGHLANY T. CARIASO
Lot 18, Blk 7, Ph-6 ACM Woodstock Homes, Alapan I, Imus, Cavite
Lot 18, Blk 7, Ph-6 ACM Woodstock Home, Calsadang Bago, Imus, Cavite
CN: AUG. 14, 21 & 28, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
NAIC CAVITE
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF

HOME DEVELOPMENT MUTUAL FUND
Petitioner-Mortgagee,

-versus-
FNC 2023-357

MARY JEAN C. MARTINEZ,
Respondent-Mortgagor.
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

WHEREAS, upon Extra-Judicial Petition for Sale under Act No. 3135 as amended by the Act No. 4118, filed by **HOME DEVELOPMENT MUTUAL FUND**, Mortgagee, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against **MARY JEAN C. MARTINEZ**, Mortgagor, with postal address at Block 15, Lot 3, Phase 1, Woodstock Homes, Alapan IA, Imus, Cavite and/or Lot 16, Block 7, Phase I, Pasinaya Homes North, Timalan, Naic, Cavite, to satisfy the mortgage indebtedness which as of April 17, 2023, amounted to **SEVEN HUNDRED FORTY EIGHT THOUSAND THREE HUNDRED SEVENTEEN PESOS and 92/100 (Php.748,317.92)** Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on **SEPTEMBER 5, 2023** at 9:00 in the morning or soon thereafter at the Regional Trial Court, Naic Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in Philippine Currency the property with all the improvements thereon, to wt:

TRANSFER CERTIFICATE OF TITLE NO. 057-2019005911

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows: LOT NO. 16, BLOCK NO. 7, PLAN NO: PCS-04-031172, PORTION OF: CONS-SUBD. OF LOTS 2977 & 2978, FLS-986-D, NAIC ESTATE (VS-04-000597), LOCATION: BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON x x x AREA: SIXTY FIVE SQUARE METERS (65), MORE OR LESS x x x.

Prospective bidders are hereby enjoined to investigate for themselves the title of the above-described property and to the encumbrance existing thereon, if any there be.

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, it shall be held on **SEPTEMBER 12, 2023** at same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, July 22, 2023

JANELLE V. LAGADON, MBA
Sheriff IV

Copy furnished:
HOME DEVELOPMENT MUTUAL FUND-
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City

Mary Jean C. Martinez- Block 15, Lot 3, Phase 1, Woodstock Homes, Alapan IA, Imus, Naic, Cavite and/or Lot 16, Block 7, Phase I, Pasinaya Homes North, Timalan, Naic, Cavite

Atty. Maybelle Joy E. Bernales-
ANCHOR COLLECTION
SERVICES INC.
Bldg. #2 Malakas cor. Mapagmahal St., Brgy. Pinyahan, Quezon City

CN: AUG. 14, 21 & 28, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
NAIC CAVITE
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF

HOME DEVELOPMENT MUTUAL FUND
Petitioner-Mortgagee,

-versus-
FNC 2023-394

WILLIAM C. PRADO MARRIED TO
MAFE CATHERINE A. PRADO,
Respondents-Mortgagors.
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

WHEREAS, upon Extra-Judicial Petition for Sale under Act No. 3135 as amended by the Act No. 4118, filed by **HOME DEVELOPMENT MUTUAL FUND**, Mortgagee, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against **WILLIAM C. PRADO MARRIED TO MAFE CATHERINE A. PRADO**, Mortgagors, with postal address at 0002 (A55) Cul De Sac Street, Sun Valley, Paranaque City and/or Lot 21 Blk. 21 Phase 3 Hillsview Royale, Brgy. Timalan Balsahan, Naic, Cavite, to satisfy the mortgage indebtedness which as of March 31, 2023, amounted to **FOUR HUNDRED TWENTY FIVE THOUSAND FIVE HUNDRED TWENTY TWO PESOS and 10/100 (Php.425,522.10)** Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on **SEPTEMBER 12, 2023** at 9:00 in the morning or soon thereafter at the Regional Trial Court, Naic Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in Philippine Currency the property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2021023742

IT IS HEREBY CERTIFIED that a certain land situated in BARANGAY OF TIMALAN BALSAHAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows: LOT NO: 21 BLOCK NO: 21 PLAN NO: PSD-04-236234, PORTION OF: PCN-04-001973, LRC REC. NO. 8340 LOCATION: BARANGAY OF TIMALAN BALSAHAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON x x x AREA: THIRTY FIVE (35) SQUARE METERS, MORE OR LESS.

Prospective bidders are hereby enjoined to investigate for themselves the title of the above-described property and to the encumbrance existing thereon, if any there be.

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, it shall be held on **SEPTEMBER 19, 2023** at same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, July 22, 2023

JANELLE V. LAGADON, MBA
Sheriff IV

Copy furnished:
HOME DEVELOPMENT MUTUAL FUND-
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City

WILLIAM C. PRADO and MAFE CATHERINE A. PRADO- 0002 (A55) Cul De Sac Street, Sun Valley, Paranaque City and/or Lot 21 Blk. 21 Phase 3 Hillsview Royale, Brgy. Timalan Balsahan, Naic, Cavite

Atty. Pompeyo P. Maynigo- Vision Credit & Collection Services Inc. JRDC Building 117 Sen. Gil Puyat Ave., Pasay City

CN: AUG. 14, 21 & 28, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

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

-versus-
EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER ACT
3135 AS AMENDED BY ACT 4118
FC Case No. 18044-23

JANITA T. FERNANDEZ,
Mortgagor.
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **JANITA T. FERNANDEZ**, mortgagor, with residence and postal address at 513-A St. Mary St., Fatima Subd., Zapote, Las Piñas City and/or Lot 36 Block 4 Greengate Homes, Phase 1 Extension, Malagasang II, Imus, Cavite, to satisfy the mortgage indebtedness which as of March 21, 2023 amounts to **FOUR HUNDRED SEVENTY SEVEN THOUSAND SIXTY ONE PESOS and 60/100 (Php 477,061.60)**, Philippine Currency, including interest and penalty charges but excluding attorney's fees, sheriffs fees, and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at public auction on **SEPTEMBER 5, 2023** at 10:00 a.m. or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus, Bulwagan Ng Katarungan, Aguinaldo Highway, Imus City, Cavite, to the highest bidder, for CASH and in Philippine Currency, the following properties with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2011004302

"A PARCEL OF LAND (LOT 36, BLK. 4 OF THE SUBD. PLAN PSD-04-199624, BEING A PORTION OF LOT 1872, IMUS ESTATE, L.R.C. REC. NO. 8843) SITUATED IN BRGY. OF MALAGASANG-2, MUN. OF IMUS, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 35, BLK. 4; ON THE SW., ALONG LINE 2-3 BY LOT 38, BLK. 4; ON THE NW., ALONG LINE 3-4 BY ROAD LOT 13 AND ON THE NE., ALONG LINE 4-1 BY LOT 34, BLK. 4 ALL OF THE SUBD. PLAN. x x x CONTAINING AN AREA OF THIRTY SIX (36) SQUARE METERS, MORE OR LESS. x x x"

All sealed bid 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, it shall be held on **SEPTEMBER 12, 2023** at 10:00 a.m. without prior notice.

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

Imus, Cavite, Philippines, June 6, 2023.

KATREENA MARIE L. POBLETE
Sheriff IV

APPROVED:
ARMIE A. FRANCISCO
Clerk of Court VI

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)
The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City
ATTY. MICHAEL YANCY P. YNGSONG Attorney-in-Fact, RECEIVERS AND LIQUIDATORS INC.
Unit C, 10th Floor, Strata 2000 Bldg., F. Ortigas Jr. Rd., Ortigas Center, Pasig City
JANITA T. FERNANDEZ
513-A St. Mary St., Fatima Subd., Zapote, Las Piñas City and/or Lot 36 Block 4 Greengate Homes, Phase 1 Extension, Malagasang II, Imus, Cavite
CN: AUG. 14, 21 & 28, 2023

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

CREDIT PILIPINAS, INC.,
Mortgagee,

-versus-
FORECLOSURE CASE NO. F-287-23

WENIFREDO S. SEGORON, JR. MARRIED TO
FLORELIZA M. SEGORON,
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, **CREDIT PILIPINAS, INC.**, with business address at Suite 610 West Tower, Tektilite Towers, formerly Philippine Stock Exchange Center, Exchange Road, Ortigas Center, Pasig City against the Mortgagor/s, **WENIFREDO S. SEGORON, JR. MARRIED TO FLORELIZA M. SEGORON** with residence and postal address at Blk. 12 Lot 7, Dreamland Vill. Hagonoy, Taguig City and Lot 27 Blk. 7, Lancaster Subd., Kensington Ph8, Brgy. Navarro, General Trias, Cavite to satisfy the mortgage indebtedness which as of 4 May 2023 amounts to **FOUR HUNDRED EIGHTY SEVEN THOUSAND ONE HUNDRED SEVENTY NINE PESOS AND 51/100 (P487,179.51)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **24 AUGUST 2023** at 10-00 o'clock in the morning until 12 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2018015894

LOT NO: 27 BLOCK: 7 PLAN NO: PCS-04-027575
PORTION OF: LOTS 1655, 3040, (RS-04-002447) & LOT 1654, (RS-04-002855) ALL OF SAN FRANCISCO DE MALABON ESTATE, DECREE NO. 4270; LRC RECORD NO. 5964
LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2 SW LOT 25, BLOCK 7, PCS-04-027575
2-3 NW ROAD LOT 11, PCS-04-027575
3-4 NE LOT 29, BLOCK 7, PCS-04-027575
4-1 SE LOT 28, BLOCK 7, PCS-04-027575
AREA: FIFTY SQUARE METERS (50), 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 **07 SEPTEMBER 2023** 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, 21 JULY 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:
CREDIT PILIPINAS, INC.
Suite 610 West Tower, Tektilite Towers, formerly Philippine Stock Exchange Center
Exchange Road, Ortigas Center, Pasig City

WENIFREDO S. SEGORON, JR. MARRIED TO FLORELIZA M. SEGORON
Blk. 12 Lot 7, Dreamland Vill. Hagonoy, Taguig City
Lot 27 Blk. 7, Lancaster Subd., Kensington Ph8, Brgy. Navarro, General Trias, Cavite

WARNING: It is absolutely prohibited to remove, deface or destroy this Notice of Extra Judicial Sale on or before the date of sale.
Publication: Cavite Ngayon
Dates: Aug. 7, 14 & 21, 2023

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

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,

-versus-
FORECLOSURE CASE NO. F-318-23

NAPOLEONE DANTE G. DIAZ
MARRIED TO RHEA F. DIAZ,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **NAPOLEONE DANTE G. DIAZ, MARRIED TO RHEA F. DIAZ** with residence and postal address at 1518 Sto. Sepulero, Pres. Quirino Ave., Paco, Manila and Lot 1 Block 41 Greenview Subdivision, Santiago, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 31 March 2023 amounts to **SEVEN HUNDRED SIXTY SIX THOUSAND THREE HUNDRED SIXTY NINE PESOS AND 60/100 (P766,369.60)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **13 SEPTEMBER 2023** at 10:00 o'clock in the morning until 12 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 T-1308793

A parcel of land (Lot 1 Blk. 41, of the subd. plan, Psd-04-112194, being a portion of Lot 3524-A. Fis-1662-B, L.R.C. Rec. No.) situated in the Bo. of Santiago, Mun. of Gen. Trias, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Rd. 10 on the NE., along line 2-5 by Lot 2 Blk. 41; on the SE., along line 3-4 by Lot 3 Blk. 41; and on the SW., along line 4-5-1 by Alley 18, all of the subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of FORTY SEVEN (47) SQ. METERS. xxx

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 **04 OCTOBER 2023** 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, 10 AUGUST 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND
c/o ATTY. MELANIO A. BADENAS JR.
Attorney-in-Fact, GCCS & Associates Corp.
RM. 209 Megastate Bldg., No. 737 G. Araneta Ave., Tatalon, Quezon City

NAPOLEONE DANTE G. DIAZ, MARRIED TO RHEA F. DIAZ
1518 Sto. Sepulero, Pres. Quirino Ave., Paco, Manila
Lot 1 Block 41 Greenview Subdivision, Santiago, Gen. Trias, Cavite

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

Publication: Cavite Ngayon
Dates: Aug. 21, 28 & Sept. 04, 2023

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
CITY OF IMUS, CAVITE

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

EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135 AS AMENDED BY ACT 4118
FC Case No. 18065-23

-versus-

JERRYCO N. CHAVEZ married to JOYLYN O. CHAVEZ,
Mortgagors.
x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund), mortgagee, with principal place of business at The Petron Mega Plaza Building, No.358 Sen. Gil Puyat Avenue, Makati City, against JERRYCO N. CHAVEZ married to JOYLYN O. CHAVEZ, mortgagors, with residence and postal address at Lot 11 Block 8, Boston Heights, Brgy. Toolong, Kawit, Cavite, and/or 15896 Bulaong Comp. Multinational Village, Parañaque City, to satisfy the mortgage indebtedness which as of April 17, 2023 amounts to FIVE HUNDRED SIXTY SIX THOUSAND EIGHT HUNDRED EIGHTY FIVE PESOS AND 77/100 (Php566,885.77),Philippine Currency including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on SEPTEMBER 12, 2023 at 10:00 o'clock in the morning or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2014049300

"A PARCEL OF LAND (LOT 11, BLOCK 8, OF THE CONS.-SUBD. PLAN, PCS-04-025180, BEING A PORTION OF THE CONS. OF LOT 1788-A, PSD-04-165640 & LOT 1787, CAD 203-D, LRC RECORD NO.), SITUATED IN THE BARANGAY OF TOCLONG, MUNICIPALITY OF KAWIT, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 9, BLOCK 8, ON THE NE., ALONG LINE 2-3 BY ROAD 6 (6.50 M.); ON THE SE., ALONG LINE 3-4 BY LOT 13, BLOCK 8; AND ON THE SW., ALONG LINE 4-1 BY LOT 12, BLOCK 8, ALL OF THE CONS.-SUBD. PLAN. XXX CONTAINING AN AREA OF THIRTY SIX (36) SQ.M. X X X"

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, it shall be held on September 19, 2023 at 10:00 o'clock in the morning without further notice.
Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said properties and encumbrance therein if any there be.

Imus, Cavite, Philippines, June 13,2023

DWIGHT ALDWIN S. GERONIMO, JD
Sheriff IV, RTC Branch 121

APPROVED
ARMIE A. FRANCISCO
Clerk of Court V1

COPY FURNISHED:
HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund)
The Petron Mega Plaza Building,
No.358 Sen. Gil Puyat Avenue, Makati City
JERRYCO N. CHAVEZ married to JOYLYN O. CHAVEZ
Lot 11 Block 8, Boston Heights, Brgy. Toolong, Kawit, Cavite and/or 15896 Bulaong Comp. Multinational Village, Parañaque City

ATTY.RIZALDY F. DE LEON
Bernales & Associates
Suite 6 Third Floor, A. Francisco Gold Condominium I,
784 EDSA West Kamias District, Quezon City
CN: Aug. 21, 28 & Sept. 4, 2023

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
IMUS, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(Pag-IBIG Fund),
Mortgagee,

FC CASE NO.18240-23
Extra-Judicial Foreclosure of Real
Estate Mortgage Under Act No.
3135, as Amended, Republic Act. No. 4118

-versus-

GINA B. CANJA for herself and as
Atty-In-Fact of her husband ERWIN I. CANJA,
Mortgagors,
x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund), mortgagee, with principal office at The Petron Mega Plaza Bldg. No.358 Sen. Gil Puyat Ave., Makati City, against GINA B. CANJA for herself and as Atty-in-Fact of her husband ERWIN I. CANJA, mortgagors, with postal address at 02 Ilang Ilang St., Andrea Village 1, Panapaan VI, Bacoor, Cavite and/or Lot 9 Blk 4 Palazzo Bello Subd. Brgy. Calsadang Bago, Imus, Cavite, to satisfy the mortgage indebtedness which as of April 28, 2023 amounts to FOUR HUNDRED EIGHTY ONE THOUSAND THREE HUNDRED FORTY EIGHT PESOS AND 56/100 (P481,348.56) Philippine Currency, including interest and penalty charges, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at Public Auction on SEPTEMBER 19, 2023 at 10:00 a.m., or soon thereafter at the main entrance of the Office of the Clerk of Court, Bulwagan Ng Katarungan, Aguinaldo Highway, Imus, Cavite, to the highest bidder for cash and in Philippine Currency, the following property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2011027451

"A PARCEL OF LAND (LOT 9, BLOCK. 4 OF THE SUBD. PLAN PSD-04-188363, BEING A PORTION OF PCN-04-002069, L.R.C. RECORD NO. 8843), SITUATED IN THE BRGY. OF CALSADANG BAGO, MUN.OF IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON.BOUNDED ON THE W, ALONG LINE 1-2 BY ROAD LOT 3, PSD-04-167296 (8.00 M. WIDE); ON THE N., ALONG LINE 2-3 BY LOT 8, ON THE E. ALONG LINE 3-4 BY LOT 27, AND ON THE S, ALONG LINE 4-1 BY LOT 10, ALL OF BLOCK 4, OF THE SUBD. PLAN. xxx CONTAINING AN AREA OF FORTY (40) SQUARE METERS. xxx"

All sealed bid must be submitted to the undersigned on the stated time and date.
In the event the public auction should not take place on the said date, it shall be held on September 26,2023 at 10:00 a.m. without prior notice.
Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property and encumbrances thereon if any here be.

Imus, Cavite, Philippines, August 14, 2023

ANSELMO P. PAGUNSAN, JR.
Sheriff IV RTC, Branch 20

Approved:
ARMIE A. FRANCISCO
Clerk of Court

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG FUND)
The Petron Mega Plaza Bldg., No. 358 Sen. Gil Puyat Ave., Makati City

ATTY.CAESAR S. EUROPA
24 K ACCOUNTS CONSULTANT, INC.
3F Fass Inteli College Bldg., No. 11 Pittsburgh St, Brgy. Silangan, Cubao, Quezon City

SPS.ERWIN I. CANJA & GINA B. CANJA
02 Ilang Ilang St., Andrea Village 1, Panapaan VI, Bacoor, Cavite
Lot 9 Blk 4 Palazzo Bello Subd. Brgy. Calsadang Bago, Imus, Cavite
CN: Aug. 21, 28 & Sept. 4, 2023

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

Notice is hereby given that the estate left by the deceased ELENA OGABANG MANG LAPUZ consisting of a property situated at Blk. 82, Lot 13 Area D-URP-IV, DBB Project, Dasmariñas City, Cavite awared by the NHA has been the subject of an Extra-Judicial Settlement of Estate with with Waiver of Rights by and among the heirs of the deceased as per Doc. No. 164, Page No. 33, Book No. 16, Series of 2023 of Notary Public Atty. Gerald C. Sergio.

Sgd. By all the heirs
CN: Aug. 21, 28 & Sept. 4, 2023

NOTICE OF EXTRA-JUDICIAL SETTLEMENT OF ESTATE

Notice is hereby given that the estate left by the deceased RUFINA AGUILA LUCINDO consisting of a motor vehicle- Honda Tricycle registered with BM TODA with ID No. 213 and Certificate of Registration No. 38288686-0 and MV File No. 1201-00000369901 has been the subject of an Extra-Judicial Settlement of Estate by and among the heirs of the deceased as per Doc. No. 266, Page No. 54, Book No. 11, Series of 2023 of Notary Public Atty. Gerald C. Sergio.

Sgd. By all the heirs
CN: Aug. 21, 28 & Sept. 4, 2023

TESDA Cavite to launch...p1

opportunities and served as a venue to exhibit various products of Dasmariñas through a trade fair.
Ms. Talavera added that with the support of the invited industry employers from various sectors such as construction, agriculture, manufacturing, and tourism, and national government agencies like the Department of Labor and Employment (DOLE), Department of Science and Technology (DOST), Department of Trade and Industry (DTI), National Bureau of Investigation (NBI), Social Security System (SSS), PAG-BIG, and Overseas Workers Welfare Administration (OWWA), the activity will act as a conduit between job seekers and employers. (RBF/PIA-Cavite)

LIBRENG NOTARYO...from p12

• 6 copies ng Certificate of Candidacy
• Photocopy ng Valid Government issued ID (Candidate)
Para sa karagdagang impormasyon, makipag ugnayan at mag-message sa Official Facebook Page ni Atty. Wency Lara o mag-text sa 0966 524 9149.

21st AUGUST
NINOY AQUINO DAY

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
CITY OF BACORR
EMAIL:RTCBROCC@JUDICIARY.GOV.PH.
TELEPHONE NO. 09273707489

SMALL BUSINESS CORPORATION,
Mortgagee.

FORECLOSURE NO.2023-246
For: Extra-Judicial Foreclosure of
Real Estate Mortgage


-versus-

LONWORKS TECHNOLOGIES INCORPORATED
and SPS. HADJI P. SEQUIJOR and
JOVELYN D. SEQUIJOR,
Mortgagors.
x-----x

NOTICE OF EXTRA JUDICIAL FORECLOSURE

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, SMALL BUSINESS CORPORATION, at 17th & 18th Floors,139 Corporate Center,139 Valero St., Salcedo Village, Makati City, and against the mortgagors, LONWORKS TECHNOLOGIES INCORPORATED and SPS. HADJI P. SEQUIJOR and JOVELYN D. SEQUIJOR at Blk. 5 Lot 30, Vista Verde South, Ph. III, Mambog, City of Bacoor, Cavite Philippines; Blk. 16 Lot 10, Lakandula St., Cherryhomes 1, Mambog 1, Bacoor City, Cavite and Blk. 16 Lot 14, Lakandula St., Cherry Homes 1, Mambog 1, Bacoor, Cavite, Philippines, to satisfy the mortgagee indebtedness which as of JUN 30, 2023, amounts to TWO MILLION EIGHT HUNDRED NINETY THOUSAND ONE

NOTICE TO THE PUBLIC




CONSORCIA "SUSIE" VERAYIN CAPONPON

This is to inform the public that CONSORCIA "SUSIE" VERAYIN CAPONPON whose photo appears above is no longer connected with SAN AGUSTIN MEMORIAL PARK since April 15, 2022.

Any transactions made by her on the company's behalf will not be honored by the said company.

NOTICE TO THE PUBLIC



LERMA COMENDADOR TYMICO

This is to inform the public that LERMA COMENDADOR TYMICO whose photo appears above is no longer connected with NEW GOLD BAND REALTY & DEVELOPMENT CORP. since March 14, 2023.

Any transactions made by her on the company's behalf will not be honored by the said company.

HUNDRED SIXTY NINE PESOS & 55/100 (P2,890,169.55), Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fees incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on SEPTEMBER 19, 2023 at 10:00 o'clock in the morning or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit;

City of Bacoor, August 15, 2023.

MELY C. HERMOSURA-VISTA
Clerk of Court VI

By:
ELIAS E. ESCALA
Sheriff IV

Copy Furnished:
SMALL BUSINESS CORPORATION
18th Floors,139 Corporate Center,139 Valero St.,
Salcedo Village, Makati City

LONWORKS TECHNOLOGIES INCORPORATED and
SPS.HADJI P. SEQUIJOR and JOVELYN D. SEQUIJOR
Blk.5 Lot 30, Vista Verde South, Ph. III, Mambog, City of Bacoor, Cavite, Philippines

LONWORKS TECHNOLOGIES INCORPORATED
Blk. 16 Lot 10, Lakandula St., Cherryhomes 1, Mambog 1, Bacoor City, Cavite

SPS.HADJI P. SEQUIJOR and JOVELYN D. SEQUIJOR
Blk. 16 Lot 14, Lakandula St., Cherryhomes 1, Mambog 1, Bacoor, Cavite, Philippines

WARNING: It is absolutely prohibited to remove, deface or destroy this notice of Extra-judicial Sale on or before the date of sale.

Publisher: Cavite Ngayon- Aug. 21, 28 & Sept. 4, 2023
email:cavitengayon@yahoo.com/09690102911

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
Branch 90
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND
(Otherwise known as PAG-IBIG Fund),
Petitioner/Mortgagee,

File No. FC-DC-0930-23
EXTRA JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER ACT
3135, AS AMENDED BY ACT 4118

-versus-

ELMER C. BONDOC,
Respondent/Mortgagor.
x-----x

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, HOME DEVELOPMENT MUTUAL FUND (Otherwise known as PAG-IBIG Fund), a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against respondents/mortgagors, ELMER C. BONDOC with postal address at (1) Blk 9 Lot 22, South Garden Homes, Salitran, Dasmariñas, Cavite and 2) Lot 10 Blk 3, Sunnycrest Royale, BO. Salitran, Dasmariñas, Cavite and for the satisfaction of the mortgaged debt which as of MARCH 31, 2023 amounts to FIVE HUNDRED FOUR THOUSAND FOUR HUNDRED FIFTY THREE PESOS AND 44/100(Php 504,453.44), exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on SEPTEMBER 26, 2023 at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs(DASCA) Building, Congressional Road, Buro I, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1291445

IT IS HEREBY CERTIFIED that certain land situated in the Mun. of Dasmariñas, Prov. of Cavite, bounded and described as follows:
A parcel of land (Lot 10 Blk. 3 of the subd. plan Psd-04-124578, being a portion of the subdivision of Lot 3489, Imus Estate, L.R.C. Rec. No. 8843), situated in the Bo. of Salitran, Mun. of Dasmariñas, Prov. of Cavite, Island of Luzon. Bounded on the

SW., along line 1-2 by Lot 12; on the EW., along line 2-3 by Lot 11; on the NW., along line 3-4 by Lot 9; on the NE., along line 4-5 by Lot 8, all of Blk. 3; and on the SE., along line 5-1 by Rd. Lot 3 (6.5 m. wide), all of subd. plan. Beginning at a pt. marked "1" on plan, being S. 19 deg. 16"E., 398.35 m. from No. 138, Imus Estate, thence N. 26 deg. 22'w.,10.00 m. to pt. 2; thence N. 63 deg. 38'E., 3.04 m. to pt. 3; thence N. 63 deg. 38'E., 0.46 m. to pt. 4; thence S. 26 deg. 22'E., 10.00 m. to pt. 5; thence S. 63 deg. 38'W., 3.50m. to the pt. of beginning. Containing an area of THIRTY FIVE (35) SQ. METERS.

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.
All sealed bids must be submitted to the undersigned on the above-stated time and date.
In the event that the public auction should not take place on the said date and time, it shall be held on OCTOBER 10, 2023, at the same time and place without further notice.

Dasmariñas City, Cavite, August 15, 2023.

ARLY P. BARCELON
Sheriff IV

ATTY. MARCELA L. BAYBAY
Clerk of Court VI & Ex-Oficio Sheriff

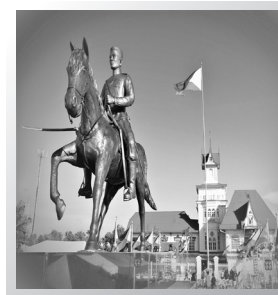
Copy furnished:
HOME DEVELOPMENT MUTUAL FUND
(Otherwise known as PAG-IBIG Fund)
The Petron Mega Plaza Bldg.,
No.358 Sen. Gil Puyat Ave., Makati City

MARIA VICTORIA D. CAPIRAL
C/O JEFFREY A. RAMIENTAS, CPA
2546 A. Bonifacio St., Bangkal, Makati City

ELMER C. BONDOC
(1) Blk 9 Lot 22, South Garden Homes, Salitran, Dasmariñas, Cavite
(2) Lot 10 Blk 3, Sunnycrest Royale, BO. Salitran, Dasmariñas, Cavite

Notice posted at:
1.The Bulletin Board of Regional Trial Court, Dasmariñas City, Cavite
2.The Bulletin Board of Dasmariñas City Hall
3.The Bulletin Board of Dasmariñas City Post Office
4.The Bulletin Board of Dasmariñas City Public Market

PUBLICATION: Cavite Ngayon
DATES: Aug 21, 28 & Sept. 4, 2023
Raffle Date of Judicial Notices: August 11,2023



CAVITEX To Implement New Toll Rates Effective August 21

The Toll Regulatory Board (TRB), the government agency that regulates all toll roads in the Philippines has recently approved the 2017 periodic toll petition of joint venture partners Cavite Infrastructure Corporation (CIC) and Philippine Reclamation Authority (PRA), for the toll rate adjustments in the 14-kilometer Manila-Cavite Expressway (CAVITEX).

Under the Toll Operation Agreement between the TRB, CIC, and PRA, the CAVITEX toll rates are allowed to be periodically adjusted every three (3) years. Exercising their right, CIC and PRA filed their Petition for Approval of Periodic Toll Rate Adjustment for R-1 Expressway (Seaside to Zapote) and R-1 Expressway Extension, Segment 4 (Zapote to Kawit) before the

TRB in 2017.

Upon careful consideration and diligent review of the submissions, the TRB issued its Resolution granting the Petition and allowing the implementation of the provisionally approved toll rates.

With this, starting midnight on August 21, 2023, CAVITEX motorists traveling from MIAA Exit to Longos, Bacoor (and vice

versa) would be charged the following VAT-inclusive rates per vehicle class at the Parañaque Toll Plaza: Php 35.00 for Class 1, Php 70.00 for Class 2, and Php 104.00 for Class 3.

Meanwhile, motorists traversing Longos, Bacoor to Kawit (and vice versa) would be charged at the Kawit Toll Plaza with Php 73.00 for Class 1, Php 146.00 for Class 2, and Php

219.00 for Class 3.

Through the years, CIC and PRA remain dedicated to enhancing and maintaining the CAVITEX, continuously striving to provide a seamless and safe travel experience for all motorists. They have jointly undertaken various enhancements, including a full asphalt overlay across the entire stretch of the expressway, the construction of the Pacific fly-

over and Marina left turning facility, the widening of Las Pinas, Wawa, and Paranaque bridges, and regular heavy maintenance works, to ensure optimal road quality. To enhance the efficiency of its toll collection system, the toll road operator has implemented Automatic License Plate Recognition (ALPR) technology. This advanced system utilizes smart cameras to instantly recognize and capture vehicle license plates at all toll booths, enabling seamless and fast-track cashless transactions. These improvements have greatly contributed to the safety and convenience of the 160,000 average daily motorists who rely on CAVITEX.

Mindful of the effect of the toll rate adjustment, CIC will be reactivating the Abante Card program. CIC has initiated the program specifically to support public utility vehicle (PUV) operators and drivers who ply the CAVITEX thoroughfare, including jeepneys, UV Express, and buses. Through the program, PUV operators and drivers can enjoy the old toll rates, helping them sustain their businesses and facilitate affordable transportation options for commuters. "We recognize the impact of the toll increase on Class 1 and Class 2 PUV drivers. That's why we're reactivating our Abante Card program to provide some relief during this transition. With the Abante Card, PUV drivers will have

Turn to page 3

City Govt of Imus LIBRENG NOTARYO NG CERTIFICATE OF CANDIDACY (COC)

Magkakaroon ng libre notaryo para sa Certificate of Candidacy (COC) ng mga nagnanais kumandidato sa darating na Barangay at Sangguniang Kabataan Election ito ay mag-sisimula sa darating na Huwebes, Agosto 17, hanggang Biyernes, Setyembre 1, 2023.

Ito ay bukas mula Lunes hanggang Biyernes, 8:00 ng umaga hanggang 5:00 ng hapon, sa opisina ni Atty. Wendy Lara na inyong matatagpuan sa 5th floor ng Imus City Government Center, Malagasang 1-G. Dalhin lamang ang mga sumusunod:

Turn to page 10

PGC Medical Mission in Gen. Mariano Alvarez

Cavite Provincial Government through the Office of the Provincial Governor and the Office of the Provincial Health Officer, organized a Medical Mission in Brgy. Gregoria De Jesus, General Mariano Alvarez on August 16, 2023.

Throughout this mission, medical practitioners from OPHO provided primary healthcare to 199 patients, conducting consultations and offering valuable health guidance. Following this, personnel from OPG distributed medicines and



vitamin supplements. The success of the medical mission program was made possible through the com-

mitted cooperation of Barangay officials, healthcare professionals, and dedicated volunteers.--- CK Torres