

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

CHINA BANKING SAVINGS, INC.,  
Mortgagee,

Foreclosure Case No. F-109-23

-versus-

SPS. LIELANIE P. RABONZA AND GERRECO  
L. RABONZA,

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, **CHINA BANK SAVINGS, INC.**, with business address at CBS Building, No. 314 Sen. Gil J. Puyat Avenue, Makati City against the Mortgagors, **SPS. LIELANIE P. RABONZA AND GERRECO L. RABONZA**, with residence and postal address at (1) 15 N Perez St., Pansol, Balara, Quezon City; (2) 114 Block 09 Pook Palaris, Brgy. UP Campus, Diliman, Quezon City; and (3) Lot 94 Block 5, Brighton Phase 2, Lancaster New City Zone 02, Brgy. Pasong Camachile, Gen. Trias, Cavite, to satisfy the mortgage indebtedness as of **31 March 2023**, amounts to **ONE MILLION EIGHT HUNDRED SIXTY TWO THOUSAND EIGHT HUNDRED EIGHTY EIGHT PESOS AND 47/100 (Php1,862,888.47)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **JUN 14 2023** at 10:00 o'clock in the morning 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. 057-2020028639**

<b>LOT NO:</b> 94	<b>BLOCK NO:</b> 5	<b>PLAN NO:</b> PCS-04-030363
<b>PORTION OF:</b> LOT 1838, SAN FRANCISCO DE MALABON ESTATE, (FRS-04-005700), BLOCK 22, PCS-04-029303 & LOT 1, BLOCK 28, PCS-04-029304, DECREE NO. 4270, LRC RECORD NO. 5964		
<b>LOCATION:</b> BARANGAY OF PASONG CAMACHILE, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON		
<b>BOUNDARIES:</b>		
LINE	DIRECTION	ADJOINING LOT(S)
1-2	NW	LOT 32, BLOCK 5, PCS-04-030363
2-3	NE	LOT 95, BLOCK 5, PSD-04-030363
3-5	SE	ROAD LOT 4, PCS-04-030363
5-1	SW	LOT 93, BLOCK 5, PCS-04-030363

**AREA: SIXTY TWO (62) SQUARE METERS, MORE OR LESS**

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

In the event the public auction should not take place on the said date and time, it shall be held on **JUN 28 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, **MAY 12 2023**.

Copy Furnished:

CHINA BANK SAVINGS, INC.  
BUENAVENTURA DANTING PAGTAKHAN CONSTANTINO  
MANGROBANG AND ASSOCIATES  
12<sup>th</sup> Floor, China Bank Savings Building, No. 314 Sen. Gil J. Puyat Avenue, Makati City

SPS. LIELANIE P. RABONZA AND GERRECO L. RABONZA  
(1) 15 N Perez St., Pansol, Balara, Quezon City  
(2) 114 Block 09 Pook Palaris, Brgy. UP Campus, Diliman, Quezon City  
(3) Lot 94 Block 5, Brighton Phase 2, Lancaster New City Zone 02  
Brgy. Pasong Camachile, Gen. Trias, Cavite

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Dates: **CAVITE NGAYON**  
**MAY. 22, 29 & JUN 5**  
**2023**

**REYNALDO Y. SALOMA**  
SHERIFF **IV**

**WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE DEFACE, OR DESTROY THIS NOTICE OF EXTRAJUDICIAL SALE ON OR BEFORE THE DATE OF SALE**