IN SOLIDARITY WITH THE INTERNATIONAL AIDS CANDLELIGHT MEMORIAL, DOH MULLS ROUTINE HIV SERVICES AT GENERAL PRIMARY CARE

Philippine National AIDS reported deaths. Council (PNAC) and the AIDS Candlelight Memo-

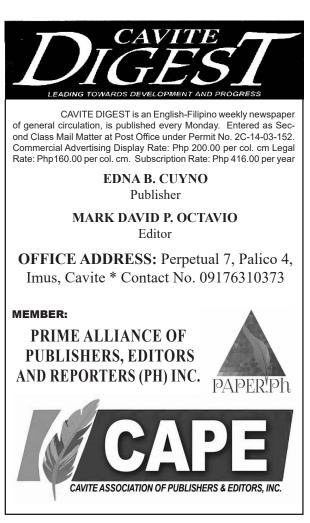
nual event observed world- 1 to 55 years old, with a wide on the third Sunday median age of 28 years. of May, to honor the mem- Close to half (46%) of the ories of the many lives lost new cases for March 2024 to AIDS, and also to honor were aged 25-34 years old, those dedicated to helping while almost a third (31%) people living with and af- were among youth aged fected by HIV. It will be on 15-24 years old. May 19, 2024.

The Department of there were 3,410 newly Epidemic Model (AEM) timated 215,400 in 2024 disease and improving the ple First: Kandila ng Pag-Health (DOH), through the diagnosed cases, with 82 and Spectrum suggest a to 401,700, should there quality of life for people kalinga, Liwanag ng Pag-

ry – Sexually Transmitted to 66 years old with a me- global target for ending ular. Diseases (STDs) Acquired dian of 28; eight out of AIDS is achieved.

Ages of newly dirial (IACM) this 2024. agnosed cases for March The IACM is an an- 2024 ranged from less than

Given current con-Focusing on 2024, ditions, projections modfrom January to March eled through the AIDS



drome (AIDS) Coopera- the month of March 2024 projected number of Fil- ities linked to and coordi- starting with the vulnera- twenty-four (224) treattive Central Laboratory alone, there were 1,224 ipinos living with HIV nating with HIV treatment ble," added Sec. Herbosa. ment hubs and primary (NRL-SACCL) joins the newly diagnosed cases may increase significant- hubs can make a significant The theme for this HIV care facilities nationworld for the International with 12 reported deaths. ly by 2030, from an es- difference in managing the year's IACM is "Put Peo-

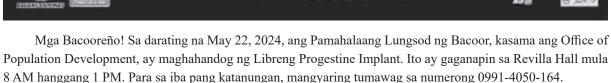
continued rise, with HIV be no improvement in the living with and affected Asa.' Of these newly diag- new infections expected services for HIV/AIDS by HIV," said Health Sec-San Lazaro Hospital Na- nosed cases, ages ranged to reach 36,700 by 2030, a prevention in general and retary Teodoro J. Herbosa, holders' commitment to tional Reference Laborato- from less than 1 year old year when supposedly the PLHIV support in partic- "Resilient and sustainable prioritizing the well-being

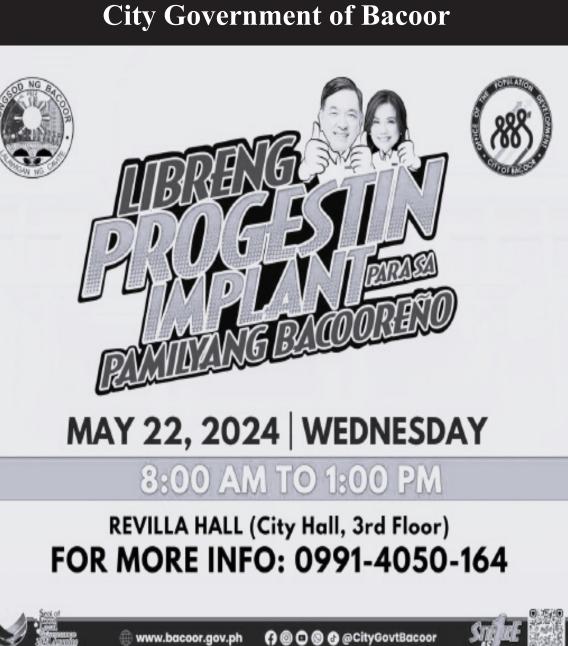
Immune Deficiency Syn- ten (81%) were MSM. In Additionally, the general primary care facil- for all health conditions - are currently two hundred

It reaffirms stakesystems for health can and and rights of people living "Seeking help at should serve all peoples with HIV and AIDS. There

(Turn to page 11)

The Department of the Protection of Children dards and Capacity Build-Social Welfare and Devel- (LCPC) from the six pilot ing Group Denise Florence opment (DSWD), through municipalities of Roxas in Bernos-Bragas expressed its newly established Acad- Oriental Mindoro, Duma- profound gratitude and emy, in collaboration with ran in Palawan, Pangil in admiration for the dedicathe Council for the Welfare Laguna, Unisan in Que- tion exhibited by the LCPC of Children (CWC), suc- zon, Manito in Albay, and members. cessfully concluded the Santa Magdalena in Sor- "What an incredible pilot training workshop on sogon, composed the first journey these past four Pamahalaang Lungsod ng City of Carmona sa apat na Financial Statements na mainstreaming children's batch of the capacity build- days have been. I am tru- Carmona, sa pamamagi- munisipalidad at lungsod nagpapatunay ng ating rights in local governance ing on children's rights for ly inspired by the passion tan ng Office of the City sa Lalawigan ng Cavite excellence sa larangan ng and dedication each of Accountant, bilang 2024 na binigyan ng naturang government accounting. from May 13 to 16 at the local governments. UP-University Hotel in In her message to you has shown in our ef- PHALGA EXCELLENCE pagkilala. Ang naturang Pagbati sa mga kawani ng Diliman, Quezon City. the participants during the forts to mainstream chil- AWARDEE ng Philip- award ay bunsod ng ating Office of the City Accoun-About 40 members closing ceremony, DSWD dren's rights in local gov- pine Association of Local nakamit na highest COA tant sa pangunguna ni Mr. (Turn to page 3) Government Accountants Audit Opinion (Unmodi- Jonarel G. Cunanan, CPA. of the Local Council for Undersecretary for Stan-







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Successful sale of Halal products at IFEX Philippines 2024

Trade and Industry (DTI) will help in achieving in- pation of HID-PMO set the bassador to the Philippines of the Halal Export Board fication bodies, academe, Halal Industry Develop- clusive growth and nation- stage for 13 companies to Dato' Abdul Malik Melvin member agencies; indus- and consumer groups. ment-Program Manage- al development.

garnered PHP 25 million HID-PMO for their hard ucts, spanning from food, Philippines Megawati City; and other stakeholdin actual and under nego- work and dedication in up- beverage, and pharmaceutiation sales at the recent- lifting our fast-rising Halal ticals. The pavilion also ly concluded International industry. We are optimistic received 542 inquiries and Food Expo (IFEX) Philip- that Halal will continue to 239 buyers from locals and pines, held from 10 to 12 prosper if we continue to foreigners, underscoring of May 2024 at the World work together towards our the growing demand for Trade Center in Pasay City. goal of inclusive growth Halal products and ser-DTI Undersecretary and harmonizing our in- vices. The Philippine Ha-Carol Sanchez commend- ternational efforts," Under- lal-Friendly Pavilion was ed the achievement saying secretary Sanchez said. well-attended by members it is important to support With the theme "Sa- of the diplomatic corps

showcase a diverse array Castelino; Brunei Darus- try partners like the PCCI ment Office (HID-PMO) "I commend the of Halal-compliant prod- salam Ambassador to the Makati and PCCI Quezon IFEX 2024 strengthened

The Department of this sector of society as it lu-salu," this year's partici- such as Malaysian Am- Paduka Abdul: members ers from the Halal certi-

The success of the (Turn to page 2)



Pilot Training of Mainstreaming children's rights by DSWD Academy and CWC is a victory

Muling kinilala ang o PHALGA, Inc. Isa ang fied Opinion) para sa 2022



Due to increasing transport and vehicular crash our country will focus on Active transport

injuries remain to be the motorized transport and not use cars. top cause of death and in- economic efficiency but juries, especially among not so much on safety, par- affirmed by its partners' fuel prices, and empower its pursuit to improve the WG-AT), with the goal of children and adolescents ticularly for pedestrians, commitment, to pedes- Filipinos to pursue sus- awareness, understanding, better health outcomes for according to the DOH On- cyclists, and commuters. trians, cyclists, and other tainable lifestyles against and attitude of Filipinos all Filipino road users. line National Electronic Road infrastructure and non-motorized vehicles climate change. Injury Surveillance Sys- urban planning that places (NMV) as the highest pri-31.1% of the reported inju- ty first are among the most road users. ries were due to transport/ cost-effective intervenvehicular crash. It is even tions for better road safety and investment of more Marcos, Jr. for his commitmore alarming since there outcomes has been a consistent up-

ownership increase.

ward trend in the number es preventable crashes and tation of active transport cyclists, and commuters sakit (disease prevention tained promotion and proof road crash incidents as related injuries and deaths, infrastructure is welcome through the establishment and health promotion) tection of active transport. motor vehicle usage and but also makes our roads progress, as active trans- of active transport facili- through multisectoral col- We can make our roads more accessible to all, im- port can mitigate the in- ties such as safe walkways laboration via the Philip- safer!" said Health Secre-

BENTE PLUS TAPSIHAN

that road infrastructure has and mobility for almost nicable disease (NCD) the chair of the Interagency Plan 2023-2028 (PRSAP)

Road-crash related traditionally focused on 90% of Filipinos who do conditions like diabetes Technical Working Group and the Inter-Agency

and obesity, provide resil- on Active Transport, the Technical Working Group The DOH is thus ience to instability in fossil DOH remains steadfast in on Active Transport (IAT-

tem (ONEISS). In 2023, pedestrian and cyclist safe- ority in the hierarchy of Health (DOH) expresses the health of each Filipino Pilipinas, Bawat Buhay its gratitude to President through active transport Mahalaga, the DOH in-The appropriation Ferdinand Romualdez and a safe environment. vites all to move towards than 5 billion pesos in the ment to prioritize the safety Action Agenda, the DOH ties and better road safety This not only reduc- planning and implemen- and welfare of pedestrians, shall ensure pag-iwas sa outcomes, through the sus-The WHO states proving access to transport crease of non-commu- and secure bikeways. As pine Road Safety Action tary Teodoro J. Herbosa.

towards road safety, and

The Department of to promote and protect ty Month. Dahil sa Bagong

"May is Road Safe-

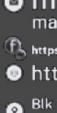
Under the 8-Point safe and healthy communi-Source: DOH













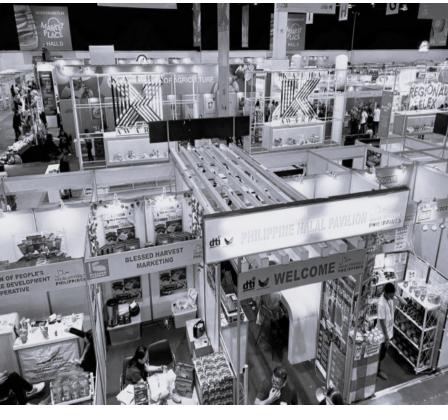




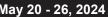
affordable delicious meals

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Successful sale of Halal products at **IFEX Philippines 2024**



with the ultimate goal as a gateway for econom (From page 1) the DTI's vision of pro- of positioning the coun- ic expansion and access moting the Philippines as try as a Halal hub in the to international markets. a Halal-Friendly nation, Asia-Pacific region as well Source: DTI





DILG: Be Diligent, **Don't** deal with fixers

(From page 10) conform with such rules activities to the Philippine "will not be tolerated nor National Police or the Nacondoned and will be dealt tional Bureau of Investiwith accordingly.

minded LGUs to exercise action utmost caution and discretion when handling email to the DBM public assiscorrespondence related to tance email address at pubgovernment transactions, lic_assistance@db.gov.ph, particularly in the Digital hotline number 8657-3300 Request Submission for local 2542, or Usapang Local Government Sup- Budget Natin Facebook port Funds (DRSL) in the Page. DBM apps portal.

the security and integrity 2021 to 2023 firmly reof the system and may lead iterating the paramount to unauthorized access and importance of adhering potential misuse of sensi- to established laws, rules, tive information," he said. regulations, procedures,

stead urged LGUs to swift- lease of local government ly report any instances of funds.Source: DILG

suspicious or unauthorized gation for thorough inves-Likewise, he re- tigation and appropriate

They may also report

The DILG has pre "Sharing such details viously released five other poses a significant risk to similar advisories from The DILG chief in- and guidelines in the re-

In solidarity with the international aids candlelight memorial, doh mulls routine HIV services at general primary care

(From page 12) wide as of May 2024.

culture-appropriate infor- AIDS mation and commodities rals are clear directions to Bawat Buhay Mahalaga."

"The best remem- Source: DOH

brance we can do for IACM is to gather the light "The data we have of our collective talents shows the way for what we and resources, and scatter this light to scale up Better health liter- evidence-based solutions acy including age- and to our problems in HIV/

We can create a for safe sex routine HIV safer and healthier future testing at primary care, and together, tungo sa Baearly access to antiretrovi- gong Pilipinas, kung saan take," said Sec. Herbosa. the health chief concluded

11



Zamboanga's Pasonanca **Natural Park designated as 52nd ASEAN Heritage Park**

(From page 3) of flora and fauna, including rare species like the Mindanao Bleeding-Heart and the critically endangered Philippine Eagle. The park's ecolog-

completeness and ical conservation significance serve as a beacon of hope for biodiversity conservation efforts in the region. "The journey of Pa-

onanca Natural Park to this prestigious status is rooted in history and legislation, with the area being protected under various laws and proclamations over the years," Secretary Loyzaga added. "Its designation as an ASEAN Heri- the cause of environmental all those who have con- for a future where harmony our natural treasures.'

to renew their dedication to the conservation and sustainable management of Pasonanca Natural Park and other protected areas across the country. She emphasized the need for continued efforts to ensure ture generations

serves as a reminder that claiming they could help claiming they can facilitate Department strictly adwhile progress has been expedite the release of the approval and release of heres to established promade, there is still much funds for local government funds for locally funded cedures and guidelines work to be done," the En- projects. vironment chief noted,

action for all to champion Benhur Abalos issued the government agents pose



tage Park is a testament to compliance, stewardship tributed to this momentous between humanity and nathe park's importance on a and work towards a future achievement. national and regional scale, where nature thrives and

Secretary Loyzaga retary Loyzaga expressed serving our precious natu- thriving environment," she called on all stakeholders her heartfelt gratitude to ral heritage. "As we strive said. Source: DENR

Interior and Local

highlighting the collective shared heritage remain one to forge ahead with ral Park stand as a symbol commitment to preserving protected and sustained. renewed vigor, united in of our collective efforts In conclusion, Sec- their commitment to pre- towards a sustainable and

DILG: Be Diligent,

projects.

ture prevails let the desig-She urged every- nation of Pasonanca Natu-

Don't deal with fixers LOCAL chief exec- warning after receiving serious threats to the inthat our natural wonders utives and village leaders alarming reports about tegrity of government proare safeguarded for the nationwide must exercise unscrupulous individuals cesses and undermine the benefit of present and fu- utmost diligence and scru- and groups going around trust and confidence of the tiny in their engagements various areas posing as public in the administra-"The recognition of and transactions, partic- agents of the DILG and tion of government funds," Pasonanca Natural Park as ularly when dealing with the Department of Budget Abalos said in his advisory. an ASEAN Heritage Park individuals and entities and Management (DBM), He stressed that the

as to the release of funds. "These incidents and any transactions and adding that it is a call to Government Secretary of poseurs claiming to be engagements that do not

Mav 20 - 26. 2024

cluding Local Develop- monitoring to enable (From page 1) ernance," Undersecretary ment Plan for Children, their respective LCPCs Bragas said training is composed of Code for Children, and different sessions facilitat- Local State of Children's hold child rights within at ambulant vendor ang ed by the resource person report - all of which are their localities. from CWC which aimed important in passing the to strengthen the function- Child-Friendly Local Gov- from the Cavite Pro- taong 2022 o ang revised Brgy. Malagasang 1-G at P3,000.00 ality on child rights prin- ernance Audit. ciples and contextualize national frameworks to the gas urged the participants local plans and governance to carry forward the newsystem of the participat- found knowledge in the ing local government units formulation and imple-(LGUs). mentation of child-related "To our resource per- policies, programs and,

and insights with us. Your

Legacies for Children in- ing sessions and progress tion.Source: DSWD

The Department of Zamboanga Peninsula. Environment and Natural Resources (DENR) resents a significant step Secretary Maria Antonia forward in the nation's Park, with a sprawling area Yulo Loyzaga today led conservation efforts and of 17,414 hectares, is a the historic designation of underscores our commit- sanctuary of biodiversity in Pasonanca Natural Park as ment to preserving our the Zamboanga Peninsula. the 52nd ASEAN Heritage natural heritage for gener- Its dense dipterocarp for-Park, the 10th in the Phil- ations to come," Secretary ests house a diverse range ippines, and the first in the Loyzaga remarked at the

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-387-24

MARIO H. ALAYON married to GENALYN G. ALAYON wereherein represented by their Attorney-in-Fact JASMIN B. GOC-ONG, Mortgagor/s

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. Puvat Avenue. Makati City. against the Mortgagor/s. MARIO H. ALAYON married to GENALYN G. ALAYON were herein represented by their Attorney-in-Fact JASMIN B. GOC-ONG with residence and postal address at LOT 5 BLOCK 3 PHASE 2 EXPANSION SV5A, LANGKIWA, BINAN LAGUNA and LOT 11 BLOCK 54 PHASE 1 LUMI-NA TANZA, BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of 05 December 2023 amounts to of SEVEN HUNDRED FIVE THOUSAND THREE HUNDRED NINETY FIVE PESOS & 01/100 (P 705 395 01) inclusive of interest, other charges, penalties, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on JUN 13, 2024 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 057-2019047068

LOT NO: 11 BLOCK NO: 54 PLAN NO: PSD-04-239022 PORTION OF 1 OT 2-A PSD-04-239718 LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES

LINE	DIRECTION	ON ADJOINING LOT(S)
1-2	NE	ROAD LOT 18, PSD-04-239022
2-3	SE	LOT 12, BLOCK 54, PSD-04-239022
3-4	SW	LOT 32, BLOCK 54, PSD-04-239022
4-1	NW	LOT 10, BLOCK 54, PSD-04-239022
AREA: FI	FTY FOUI	R SQUARE METERS (54), MORE OF
LESS		

All scaled 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 27. 2024 without further notice.

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

Copy Furnished.

Trece Martires City MAY 09, 2024

RICARDO A. TOLEDO Sheriff IV

Home Development and 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 Citv MARIO H. ALAYON married to GENALYN G. ALAYON were herein represented by their Attorney-in-Fact JASMIN B GOC-ONG LOT 5 BLOCK 3 PHASE 2 EXPANSION SV5A, LANGKI-WA, BINAN, LAGUNA and LOT 11 BLOCK 54 PHASE 1 LUMINA TANZA, BAGTAS, TANZA, CAVITE Publication CAVITE DIGEST Dates: MAY 20 27 & JUNE 3 2024 WARNING: IT IS ABSOLUTELY PROHIBITED TO RE-MOVE DEFACE, OR DESTROY THIS NOTICE OF EX-TRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

(Turn to page 11)



Pilot Training of Mainstreaming children's rights by DSWD Academy and CWC is a victory

sons from CWC, thank you services in their respective for sharing your expertise LGUs.

contributions have been laid the foundation for posinstrumental in shaping the itive change, and I have discussions and enriching every confidence that we our collective understand- will continue to build upon ing," Usec. Bragas said as it in the days and weeks to role of the agency's part- emphasized.

As part of the train- run, the DSWD Academy ing workshop, the partic- and CWC will be assistipants were capacitated ing the pilot municipalities to fulfill and initiate Four through a series of coach-

The four-day day gram for Children, Local

Undersecretary Bra- Protection of Children of the City of Imus at sa lungsod Building, Brgy. hicles (8 to 10 wheels) -

organization for all children's concerns and up-

(PCPC) were also pres- Traffic Code of the City Poblacion 4-B. ent to explore future in- of Imus, kung saan ipinagnicipality levels.

The training on sidewalk sa Imus. mainstreaming children's Academy, which serves as ari ng Violation Form. the agency's facility that of the competencies of nayan sa mga tanggapan P500.00 As part of the pilot its partner stakeholders to enable them to effectively and efficiently deliver social welfare and development and social protec-

City Government of Imus

Muling ininspeksyon ng **City of Imus Task Force (CITF)** Local Investment Pro- to serve as an umbrella ang mga pangunahing daan sa Imus

Ilang mga sasakyan ng CITF.

Ang mga sasakyan

napatunayang lumabag sa mga ito sa 4th floor, Imus vincial Council for the Road Clearing Ordinance sa Old Sangguniang Pan-

Maaaring tubusin volvement in providing babawal ang anumang uri ang mga na-clamp na vehicles (12 to 20 wheels) technical assistance to the ng mga sasakyan at is- sasakyan tuwing Lunes - P5,000.00 LCPC at the city and mu- trakturang nakaharang sa hanggang Biyernes, mula mga pampublikong daan at 8:00 AM hanggang 4:30 hanan ng Pamahalaang

"Together, we have rights in local governance namang lalabag dito ay dalhin ang Violation Form road clearing ordinance is among the menu of lalagyan ng clamp at at ihanda ang babayarang ng Imus. Isinasaad nito na courses under the DSWD makatatanggap ang may- multa ayon sa uri ng sa- walang anumang bagay o sakvan

Para matubos ang offers learning opportuni- kanilang mga sasakyan, cycles, tricycles, and e-tri- likong daanan ng mga tao she acknowledged the vital come," the DSWD official ties for the development maaari silang makipag-ug- cycles (2 to 3 wheels) - at ng trapiko. (Photos by:

· Light motor vehi-Matatagpuan ang cles (4 wheels) – P2,000.00 Medium motor Representatives City Ordinance No. 05-195 City Government Center, vehicles (6 wheels) -

> · Heavy motor ve-P4 000 00

· Super heavy motor

Muling pinapaalala-Lungsod ng Imus ang Huwag kalimutang publiko na sumunod sa istraktura ang dapat na hu-• Motorcycles, e-bi- maharang sa mga pampub-City of Imus Task Force)

Zamboanga's **Pasonanca Natural Park** designated as 52nd **ASEAN Heritage Park**

unveiling of the ASEAN "This milestone rep- Heritage Park marker.

> Pasonanca Natural (Turn to page 10)



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

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

-versus-FORECLOSURE CASE NO. F-060-24

CARLITO PAGDATO PAGDATO married to ALICIA DE OCAMPO PAGDATO. Mortgagor/s.

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen Gil. Puyat Avenue Makati City, against the Mortgagor/s, CARLITO PAGDA-TO PAGDATO married to ALICIA DE OCAMPO PAGDA-TO, with residence and postal address at 131 Orchid St. PZBG Quezon Avenue, Quezon City and Lot 79, Block 49 Phase 2, Parklane Country Homes, Bo. Santiago, Gen. Trias, Cavite, to satisfy the mortgage indebtedness as of 24 November 2023 amounts to TWO HUNDRED SIXTY TWO THOUSAND ONE HUNDRED EIGHTY ONE PESOS AND 47/100 (P262,181.47) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on JUN 11 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon. to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-744139

A parcel of land (Lot 79 Blk. 49 of the subd. plan Psd-04-087331, a portion of Lots described on Blk 49 Psd-04-086693, LRC Rec. No.), situated in the Brgy. Santiago, Mun. of Gen. Trias, Prov. of Cavite, Bounded or the NE., along line 1-2 by Lot 81 Blk. 49, on the SE., along line 2-3 by Alley 10 on the SW., along line 3-4 by Lot 77; & on the NW., along line 4-1 by Lot 80 both Blk. 49, all of the subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of THIRTY SIX (36) 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, JUN 25, 2024 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 09 2024

> JOANNAH AVIGAIL C. TIMKANG Sheriff IV

Copy Furnished: HOME DEVELOPMENT MUTUAL FUND The Petron Mega Plaza Building, No. 358 Sen Gil Puvat Avenue Makati Citv ATTY. MICHAEL YANCY P. YNGSON Atty.-in-Fact, Receivers and Liquidators Inc. Unit C, 10th Floor, Strata 2000 Bldg., F. Ortigas Jr. Rd. Ortigas Center, Pasig City CARLITO PAGDATO PAGDATO married to ALICIA DE OCAMPO PAGDATO 131 Orchid St., PZBG Quezon Avenue, Quezon City and Lot 79, Block 49, Phase 2, Parklane Country Homes, Bo. Santiago, Gen. Trias, Cavite Publication:, CAVITE DIGEST Dates: MAY 20, 27 & JUNE 3, 2024

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



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-177-24

JACQUELINE DELA CERNA ASI. Mortgagor/s.

NOTICE OF EXTRA-JUDICIAL SALE

.-X

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 Ave., Makati City against the Mortgagor, JACQUELINE DELA CERNA ASI with residence and postal address at 798 Palanca CPD., Brgy. Mauway, Mandaluyong City and Lot 12 Block 57, Phase 1 & 2, Springtown Villas, Barangay Bucal, Tanza, Cavite to satisfy the mortgage indebtedness as of 28 November 2023 amounts to SIX HUNDRED NINE-TY TWO THOUSAND SEVENTY FOUR PESOS & 18/100 (P692,074.18) 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 JUNE 11, 2024 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 there on, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2021004951

LOT NO: 12 BLOCK NO: 57 PLAN NO: PCS-04-028575 PORTION OF: LOT 1023 (FRS-04-005381) LOT 1021 (FRS-04-005379), LOT 872 AND LOT 1020 ALL OF STA CRUZ DE MALABON ESTATE AND LOT 1022-A, PSD-04-188044; L.R.C RECORD NO. 6832 LOCATION BARANGAY OF BUCAL MUNICIPALITY OF

TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES: DIRECTION ADJOINING LOT(S) LINE

LOT 10, BLOCK 57, I	PCS-04-028575
ROAD LOT 85 (6.50	M.),
PCS-04-028575	
LOT 14, BLOCK 57, I	PCS-04-028575
	LOT 10, BLOCK 57, I ROAD LOT 85 (6.50 PCS-04-028575 LOT 14, BLOCK 57, I

NW LOT 11, BLOCK 57, PCS-04-028575 4-1 AREA: THIRTY SIX SQUARE METERS (36), MORE OR I FSS

All sealed bids must be submitted to the under signed 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, JUNE 25. 2024 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 09, 2024

> ANDRES B. ESPINA Sheriff IV

Copy Furnished:

Home Development Mutual Fund c/o ATTY. JESUS ANGELO P. GOMEZ Attorney-In-Fact, ALEXIS A. MOLAER LAW OFFICES Lex Citadel Bldg., No. 7 La Salle St Broy, Silangan, Cubao, Quezon City 1102 JACQUELINE DELA CERNA ASI 798 Palanca CPD., Brgy. Mauway, Mandaluyong City and Lot 12 Block 57, Phase 1 & 2, Springtown Villas, Barangay Bucal, Tanza, Cavite

Publication: CAVITE DIGEST Dates: MAY 20, 27 & JUNE 3, 2024

WARNING: IT IS ABSOLUTELY PROHIBITED TO RE-MOVE DEFACE, OR DESTROY THIS NOTICE OF EX-TRA-JUDICIAL SALE ON OR BEFORE THE DATE OF

May 20 - 26, 2024

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-011-24

ESTEBAN P. COLLERA married to NORA V COLLERA Mortgagor/s.

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 Ave., Makati City against the Mortgagor, ESTEBAN P COLLERA married to NORA V. COLLERA with residence and postal address at Pier 4 North Harbor Tondo Manila and Lot 4 Blk 24, Phase 6, Ch Tanza, Brgy. Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness as of 28 No vember 2023 amounts to TWO HUNDRED SEVEN THOU-SAND THIRTY SEVEN PESOS & 01/100 (P207.037.01) 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 June 11, 2024 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. T-741879

A PARCEL OF LAND (Lot 4 Blk. 24, of the subd plan, PSD-04-095761, being a portion of Lot-2054-A, Psd-04-095009, L.R.C. Rec. No.) situated in the Brgy. of Bagtas, Mun. of Tanza, Prov. of Cavite, Island of Luzon, Bounded on the SE., along line 1-2 by lot 3; on the SW., along line 2-3 by lot 2; both of blk. 24; on the NW., along line 3-4 by Allev 20 and on the NE., along line 4-1 by lot 6, blk. 24, all o the subd. plan. Beginning at a point marked "1" on plan xxx containing an area of THIRTY THREE (33) 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 June 25 2024 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 09, 2024

ANDRES B ESPINA Sheriff IV

Copy Furnished:

Home Development and Mutual Fund c/o ATTY. AIRISA FE ESPERANZA D. MOLAER Attorney-In-Fact, ALEXIS A. MOLAER LAW OFFICES Lex Citadel Bldg, No 7 La Salle St. Brgy. Silangan, Cubao, Quezon City 1102

ESTEBAN P. COLLERA married to NORA V. COLLERA Pier 4 North Harbor, Tondo, Manila and Lot 4 Blk 24, Phase 6, Ch-Tanza, Brgy. Bagtas, Tanza, Cavite

Publication: CD CAVITE DIGEST Dates: MAY 20,27 & JUNE 3, 2024

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF 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, ADRIAN C. SARMIENTO with residence and postal address at: 1.) # 32 T. TEODORO, B.F. HOMES, PARAÑAQUE CITY, MÉTRO MANILA, and 2.) LOT 11, BLOCK 26, PALMERSTON, BA-RANGAY CAPIPISA NOW BRGY LAMBINGAN TANZA CAVITE, to satisfy the mortgage indebtedness as of 24 November 2023 amounts to EIGHT HUNDRED SIXTY NINE THOUSAND FOUR HUNDRED SEVENTY SIX PESOS & 28/100 (P869,476.28), inclusive of interest, other charges, penalties, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on JUN 11, 2024 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. 057-2019005332

NO 6832 BOUNDARIES LINE 1-2 NW 2-4 NE 4-5 SE 5-1 SW LESS

JUN 25, 2024 without further notice.

Copy Furnished:

Dates: MAY 20, 27 & JUNE 3, 2024

SALE

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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-137-24

ADRIAN C. SARMIENTO. Mortgagor/s.

NOTICE OF EXTRA-JUDICIAL SALE

LOT NO: 11 BLOCK NO: 26 PLAN NO: PSD-04-246451 PORTION OF: LOT 1867, RS-04-003844; LRC RECORD

LOCATION: BARANGAY OF CAPIPISA NOW BRGY. LAMBINGAN, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON

> DIRECTION ADJOINING LOT(S) LOT 12, BLOCK 26, PSD-04-246451

ROAD LOT-26, PSD-04-246451

ROAD LOT-21, PSD-04-246451

LOT 10, BLOCK 26, PSD-04-246451 AREA: SIXTY SIX SQUARE METERS (66), MORE OR

All sealed bids must be submitted to the under

signed 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

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 09 2024

> RICARDO A. TOLEDO Sheriff IV

Home Development and Mutual Fund

COATTY SIMEON P MADRID

Attorney-In-Fact, S.P. MADRID & ASSOCIATES 5th Floor Bedrock Building, Kayumanggi Center Commonwealth Ave, Matandang Balara, Quezon City

ADRIAN C. SARMIENTO 1.) #32 T. TEODORO, B.F. HOMES

PÁRAÑAQUE CITY, METRO MANILA; and

2.) LOT 11, BLOCK 26, PALMERSTON, BARANGAY CAPIPISA NOW BRGY. LAMBINGAN, TANZA, CAVITE

Publication: CAVITE DIGEST

WARNING: IT IS ABSOLUTELY PROHIBITED TO RE-MOVE DEFACE, OR DESTROY THIS NOTICE OF EX-TRA-JUDICIAL SALE ON OR BEFORE THE DATE OF



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

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

-versus- FORECLOSURE CASE NO. F-005-24

ROBERT C. OLIVA married EDITHA B. OLIVA Mortgagor's.

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen Gil. Puyat Avenue, Makati City against the Mortgagor/s, ROBERT C. OLI-VA married EDITHA B. OLIVA, with residence and postal address at 1094 Manucan St. CAA Las Pinas and Lot 13 Blk 42, Phase 2. Lumina Tanza, Barangay Bagtas, Tanza. Cavite, to satisfy the mortgage indebtedness as of 28 November 2023 amounts to FOUR HUNDRED THIRTY FIVE THOUSAND EIGHT HUNDRED FIFTY FIVE PESOS & 01/100 (P435,855.01) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on June 11 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

> TRANSFER CERTIFICATE OF TITLE No. 057-2020005465

LOT NO: 13 BLOCK NO: 42 PLAN NO: PCS-04-239057 PORTION OF: THE CONS/SUBD OF LOT 2-B. PSD-04-239718: LRC RECORD NO. 5832

LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES:

LINE	DIRECTION	ON ADJOINING LOT (S)
1-2	NE	ALLEY LOT 23, PCS-04-239057
2-3	SE	LOT 14, BLOCK 42, PCS-04-239057
3-4	SW	LOT 16, BLOCK 42, PCS-04-239057
4-1	NW	LOT 12, BLOCK 42, PCS-04-239057
AREA: TI	HIRTY SIX	SQUARE METERS (36), MORE OR
LESS		

All sealed bids must be submitted to the under signed 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 June 25 2024 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 09, 2024

JOANNAH AVIGAIL C. TIMKANG Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND The Petron Mega Plaza Building, No. 358 Sen, Gil Puvat Avenue, Makati Citv ATTY. JESUS ANGELO P. GOMEZ Attomey-In-Fact, ALEXIS A. MOLAER LAW OFFICES Lex Citadel Bldg., No. 7 La Salle St. Brgy. Silangan, Cubao, Quezon City 1102 ROBERT C. OLIVA married EDITHA B. OLIVA 1094 Manucan St. CAA Las Pinas and Lot 13 Blk 42, Phase 2, Lumina Tanza, Barangay Bagtas Tanza, Cavite Publication: CAVITE DIGEST Dates: MAY 20.27 & JUNE 3, 2024

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

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

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

-versus- FORECLOSURE CASE NO F-394-24

ROLANDO D. LEONARDO, married to LILIBETH G. LEONARDO, Mortgagor/s.

--X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen Gil. Puyat Avenue, Makati City, against the Mortgagor/s, ROLANDO D. LEONARDO, married to LILIBETH G. LEONARDO, with residence and postal address at No. 510 Salinas I. Bacoor. Cavite and Lot 21, Block 43, Phase 1, Tahanang Yaman Homes, Bo. Buenavista, Gen. Trias, Cavite, to satisfy the mortgage ndebtedness as of 24 November 2023 amounts to ONE HUNDRED NINETY FIVE THOUSAND FIGHT HUNDRED FIFTY SEVEN PESOS & 41/100 (P195,857.41) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on JUN 13, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the mprovements thereon to wit.

TRANSFER CERTIFICATE OF TITLE NO. T-1260036

A PARCEL OF LAND (Lot 21 Block 43 of the consolidation-subdivision Plan Pcs-04-019767 being a portion of the consolidation of Lots 2628, 2644, 2645 of San Francisco de Malabon Estate and Lot 2649-A, Psd-04-163932, LRC No., situated in Barangay Buenavista, Municipality of Gen. Trias, Province of Cavite. Bounded on the North along line by N-line 2-3 by Lot 22 Blk 43; E-line 3-4 by FPATH 37; the S-line 4-1 by Lot 20 Blk 43; W-line 1-2 by Lot 14 Blk 43; consolidation- subdivision plan. Beginning at the point marked "1" on the plan x x x containing an are THIRTY TWO SQUARE METERS (32) more or less. 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 and time, it shall be held on JUN 27 2024 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 09, 2024

> JOANNAH AVIGAIL C. TIMKANG Sheriff IV

Copy Furnished: HOME DEVELOPMENT MUTUAL 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 ROLANDO D. LEONARDO, married to LILIBETH G. I FONARDO No. 510 Salinas I, Bacoor, Cavite and Lot 21, Block 43, Phase 1, Tahanang Yaman Homes, Bo. Buenavista, Gen. Trias, Cavite Publication: CAVITE DIGEST Dates: MAY 20, 27 & JUNE 3, 2024 WARNING: It is absolutely prohibited to remove, deface or

destroy this Notice of Extra Judicial Sale on or before the

date of sale

proper technical description;

n) Plaintiff sent a Letter dated November 06, 2023. revoking the Letter-Offer due to the inability to identify whether TCT No. 057-2018053077 indeed pertains to the subject lot;

o) The current relevant Bureau of Internal Revenue zonal value of the subject lot is Php1,000.00 per square meter or in the total amount of Php1,899,000.00;

p) He prepared, secured, and /or caused the preparation of the relevant documents relative to the filing and amendment of the instant expropriation case which he will identify and authenticate in support of this expropraition case; and

g) He will testify on all other matters relevant and material to this case

35. Plaintiff, jhowever, reserves its right to substitute the aboe-mentioned witness, or present additional ones, as the case may be, during the trial for meritorious reasons.

PRAYER

WHEREFORE, it is respectfully prayed that the Honorable Court:

1. ISSUE a Writ of Possession upon Plaintiffs deposit of the check/amount equivalent to one hundred percent (100%) of the current relevant BIR zonal value of the subject lot:

2. NOTE the deposit of LANDBANK Treasury Check No. 0000836791 dated August 15, 2023, in the amount of ONE MILLION EIGHT HUNDRED NINETY-NINE THOU-SAND PESOS (Php1,899,000.00), representing 100% of the current relevant BIR zonal value of the affected lot;

3. ISSUE an Order of Expropriation condemning the subject lot for public use and for the public purpose stated in this Complaint;

4. SET a hearing for the presentation of Defendants' proof of identity and ownership of the subject lot and updated payment of all requisite taxes and fees after fifteen (15) days from service of summons, and that at said hearing: (a) Defendants be directed to submit sufficient proof

of identity and ownership of the subject lot updated payment of all requisite taxes and fees relevant to the local and national government agencies, including but limited to, the real property tax due on the properties; and

(b) Subject to clearance from Plaintiff of Defendants' satisfaction or completion of proof of the requirements of identity, ownership, and payment of relevant government taxes and fees, in accordance with Section 6 of RA No. 10752 and its IRR and Commission on Audit requirements, release the check deposited with the Honorable Court to Defendantas:

5. ISSUE an order directing the Register of Deeds of the Province of Cavite to register and annotate the Order of Expropriation and Writ of Possession issued by the Honorable Court in the corresponding Certificate of Title, Primary Entry Book and Registration Book;

6. ALLOW Plaintiff to substitute the named witness in this Complaint, or present additional ones, as the case may be, in the course of the trial for meritorious reasons.

7. ISSUE an order appointing three (3) competent and disinterested persons as commissioners to ascertain and report to the Honorable Court the just compensation to be paid for the affected area of the subject lot:

8. AUTHORIZE and ORDER the payment of just compensation to Defendants after deducting the sum due for capital gains tax, unpaid real property tax, expanded witholding tax, estate tax, and other taxes and fees due to the Government if any, and/or ORDER Defendants to return to Plaintiff whatever

amount it may have received in excess of the just compensation as determined by the Honorable Court;

9. ORDER Defendants SPS. JARO or Defendant JOHN DOE to turnover to Plaintiff the owner's duplicate Certificate of Title of the subject lot free from all liens and encumbrances;

10. ORDER the Register of Deeds of the Province of Cavite to transfer ownership of the affected area to Plaintiff, cancel TCT No. 057-2018053077 and issue the corresponding Certificates of Title in the names of the Republic of the Philippines over the affected area and defendants or adjudged owner of the subject lot for the remaining portion thereof; and

11. DIRECT the City Assessor of Imus. Cavite to annotate and/or transfer ownership of the subject lot to Plaintiff, to cancel Tax Declaration No. 239-0010-19234, and to issue the corresponding Tax Declaration in the name of the Republic of the Philippines.. Other forms of relief, just and equitable under the

premises, are likewise prayed for.

Makati City for Imus, Cavite, November 8, 2023. MEYNARDO I. GUEVARRA Solicitor General Roll of Attorney's No. 33957

Republic of the Philippines Fourth Judicial Region REGIONAL TRIAL COURT Office of the Executive Judge Dasmariñas City, Cavite

RE: PETITION FOR APPOINTMENT AS NOTARY PUBLIC FOR AND IN THE CITY OF DASMARIÑAS, CAVITE,

NOT. PUB.NO.DC-124-24

ATTY. CHERRYL S. ADAMI, Petitioner.

NOTICE OF HEARING

Notice is hereby given that a summary hearing on the petition for notarial commission of Atty. Cherryl S. Adami will be held on June 7, 2024 at 2:00 o'clock in the afternoon. Any person who has any cause or reason to object to the granting of the petition may file a verified written opposition thereto, received by the undersigned before the date of the summary hearing.

Let this notice of hearing be published once in a newspaper of general circulation for one (1) week in the Province of Cavite.

SO ORDERED

Dasmariñas City, Cavite, Philippines, April 24,

FRANCISCO VICTOR L. COLLADO, JR. Executive Judge

Copy Furnished:

2024.

Atty. Cherryl S. Adami Blk 8 Lot 11 Phase E Windward Hills Subd. City of Dasmariñas Cavite

CD- May 20, 2024

IBP Lifetime No. 292878, 01-09-2023 MCLE Exemption No. VII-EXD000076, 08-13-2019s DIANA H. CASTANEDA-DE VERA Assistant Solicitor General Roll of Attorneys No. 42914 IBP Lifetime No. 08543, 10-06-09 MCLE Compliance No. VII-0016726.04-29-2022 ALEXIS JOSEPH R NOBLE State Solicitor Roll of Attorneys No. 64717 IBP No. 280978, 01-10-2023 MCLE Compliance No. VII-0015198_04-08-2022 E-mail Address: mgvitug@osg.gov.ph MARY ANNE G. VITUG Associate Solicitor Roll of Attorneys No. 75535 IBP NO 279860 01-10-2023 MCLE Compliance No. VII-0004724, 11-17-2021 E-mail Address: mgvitug@osg.gov.ph OFFICE OF THE SOLICITOR GENERAL 134 Amorsolo St., Legaspi Village Makati Citv Tel. No. 8186381 loc. 329 Telefax No. 893-46-85 WHEREAS, on January 15, 2024, this Court issued an Order directing the service of summons through publication. NOW THEREFORE, you are hereby required to

file within this Court, within thirty (30) days from the last date of publication of this Summons, your Answer to Complaint. WITNESS the HONORABLE AMABEL B. RO-

BLES-BUENALUZ, Presiding Judge of this Court, this April 19, 2024 at Imus City, Cavite

> MARIE JEAN P MANINGAS Branch Clerk of Court

CD-May 20, 2024

May 20 - 26, 2024

Republic of the Philippines Fourth Judicial Region **REGIONAL TRIAL COURT** OFFICE OF THE CLERK OF COURT City of Bacoor Email: rtc1bcrocc@judiciary.gov.ph. Telephone No. 09273707489

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

Foreclosure No. 2024-57 -versus-For: Extra-Judicial Foreclosure of Real Estate Mortgage

EMMA VERGARA ESCANDALLO, Mortgagor.

NOTICE OF EXTRA JUDICIAL FORECLOSURE

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise knowr as Pag-IBIG Fund), at The Petron Mega Plaza Bldg., No. 358 Sen Gil Puvat Avenue. Makati City and against the mortgagor EMMA VERGARA ESCANDALLO at No. 7605 Banaba St., Manila Doctors Village, Brgy. Almanza Uno, Las Piñas City and Lot 1 Block 2 Hyacinth St., Molino Parkhomes Subdivision, Queensrow West, Brgy. Molino, Bacoor, Cavite, to satisfy the mortgagee indebtedness which as of March 26, 2024, amounts to ONE MILLION THREE HUNDRED TWENTY FIVE THOUSAND NINE HUNDRED FOUR PESOS & 49/100 (P1.325.904.49). Philippine Cur rency, inclusive of interest, and penalty charges but exclusive of other fee incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on May 28, 2024 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;

TRANSFER CERTIFICATE OF TITLE NO. 057-2017021562

A PARCEL OF LAND (LOT 1 BLK. 2 OF THE CONS./SUBD. PLAN, PCS-04-012631, BEING A PORTION OF LOTS 6558-A & 6558-B PSD-04-086915 LRC REC NO.), SIT. IN THE BO. OF MOLINO, MUN. OF BACOOR. PROV. OF CAVITE, IS. OF LUZON. X X X, CONTAINING AN AREA OF SIXTY FIVE (65) SQUARE METERS, MORE OR LESS."

"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 June 4, 2024, without further notice."

Prospective buyers or bidders are hereby enjoined to investigate for themselves the title to the said property and encumbrances, if any there be City of Bacoor, April 22, 2024.

> MELY C. HERMOSURA-VISTA Clerk of Court VI

By: DANILO B. BERLON Sheriff IV

Copy Furnished: HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund) The Petron Mega Plaza Bldg., No. 358 Sen Gil Puyat Avenue, Makati City POMPEYO P MAYNIGO JRDC Building 117 Sen. Gil J. Puyat Ave., Pasay City EMMA VERGARA ESCANDALLO -No. 7605 Banaba St., Manila Doctors Village, Brgy. Almanza Uno, Las Piñas City -Lot 1 Block 2 Hyacinth St., Molino Parkhomes Subdivision Queensrow West, Brgy. Molino, Bacoor, Cavite 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 Digest CD- May. 6,13 & 20, 2024

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NOTICE OF EXTRA-JUDICIAL SALE Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen Gil. Puyat Avenue, Makati City, against the Mortgagor/s, BENBO BETERBO ECOBEN is herein represented by JANEBETH G. BALURAN as his Attorney-in-Fact, with residence and postal address at Lot I, Block 19, Phase 3, Village Park Langkaan, Dasmariñas Cavite and Lot 66, Block 11, Mayflower County, Buenavis ta, Gen. Trias, Cavite, to satisfy the mortgage indebtedness as of 24 November 2023 amounts to SIX HUNDRED FOR-TY THOUSAND ONE HUNDRED ONE PESOS & 18/100 (P640.101.18) inclusive of interest and other charges, at torney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on JUN 13, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit TRANSFER CERTIFICATE OF TITLE

Copy Furnished: Quezon City. date of sale

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

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

-versus- FORECLOSURE CASE NO F-223-24

BENBO BETERBO ECOBEN is herein represented by JANEBETH G. BALURAN as his Attorney-in-Fact, Mortgagor/s.

NO. 057-2016071300 A PARCEL OF LAND (LOT 66, BLK. 11 OF THE CONS, SUBD, PLAN, PCS-04-021944, BEING A PORTION OF LOTS 2, 4, 6, 8, 10, 12, 14, 16, 18, 20, BLK. 50. BLK. 97, ALL OF PCS-016997, LOTS 8-52, BLK. 47; LOTS 1-40, BLK. 47-A; LOTS 1-35, BLK. 48; LOTS 1-41, BLK. 49, LOTS 1-15, BLK. 49-A; ; LOTS 22, 24, 26, 28, 29, BLK. 50; LOTS 1-46 BLK, 51: LOTS 26-48 BLK, 52, ROAD LOTS 22-26, 28 & 29, ALL OF PCS-04-018128 (LRC REC. NO. 5964), SITU-ATED IN BRGY. OF BUENAVISTA, MUN. OF GEN. TRIAS PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., ALONG LINE 1-2 BY LOT 66, BLK. 11; ON THE SE., ALONG LINE 2-3 BY ROAD 17 (6.00 M. WIDE) ON THE SW., ALONG LINE 3-4 BY LOT 64, BLK. 11 AND ON THE NW., ALONG LINE 4-1 BY LOT 60, BLK. 11 ALL OF THE CONS.-SUDB. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF FIFTY (50) SQ. METERS, MORE OR LESS. XXX

All sealed bids must be submitted to the unde signed 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 27 2024 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 09 2024

> JOANNAH AVIGAIL C. TIMKANG Sheriff IV

HOME DEVELOPMENT MUTUAL 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. Pinyaha

BENBO BETERBO ECOBEN is herein represented by JANEBETH G. BALURAN as his Attorney-in-Fact

Lot 1, Block 19, Phase 3, Village Park Langkaan, Dasmariñas, Cavite and Lot 66, Block 11, Mayflower County,

Buenavista, Gen. Trias, Cavite Publication: CAVITE DIGEST Dates: MAY 20 27 & JUNE 3 2024

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



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-120-24

RICARDO CARDINAL is herein represented by his wife JULIETA CARDINAL, as his Attorney-in- Fact,

Mortgagor/s.

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 Ave., Makati City against the Mortgagor, RICARDO CARDI-NAL is herein represented by his wife JULIETA CARDINAL. as his Attorney-in- Fact with residence and postal address at 8-A Panday, Paltok, Sta. Ana, Pateros, Metro Manila and Lot 56 Block 3 Phase 3 Carissa Homes Tanza, Bagtas Tanza. Cavite to satisfy the mortgage indebtedness as of 24 November 2023 amounts to ONE HUNDRED SEVEN-TY NINE THOUSAND FIFTY SEVEN PESOS & 51/100 (P179,057.51) Philippine Currency, inclusive of interest and other charges, as of said date but exclusive of all the other expenses incident to this foreclosure and sale the under signed Sheriff will sell at public auction on JUN 11, 2024 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. T-639475

A parcel of land (Lot 56, Blk. 3 of the cons. subd. plan, Pcs-04-011074, being a portion of the cons. of Lots 2053-A-1-B-Psd-04-084775, & Lots 2052-B-2- Psd-04-084774, LRC Rec. No.), situated in the Bo, of Bagtas, Mun. of Tanza, Prov. of Cavite. Is. of Luzon. Bounded on the SE., along line 1-2 by Lot 54, Blk. 3, on the SW., along line 2-3 by Alley 9, on the NW., along line 3-4 by lot 58 and on the NE along line 4-1 by Lot 57, both of Blk. 3, all of the cons. subd. plan Beginning at a pt_marked "1" on plan xxx containing an area of THIRTY FIVE (35) SQ. METERS. Xxx

All sealed bids must be submitted to the under signed 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 25, 2024 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 09, 2024

ANDRES B. ESPINA Sheriff IV

Copy Furnished:

Home Development and 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 RICARDO CARDINAL is herein represented by his wife JULIETA CARDINAL, as his Attorney-in-Fact 8-A Panday, Paltok, Sta. Ana, Pateros, Metro Manila and Lot 56 Block 3 Phase 3 Carissa Homes Tanza, Bagtas, Tanza, Cavite Publication: CAVITE DIGEST Dates: MAY 20, 27 & JUNE 3, 2024

WARNING: IT IS ABSOLUTELY PROHIBITED TO RE-MOVE DEFACE OR DESTROY THIS NOTICE OF EX-TRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

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-220-24

JAYSON G. CHUA Mortgagor/s. 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, JAYSON G. CHUA with residence and postal address at: 1.) NO. 11 FLORENCIA STREET, SAN FRANCISCO DEL MONTE, QUEZON CITY; and 2.) LOT 27, BLOCK 48, PHASE 1. LUMINA TANZA. BAGTAS. TANZA. CAVITE. to satisfy the mortgage indebtedness as of 24 November 2023 amounts to THREE HUNDRED NINETY EIGHT THOUSAND EIGHT HUNDRED NINETY FOUR PESOS & 96/100 (P398.894.96), inclusive of interest, other charges penalties, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on JUN 13, 2024 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 057-2020046125

LOT NO: 27 BLOCK NO: 48 PLAN NO: PSD-04-239022 PORTION OF: LOT 2-A. PSD-04-239718: LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES: ON ADJOINING LOT(S) LOT 29, BLOCK 47, PSD-04-239022 LINE DIRECTION 1-2 NE LOT 26, BLOCK 48, PSD-04-239022 SE 2-3 LOT 6, BLOCK 48, PSD-04-239022 3-4 SW 4-1 LOT 28. BLOCK 48. PSD-04-239022 NW AREA: THIRTY SIX SQUARE METERS (36), MORE OF 1 FSS

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 27 2024 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 09, 2024

> RICARDO A. TOLEDO Sheriff IV

Copy Furnished: Home Development and Mutual Fund C/O ATTY MAYBELLE JOY E BERNALES ANCHOR COLLECTION SERVICES INC. Bldg. #2 Malakas cor. Mapagmahal St. Brgy. Pinyahan Quezon City

JAYSON G. CHUA 1.) NO. 11 FLORENCIA STREET, SAN FRANCISCO DEL MONTE, QUEZON CITY; and 2.) LOT 27, BLOCK 48, PHASE 1, LUMINA TANZA, BAG-TÁS, TANZA, CAVITE

Publication: CAVITE DIGEST Dates: MAY 20, 27 & JUNE 3, 2024 WARNING: IT IS ABSOLUTELY PROHIBITED TO RE-MOVE DEFACE. OR DESTROY THIS NOTICE OF EX-TRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

REPUBLIC OF THE PHILIPPINES REGIONAL TRIAL COURT FOURTH JUDICIAL REGION BRANCH 20 IMUS CITY, CAVITE

REPUBLIC OF THE PHILIPPINES rep. by the Department of Public Works and Highways (DPWH), Plaintiff

Civil Case No. 17413-23 -versus-For: Expropriation

JOHN DOE, BENJAMIN JARO married to SOLEDAD JARO. REGISTER OF DEEDS OF CAVITE, and CITY ASSESSOR OF IMUS. Defendants.

SUMMONS (By Publication)

TO: JOHN DOE GREETINGS:

WHEREAS, on November 13, 2023, plaintiff thru counsel filed a Complaint (with Urgent Prayer for the issuance of a Writ of Possession) which reads as follows:

> Republic of the Philippines **REGIONAL TRIAL COURT** Fourth Judicial Region Branch 20 Imus City, Cavite

REPUBLIC OF THE PHILIPPINES, rep. by the DEPARTMENT OF PUBLIC WORKS AND HIGHWAYS (DPWH), Plaintiff.

-versus-Civil Case No. 7413-23

JOHN DOE, BENJAMIN JARO married to SOLEDAD JARO, REGISTER OF DEEDS OF CAVITE AND CITY ASSESSOR OF IMUS. Defendants

COMPLAINT (With Urgent Prayer for the Issuance of a Writ of Possession)

Plaintiff REPUBLIC OF THE PHILIPPINES, rep- Decree (P.D.) No. 1586, resented by the DEPARTMENT OF PUBLIC WORKS AND TOR GENERAL (OSG), to this Honorable Court, respectfully states

1. Plaintiff is a sovereign political entity with the court processes, through its statutory counsel, the OSG, at tached as Annexes "H" to "H-13", respectively. 134 Amorsolo Street, Legaspi Village, Makati City 1229.

0010-19234. They may be served with summons and other 239-0010-19234 as proof of his claim. court processes in Imus, Cavite.

Register of Deeds or any other government agency.

the duty of assessing and appraising real property for taxation of the property. purposes in the City of Imus. He holds office at Upper Ground Floor, Imus Municipal Hall, Imus, Cavite, where he may be served with summons and other judicial processes.

ed as a nominal party. He holds office in Trece Martires, Cavite, 2018053077 is attached as Annex "I". where he may be served with summons and other judicial processes

Cavite, and within the jurisdiction of this Honorable Court. The right-of-way acquisition of said lot through a negotiated sale other details of the subject lot are as follows:

TCT No.	Tau	Lathla	Totol	A 4	Bureau	Zanal
ICINO.	Tax	Lot No.				
	Declara-					Value
	tion No.		Area		Rev-	
					enue	
				(sq.	(BIR)	ed Area
				m.)	Zonal	of the
					Value	subject
					of the	lot (In
					affected	pesos)
					area per	. ,
					sq.m.	
					(In pe-	
					sos)	
					,	
Unknown	Unknown	Unknown	13371	1899	1,000.00	1899000
					TOTAL	1899000

0010-19234, and Bureau of Internal Revenue (BIR) Zonal Val- tached as Annexes "M", "N", and "N-1", respectively. uation of the subject lot are attached as Annexes "A", "B", and "C", respectively.

found on the subject property'

No. 10752, Plaintiff is constructing the CAVITE-LAGUNA EX- owners, namely, Juan S. Camalig, married to Dominga Cam-PRESSWAY PROJECT (CALAX PROJECT) from Kawit, Cavite posagrado, Troadio S. Camalig, Andres S. Camalig, married to to Binan, Laguna. It is a high-priority infrastructure project of Apolonia Satsatin, Evarista S. Camalig, married to Mauricio the National Government with the public purpose of providing an efficient, fast, and safe road network and spurring national Cabrera, Potenciana Austria Vda. Fauni and Felicidad S. Camaeconomic development, particularly in the provinces of Cavite lig, married to Felix Camerino and Defendants SPS. JARO. Unand Laguna

CALAX PROJECT. A copy of the SARO is attached as Annex are attached as Annexes "O" to "O-2", respetively. "D"

needs to expropriate ONE THOUSAND EIGHT HUNDRED without a proper technical description. As it is, there are no exist-NINETY-NINE (1,899) SQUARE METERS of the subject lot. ing data or record as to the ownership of the property. As such, The affected area, relative location, and identification of the sub- Plaintiff sent a Letter dated November 6, 2023 to Defendants ject lot are shown by the shaded portions on the Parcellary Plan SPS. JARO, revoking the previous Letter-Offer for lack of data and Subdivision Plan, copies of which are attached as Annexes computation of TCT No. 057-2018053077. In the same Letter, "E" and "F", respectively.

tion of the CALAX PROJECT, a National Government Infra- A copy of the said Letter dated November 6, 2023 is attached as structure project vested with a public purpose. An Environmen- Annex "P". tal Compliance Certificate (ECC) has been secured from the Department of Environment and Natural Resources (DENR) for to file the present Complaint pursuant to Section 6 of R.A. No. the project, in compliance with the requirements of Presidential 10752, viz.:

12. The subject lot has neither been devoted to nor HIGHWAYS (DPWH), through the OFFICE OF THE SOLICI- expropriated for any public use and is indispensable in imple- real property for the right-of-way site or location for any national menting the above-mentioned project. Plaintiff selected it in a government nfrastructure through expropriation, the appropriate least injury to private property.

capacity to sue and is vested with the power and authority owners of the subject lot, Plaintiff posted a Notice to the Public initiate the expropriation proceedings before the proper court to condemn private property for public use upon payment of in the location of the subject lot and in the Barangay Hall Bulletin xxx. just compensation. It is represented by the DPWH, the en- Board of Barangay Alapan II-B to inform possible owners that gineering and construction arm of the Governmant tasked it would be expropriated for the CALAX PROJECT. Copies of and Regulation (IRR) of R.A. No. 10752 provides: with the planning, design, construction, and maintenance of the Notice to the Public dated February 19, 2020, the Certifinational highways in accordance with national development cate of Appearance of Engineer Jessica Ann N. Cordero before secure real property for the ROW, site or location for any naobjectives. Plaintiff may be served with notices and other the Punong Barangay, and photographs of the postings are at- tional government infrastructure through expropriation, which in-

2. Defendants BENJAMIN JARO married to SOLE- lot within thirty (30) days from said posting. Thus, Plaintiff en- cept the price DAD JARO ("SPS. JARO"), of legal age and Filipino, are the tered the property and started its preconstruction and construc-

who may have an interest in the property, considering the lack ter of Deeds of Cavite and Tax Declaration No. 239-0010-19234 by filing a verified complaint before the proper court XXX. of any identifiable data or record of the subject lot before the from the City Assessor's Office of Imus, Cavite. Afterward, Plainimpleaded as a nominal party, being the official charged with JARO's title does not contain the supposed technical description and Section 6 of R.A. No. 10752.

16. Subsequently, Plaintiff asked Defendant

of the subject lot. As a result, Plaintiff created an initial Sub- one hundred percent (100%) of the current relevant BIR zon-5. Publid defendant REGISTER OF DEEDS OF division Plan bearing the information provided by Defendant al value of the subject lot. A copy of the LANDBANK Treasury CAVITE, who is charged with the duty of, inter alia, registering BENJAMIN JARO as to the alleged boundaries of TCT No. 057- Check No. 0000836791 dated August 15, 2023 is attached as instruments dealing with or affecting real property, is implead-2018053077. A copy of the Subdivision Plan for TCT No. 057- Annex "Q".

17 Thereafter Plaintiff offered to purchase from Defendants SPS. JARO the subject lot. It also requested the sub-6. The subject lot is located at Brgy. Alapan II-B, Imus, mission of the necessary documents for the processing of the This is evidenced by a copy of the Letter-Offer dated July 12, 2021, which is attached as Annex "J".

May 20 - 26, 2024

18. Considering that TCT No. 057-2018053077 has no proper technical description attached to it, Plaintiff sought the assistance of the Land Registration Authority (LRA) to verify its location through its letter dated April 18, 2023. In response the LRA informed Plaintiff that it does not have any record of the technical description of TCT No. 057-2018053077 and, instead, advised Plaintiff to coordinate with the DENR regarding its concern. Copies of Plaintiff's Letter dated April 18, 2023 and LRA's Letter dated May 9, 2023 are attached as Annexes "K" and "L". respectively.

19. As such, Plaintiff requested assistance from the DENR Region IV-A to secure a copy of the technical description of TCT No. 057-2018053077, Unfortunately, the DENR Region IV-A, through its Certification dated June 09, 2023 enclosed to its correspondence with Plaintiff, likewise confirmed that it has no record of the said technical description. Copies of Plaintiff's Letter dated May 29, 2023 and DENR Region IV-A's Letter dat-Copies of TCT No. 057-2018053077. Tax Declaration No. 239- ed August 24, 2023 with the corresponding Certification are at-

20. Furthering its due diligence efforts, Plaintiff traced the source of TCT No. 057-2018053077 and found that it orig-7. Meanwhile, there are no structural improvements inated from TCT No. T-25399, TCT No. RT-6077, and TCT No. RT-17577, Moreover, Plaintiff learned that TCT No. T-25399 was 8. Pursuant to its authority under Republic Act (R.A.) cancelled as a consequence of the sale between the previous

Aransazu, Eleuteria S. Camalig, married to Arcadio fortunately, TCT No. T-25399, TCT No. RT-6077, and TCT No. 9. There is a Special Allotment Release Order (SARO) RT-17577 all lack the proper technical description that could from the Department of Budget and Management (DBM) cover- have helped Plaintiff in identifying the lot accurately. Copies of ing the payment of the Right-of-Way (ROW) acquisition for the TCT No. T-25399, TCT No. RT-6077, and TCT No. RT-17577

21. Given the abovementioned developments, Plaintiff 10 To implement the CALAX PROJECT Plaintiff gathered that it cannot rely merely on TCT No. 057-2018053077 Defendants SPS. JARO were advised to pursue their claim with 11. The subject lot will be traversed by the construc- the appropriate court where the expropriation case will be filed.

22. Considering the foregoing, Plaintiff is authorized

SECTION 6. Guidelines for Expropriation

Proceedings. Whenever it is necessary to acquire manner compatible with the greatest public good and with the implementing agency, through the Office of the Solicitor General the Office of the Government Corporate Counsel or their 13. On February 19, 2020, since there are no known deputize government or private legal counsel, shall immediately

23 Moreover Section 7 of the Implementing Rules

Section 7. Expropriation. Whenever it is necessary to cludes among others the case in Section 6.7 of this IRR where 14. Initially, no one came forward to claim the subject within thirty (30) days, the property owner refuses or fails to ac-

offer of the IA for negotiated sale or fails and/or reclaimants of the subjest lot by virtue of a purported title under tion activities. However, after some time, Defendants Benjamin fuses to submit the documents necessary for payment, or when Transfer Certificate Title (TCT) No. 057-2018053077 and its Jaro presented himself as the owner of the subject lot, bringing negotiation is not feasible, then the appropriate IA, through the corresponding tax declaration under Tax Declaration No. 239- with him TCT No. 057-2018053077 and Tax Declaration No. Office of the Solicitor General (for national agencies), the Office of the Government Corporate Counsel (for government-owned 15. To verify Defendants SPS. JARO's claim, Plaintiff and controlled corporations), or their deputized government or 3. Defendant JOHN DOE ("JOHN DOE") is one requested copies of TCT No. 057-2018053077 from the Regis- private legal counsel, shall initiate the expropriation proceedings

24. The determination of just compensation in exprotiff tried to plot the said title to confirm if it indeed pertains to the priation cases is a judicial function to be discharged during the 4. Public defendant CITY ASSESSOR OF IMUS is subject lot, but Plaintiff discovered that Defendant BENJAMIN trial, pursuant to Sections 5 to 8 of Rule 67 of the Rules of Court

25, Meanwhile, Plaintiff will deposit a Treasury Cehck in the amount of ONE MILLION EIGHT HUNDRED NINE-BENJAMIN JARO's help to identify the boundaries TY-NINE THOUSAND PESOS (Php1,899,000.00), consisting of

May 20 - 26, 2024

SPS JA pavme 10752. the ide update and Na proper

EXE

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any wr to creat registe Deeds dition shall c to be a also if land ir for ide ing ord entered charge



LEADING TOWARDS DEVELOPMENT AND PROGRESS								
26, The said check may be released to Defendants JARO or Defendant JOHN DOE, in compliance with the				Annex Description		Purposes		
JARO of Defendant JOHN DOE, in compliance with the nent requirement under Section 6(a)(1)(2) of R.A. No. 2, after a hearing set by this Honorable Court to confirm dentity and proof of ownership of Defendant/s, including the ted payment of all requisite taxes and fees due to the local	Annex Annex A	Description Transfer Certificate of Title No. 057- 2019052077	Purposes To show that Defendants SPS. JARO's .claim is bacod on TCT. No. 057	Annex L	Letter dated May 9, 2023	To prove that the LRA in- formed, Plaintiff that it does not have on! record any technical description of TCT		
EMPTION FROM PAYMENT OF DOCKET AND OTHER LEGAL FEES		2018053077	hased on TCT No. 057- ,2018053077, registered in the name of "BENJAMIN JARO, OF LEGAL AGE, FIL- IPINO, MARRIED TO SOLE- DAD JARO" with a total area			technical description of TCT No. 057-2018053077 and recommended that Plaintiff inquire with the DENR-Re- gion IV-A regarding the mat- ter		
27. Under Section 22, Rule 141 of the Rules of Court, mended, Plaintiff is exempt from payment of docket and legal fees relative to the filing of this Complaint.			of 25,043 square meters, and such TCT is being re- ferred to in TCT No. 122663 as "LOT NO. 6049 OF THE I MUS ESTATE, G.L.R.O. RE- CORD NO. 8843)	Annex M	Letter dated May 29, 2023	To prove that Plaintiff in- quired with the DENR Re- gion IV-A about the technical description of TCT No. 057- 2018053077		
FOR THE ISSUANCE OF A WRIT OF POSSESSION 28. Section 6(a) (1) of R.A. No. 10752 provides that ourt shall immediately issue a Writ of Possession in favor		Tax Declaration No. T1 239-0010-19234	To show that, in relation to TCT No. 057-2018053077,	Annex N	Letter dated August 24, 2023	To prove that the DENR Re- gion IV-AI, informed Plain- tiff that it does not have on		
aintiff upon its deposit of the amount equivalent to 100% of urrent relevant BIR zonal value of the subject lot, thus: SEC. 6. Guidelines for Expropraition Proceedings.			there exists a tax decla- ration under the name of "Benjamin Jaro, married to Soledad Jaro," witah a total area of 25,043 square me- ters, located at Lot 6049, Barangay Bucandala, Imus, Cavite; that the lot is referred to in said Tax Declaration as "Lot No. 60497 the lot is being used for agricultural	Annex N-1	Certification dated June 9, 2023	record any technical de- scription of TCT No. 057- 2018053077		
Whenever it is necessary to acquire real property for ight-of-way site or location for any national government in- ucture through expropriation, the appropriate implement- gency, through the Office of the Solicitor General, the Offi-				Annex O	TCT No. T-25399	To prove that TCT No. 057- 2018053077 can be traced back from TCT No. T-25399		
of the Government Corporate Counsel, or their deputized rnment or private legal counsel, shall immediately initiate xpropriation proceedings before the proper court under the				Annex O-1 Annex	TCT No. RT-6077	and that the latter was can- celled as a consequence of the sale between the previ-		
ving guidelines: (a) Upon the filing of the complaint or at any time after, and after due notice to the defendant, the implement- gency shall immediately deposit to the court in favor of the	Annov	Bureau of Internal	purpose, and with a market value of Php564,637.50 To prove that the current rel-	0-2	TCT No. RT-17577 Letter dated Novem-	ous registered owners and Defendants SPS. JARO To prove that Plaintiff re-		
er the amount equivalent to the sum of: 1. One hundred percent (100%) of the value of the based on the current relevant zonal valuation of the Bureau	Annex C	Revenue (BIR) zon- al valuation of the subject lot	evant BIR zonal value of the subject lot is Php1,000.00 per square meter.	Annex P	ber 6, 2023	voked the Letter-Offer dated July 12, 2021		
ernal Revenue (BIR) issued not more than three (3) years . to the filing of the expropriation complaint subject to sub- graph (c) of this section; xxx xxx XXX Upon compliance with the guidelines abovemen- d, the court shall immediately issue to the implementing cy an order to take possession of the property and start the ementation of the project.	Annex D	Special Allotment Release Order (SARO) from the Department of Budget and Management (DBM)	To prove that Plaintiff has se- cured from the Department of Budget and Management (DBM) a SARO for the pay- ment of Right-of-Way (ROW) acquisition for the CALAX Project	Annex R	Judicial Affidavit of Engineer Cyrus Ce- sar A. Pasicolan	To prove the circumstances relevant to the execution of the Project, the circumstanc- es surrounding the produc- tion and/or collection of doc- uments, and the necessity of taking the subject lot for the construction of the Project		
29. Relatedly, Section 2, Rule 67 of the Rules of Court s:	Annex E	Parcellary Plan	To prove the location, identi-	<u> </u>				
Sec. 2. Entry of plaintiff upon depositing value with prized government depositary. – xxx xxx xxx xxx	Annex F	Subdivision Plan	ty, and technical description of the subject lot	33. Pursuant to Section 2(g), Rule 19 of the Rule Court, Plaintiff reserves its right to present and mark addition documentary evidence during the trial, as the need may are				
After such deposit is made the court shall order the ff or other proper officer to forthwith place the plaintiff in ession of the property involved and promptly submit a rethereof to the court with service of copies to the parties." 30. Thus, in SMI Development Corporation vs. Rec of the Philippines, 10 the Supreme Court reiterated that ssuance of a writ of possession becomes ministerial once blance with the requirements of the rules is made, hence: er the foregoing Section, the Republic is entitled to a writ of possession becomes ministerial once blance with the requirements of the rules is made, hence: er the foregoing Section, the Republic is entitled to a writ of possession of the Rules, the trial court's issue of the Writ of Possession becomes ministerial once the sional compensation mentioned In the 1997 Rules is deed. 31. Hence, after the deposit with this Honorable Court e check for the subject lot, the immediate issuance of a Writ ossession is warranted to enable Plaintiff to take immediate ession of the subject lot and begin the construction works a CALAX PROJECT. 32. It is also imperative for the protection of govern-tinterest and its real rights over the subject properties that orresponding Writ of Possession and/or Order of Exproprithat will be issued in this case be entered in the Primary Pook of the Registry of Deeds of City of Manila and, thereammotated in the space provided in its Registration Book, Jant to Section 69 of P.D. No. 1529, to wit: Section 69. Attachments. An attachment, or a copy of writ, order or process issued by a court of record, intended eate or preserve any lien, status, right or attachment upon tered land, shall be filed and registered in the Registry of the attachment, order, process or lien is not claimed on all in any certificate of title a description sufficiently accurate entification of the land or interest to be affected. A restrain-rder, injunction, or mandamus issued by the court shall be red and registered on the certificate of title at the addite of the affected,		Environmental Com- pliance Certificate (ECC) secured from the Department of Environment and Natural Resources (DENR)	To prove that the DENR has issued an ECC for the CA- LAX Project	 WITNESSES TO BE PRESENTED 34. Pursuant to Section 6, Rule 7 of the Rules of Court, Plaintiff will present ENGR.M CYRUS CESAR A. PASI-COLAN, and his Judicial Affidavit is attached as Annex "R". SUBSTANCE OF TESTIMONY a) He is currently an Engineer III of the Department of Public Works and Highways-Public Private Partnership (DP-WH-PPP) Service; b) He will testify on his duties and responsibilities as Engineer III of the DPWH-PPP Service; c) The subject matter of this Complaint for expropriation consists of a land located at Brgy. Alapan II-B, Imus, Cavite and with an affected area of 1,899 square meters (subject lot). The affected area, relative location, and identity, as well as the technical description of the subject lot, are indicated on the Parcellary Plan and Subdivision Plan; d) Per the due diligence efforts of Plaintiff, there is no information, data, or record as to the owners of the subject lot; e) Plaintiff has the requisite power and authority to condemn and expropriate the subject property or public use upon payment of just compensation; f) The right-of-way acquisition of the properties is necessary for the construction of the CALAX PROJECT; g) The subject lot was selected by Plaintiff in a manner compatible with the greatest public good and with the least injury to private property; i) There is an urgent need on the part of the Plaintiff to enter the property for the construction of the Project; j) The identity of the subject property through the presentation of the relevant documents attached to the Complaint for expropriation; k) Defendants SPS.JAROM claimed that they are the owners of the subject lot, presenting TCT No. 057-2018053077 and Tax Declaration No. 239-0010-19234 as proof thereof; j) Plaintiff sent a Letter-Offer to Defendantts SPS. JARO, informing them that the affected lot is needed tor the CALAX PROJECT and requesting to submit certain documents; m) After an				
		Notice to the Public dated February 19, 2020	To prove that Plaintiff post- ed a Notice to the Public to inform possible owners that the subject lot would be ex-					
		Certificate of Ap- pearance of Engr. Jessica Ann N. Cordero	propriated for the CALAX PROJECT					
		Photographs of postings made on the subject and in the Barangay Hall of Alapan II-B						
		Subdivision Plan of TCT No. 057- 2018053077	To prove that Plaintiff con- ducted an initial plotting of Defendants SPS. JARO's alleged property based on their representations on its metes and bounds					
		Letter-Offer for the subject lot ad- dressed to Defen- dants SPS. JARO	To prove that Plaintiff offered to buy from Defendants SPS. JARO a portion of the sub- ject lot					
		Letter dated April 18, 2023	To prove that Plaintiff in- quired with the LRA about the technical description of TCT No. 057- 2018053077					