

Guro na Lumalaban sa Kanser at ALS Innovator, Kinilalang Bagong Bayani ng DepEd

Pinarangalan ng Kagawaran ng Edukasyon (DepEd) ang dalawang natatanging guro bilang bahagi ng ikalawang batch ng DepEd Heroes, isang programa ng pagkilala na nagbibigay-pugay sa walang sawang dedikasyon at katatagan ng mga guro, kawani, at katuwang sa edukasyon sa buong bansa.

Kabilang sa mga pinarangalan ang isang guro na patuloy na nagtuturo sa kabila ng malubhang karamdaman, at isang guro mula sa Alternative Learning System (ALS) na nangunguna sa pagpapatupad ng programang pangkabuhayan sa Laguna.

Mga Kuwento ng Bayani: Gng. Marivic at Gng. Mary Jane

Sa gitna ng kanyang laban sa cancer, patuloy ang pagtuturo ni Gng. Marivic E. Villacampa, guro sa Bulihan Integrated National High School sa Silang, Cavite, sa kabila ng kanyang ginagawang chemotherapy.

May dalawa siyang full teaching loads at it pa ring pumapasok sa paaralan upang matiyak na hindi mapag-iwanan ang kanyang mga estudyante sa kalidad ng edukasyon.

“Ako po ay may breast cancer, stage 4 triple positive. Hinamon ko ang taning ng siyensya kasi



may Panginoon, at sinasabi kong ako ay mabubuhay at patuloy na magpapaistol sa mga batang nasa aking harapan,” ani Gng. Villacampa.

Umani ng paghanga ang kanyang kwento sa buong komunidad ng DepEd, bilang simbolo ng katapangan at pagmamalasakit sa gitna ng personal na pagsubok.

Samantala, sa Laguna, binago ni Gng. Mary Jane N. Reodica, isang ALS teacher, ang paraan kung paano naaabot ng mga out-of-school youth at marginalized adults ang edukasyon.

Inilunsad niya ang Luisiana Alternative Livelihood and Advancement (L.A.L.A.) Project noong 2021, na nagbibigay ng pagsasanay sa baking, meat processing, paghaha-

bi ng pandan, paggawa ng kandila, computer literacy, at iba pang kasanayang pangkabuhayan.

Isa sa kanyang mga pangunahing inisyatibo ang “Pagpapasigla ng Kulturang Luisiana 101: Paglala,” na muling binibigyang-buhay ang sining ng paggawa ng bayong, upang mapanatili ang lokal na kultura habang nagbibigay ng kabuhayan sa mga mag-aaral. Siya rin ang nangunguna sa ALS Luisiana Festival, isang taunang selebrasyon ng tagumpay ng mga mag-aaral sa pamamagitan ng mga paligsahan pang-akademiko at pagtatanghal ng kultura.

“Ang pagiging ALS teacher ay hindi lang trabaho. Ito po ay isang misyon. Ang ating mga silid-aralan ay hindi laging sa apat na sulok ng kwarto. Minsan

kalsada, minsan barangay hall, minsan sa ilalim ng puno. Pero saan man iyon, isang bagay ang hindi nagbabago: ang puso na magturo at ang pag-asa na makapagbigay-inspirasyon,” ani Gng. Reodica.

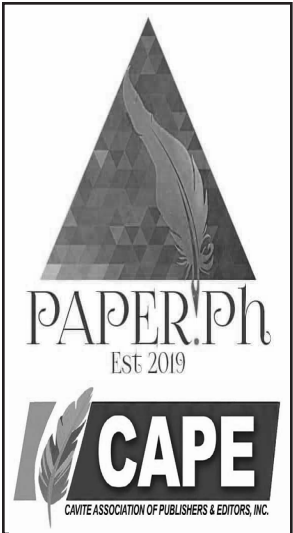
Ang DepEd Heroes ay isang programa ng pagkilala na tampok ang mga nakaaantig na kwento ng mga guro at katuwang sa edukasyon na lumalampas sa kanilang tungkulin. Layunin ng programa na itaguyod ang kultura ng kahasayan, malasakit, at sama-samang pananagutan sa edukasyon.

“Ito ang tunay na diwa ng DepEd Heroes. Hindi lang para kilalanin ang ating mga huwarang bayani kundi para mag-siklab ng inspirasyon at

hikayatin ang mas marami pang tao na maging parte ng pagtulong,” pahayag ni Kalihim Sonny Angara.

Kinilala rin ng DepEd ang dalawang empleyado mula sa Central Office na magreretiro ngayong buwan. Si Gng. Agnes James, Administrative Assistant II mula sa Tanggapan ng Kalihim, ay magreretiro na matapos ang 44 na taon ng paglilingkod. Samantala, si Gng. Marietta Luisa Subido, Administrative Officer II mula sa Employee Account Management Division, ay magtatapos ng 9 na taon ng tapat na serbisyo sa pamahalaan.

Lubos na nagpapasalamat ang DepEd sa dalawa sa kanilang mahalagang ambag sa pamublikong edukasyon. Source: DepEd



Entered as second class mail matter at Imus, Cavite Post Office under Permit No. 2C-14-03-152

PlanSmart Training Strengthens Local Capacity for Climate and Disaster Risk Planning

City Government of Imus

22 kawani ng Imus LGU, sumabak sa Digital Literacy Training



Muling idinaos ang Digital Literacy Training para sa mga kawani ng Pamahalaang Lungsod ng Imus, sa City of Imus Public Library (CIPL) Computer Room.

Sumailalim sa pagsasanay ang 22 kawani ukol sa wastong paggamit ng Microsoft 365 applications tulad ng OneDrive, Outlook, Teams, Word, Excel, at PowerPoint.

Ang Digital Literacy Training ay bahagi ng patuloy na layunin ng Pamahalaang Lungsod ng Imus na pagbutihin pa ang serbisyong ibinibigay sa mga Imuseño.



DOST Secretary Renato U. Solidum, Jr., delivering his Keynote Address

The Philippines, long ranked among the most disaster-prone nations in the world, is taking decisive steps toward safer, smarter land use and settlement planning.

On September 15-16, 2025, the Department of Human Settlements and Urban Development (DH-SUD), in partnership with the Department of Science and Technology–Philippine Institute of Volcanology and Seismology (DOST–PHIVOLCS) and the World Bank, held the PlanSmart for Sustainable Human Settlements: Harmonized Ecological Profile and Climate & Disaster Risk Assessment Training of Trainers in Quezon City.

The two-day training gathered DHSUD’s planners, mentors, and regional trainers from across the country to strengthen science-based approaches in land use and settlement planning.

The event highlighted the urgency of action as the Philippines continues to rank first in the World Risk Index, posting a score of 46.91 in 2024 and remaining among the most at-risk nations in 2025.

In his keynote address, (Turn to page 4)

DFA's Heritage Talks 2025 Showcases Art and Legacy of Piña Weaving

The artistry, cultural significance and enduring legacy of Piña weaving was highlighted at the third iteration of the Heritage Talks 2025 series organized by the Department of Foreign Affairs–Office of Cultural Diplomacy (OCD), in partnership with HABI: The Philippine Textile Council, held at the temporary headquarters of the DFA at the DoubleDragon Tower, last 04 September 2025. In her welcome remarks, OCD Assistant Secretary Celia Anna M. Feria said that Piña was more than

just a fruit or a fabric, but rather “history woven into thread; heritage pressed into a very delicate, translucent strand.” She added that the weaving process of the queenly piña cloth tells the story of who we are as a people — patient, resourceful, innovative and profoundly artistic. Since 2024, OCD has been partnering with HABI: The Philippine Textile Council, whose mandate is to educate the public about textile and



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weaving heritage, while also supporting the next generation in carrying forward the identity of Filipinos through textiles.

This partnership with HABI has given the DFA and our 104 Foreign Service Posts abroad access to lectures by renowned Philippine experts on the various textiles such as the Piña, the Itneg, the Bagobo weaves, and the Yakan textiles from Basilan.

The recognition of the Piña weaving's artistry and cultural depth also resonates with the Philippine Creative Industries Development Act (RA 11904), which classifies weaving and textiles under the Traditional Cultural Expressions and Design domain. In this way, the heritage highlighted by this lecture is not only celebrated as part of the nation's cultural identity, but also affirmed as a vital pillar of the country's creative economy.

Mr. Carlo R. Elisario, a member of HABI and a master weaver from Aklan whose family are pineapple producers and weavers, delved into the intricate process of Piña weaving.

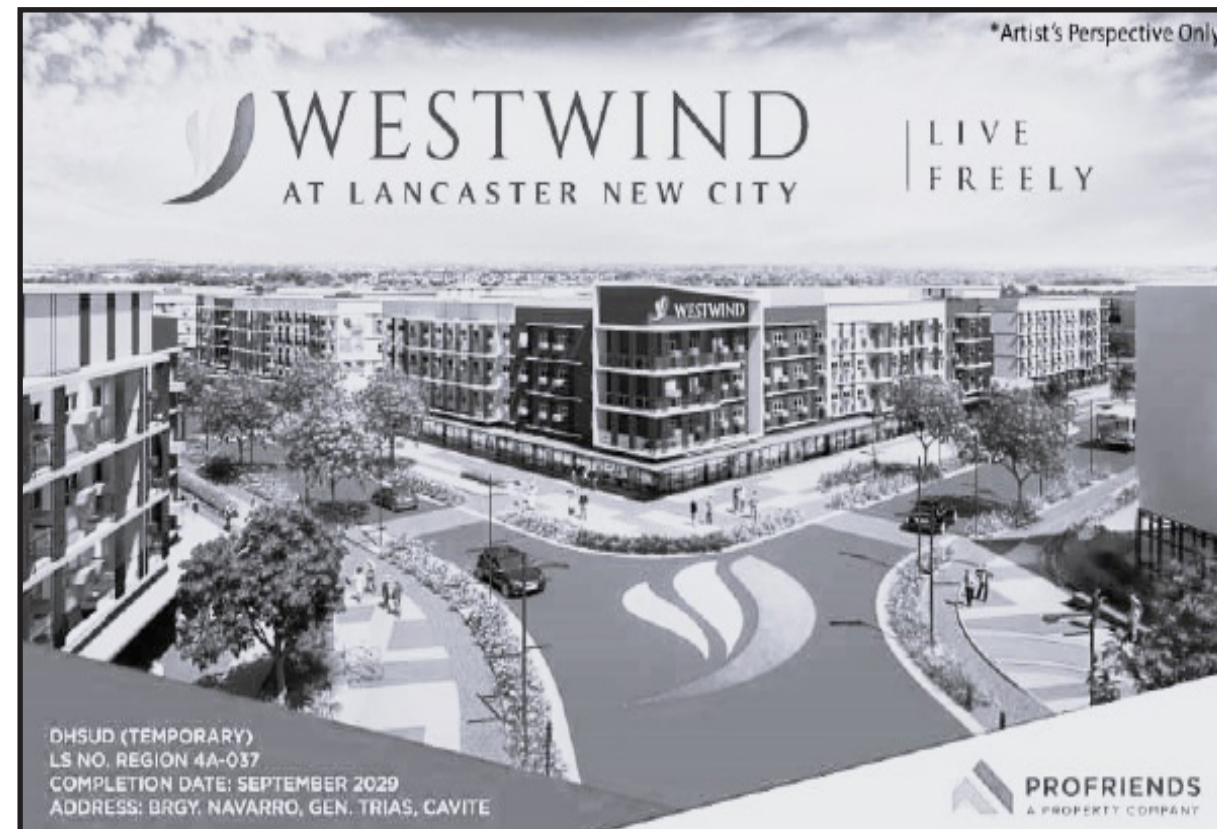
He laid down the story of the red Spanish pineapple, which is the variety used in weaving the queenly piña cloth, from the time it first arrived in our islands through the Galleon Trade to its meticulous weaving technique.

He went on to explain that Piña weaving begins with growing and harvesting of the pineapple leaves, followed by its delicate scraping to extract the fine fibers.

These are then painstakingly washed, dried and knotted to form continuous threads, arranged through precise warping, and finally woven on traditional looms.

Mr. Carlo R. Elisario shared his vision of empowering communities through sustainable livelihood opportunities that promote cultural heritage and environmental responsibility, viewing Piña weaving as an artisan-to-artisan tradition where skills and stories are passed down through generations to keep the craft alive and relevant.

The event was live streamed to the 104 Foreign Service Posts abroad, and attended by DFA personnel, members of the diplomatic corps, and representatives from government, cultural agencies, private institutions, and the academe. A bazaar held alongside the talk showcased products by local vendors that included Silahis Arts and Crafts, En Barong, MCV Designs, Woven, The Little Vintage Shop, and HABI. A selection of Filipino delicacies delighted the guests at the end of the program. Source:DFA



Please contact: Ms. Airene D. Casi @ 0916-4828881

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Camarin, Caloocan City, 1400, Philippines

GDS PARTNERS: amadeus, Sabre, British Airways, Air Canada, Scoot, Korean Air, JAL, Garuda Indonesia, Thai Airway, ANA, KLM, Singapore Airlines, Garuda Indonesia, Thai Airway, ANA, KLM, Singapore Airlines.

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Cayetano, Minority bloc: Independent commission must be free from politics, business interests

(From page 7)

The Senate minority bloc raised concerns about possible conflicts of interest.

“Kung maglalagay sila doon, do they commit, hindi sila tatakbo for national office in 2028? Eh baka may integrity nga, gagamitin naman yung commission to run in 2028. Will they sign also na wala silang conflict of interest?” Cayetano said.

“Because some of the credible people now being interviewed are

part of a conglomerate and are working for oligarchs that also have their interest. Maybe not in infrastructure but in other things,” he added.

Cayetano emphasized that credibility is non-negotiable, warning that any perception of bias or political agenda could undermine the integrity of the investigation.

While he supports the idea in principle, he said the minority bloc will first deliberate as a group before deciding to support it.

DSWD Holds National Dialogue with LGBTQIA+ Community on Anti-Discrimination Policy

(From page 5)

effort, open minds, and a shared commitment from each and every one of us,” Asst. Secretary Colico pointed out.

The event also highlighted the work of representatives from various LGBTQIA+ movements, who presented their organizations' initiatives, successful interventions, and relevant research outcomes to better

address discrimination and ensure their equal access and participation in society.

The two-day activity is part of the efforts of the Philippine government to ensure that its programs, services, and policies will be more gender-responsive and gender-sensitive to the needs of vulnerable groups, including the LGBTQIA+ community. (AKDL). Source: DSWD

If money is your hope for independence you will never have it. The only real security that a man will have in this world is a reserve of knowledge, experience, and ability. -Henry Ford-

Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF
Dasmariñas City, Cavite

TRANS-PHIL CREDIT CORPORATION,
Petitioner/Mortgagee,

-versus- File No. FC-DC-1896-25
For: Extra-Judicial Foreclosure of Real
Estate Mortgage under Act No.
3135 as amended by Act No. 4118

JENNY R. PAPILLA,
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, TRANS-PHIL CREDIT CORPORATION is a corporation duly organized and existing under Philippine laws, with postal address at No. 1218 Pablo Ocampo corner Alfonso Street, Malate, Manila against the respondent / mortgagor, JENNY R. PAPILLA, with postal address at Blk. 10 Lot 20, ST. Jude St., Cardinal Village, Brgy. Salitran III, Dasmariñas City, Cavite and for the satisfaction of the mortgaged debt which as of 4 July 2025 amounts to TWO MILLION TWO HUNDRED NINETY FOUR THOUSAND ONE HUNDRED SIXTEEN PESOS & 25/100 (Php 2,294,116.25), exclusive of legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on November 21, 2025 at 10:00 o'clock in the morning or soon thereafter at the Ground Floor Lobby, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro1, 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. 057-2025011196

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

A parcel of land (Lot 20 Blk. 10 of the cons.-subd. plan, PCS-04-003081, being a portion of the cons. of Lots 6992-A-3, 4, 5, 6, & 7, PSD-04-001116 & Lot 5752-New-B, PSD-19868, L.R.C. Rec. No.), situated in the Bo. of Salitran, Municipality of Dasmariñas, Province of Cavite. Bounded on the NW., along line 1-2 by Lot 19, Blk. 10 (Park and Playground); on the NE., along line 2-3 by Road Lot 2; on the SE., along line 3-4 by Lot 22, Blk. 10; on the SW., along line 4-1 by Lot 21, Blk. 10 all of the cons.-subd. plan. Beginning at a point marked "1" on plan being S. 64 Deg. 15'E., 845.34 m. from MON. No. 134, Imus Estate; Thence N. 74 Deg. 29 E., 12.00 m. to point 2; thence S. 15 Deg. 32'E., 10.00 m. to point 3; thence S. 74 Deg. 29'W., 12.00 m. to point 4; thence N. 15 Deg. 32'W., 10.00 m. to the point of beginning, containing an area of ONE HUNDRED TWENTY (120) Square Meters. All points referred to are indicated on the plan and are marked on the ground by P.S., CYL. CONC. MONS. 15x 60 cm; Bearings true; Date of original survey July 27, 1905 - June 1, 1908, Feb. 7-8, 1943, and that of the cons.-subd. survey, April 2 - May 6, 1988 and was approved on July 25, 1988.

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 December 5, 2025 at the same time and place without further notice.

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

SECURITY BANK CORPORATION
Mortgagee

-versus- FC NO. 19538-25
Extra-Judicial Foreclosure of Real
Estate Mortgage Under Act No.
3135, as amended by Republic Act.
No. 4118

SPS. JOSELITO ANTONIO ROQUE AND
MALISSA LASCO ROQUE
Mortgagors-Debtors,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 file by CORPORATION, with principal office address at Security Bank Center, 6776 Ayala Ayala Ave, Makati City against SPS. JOSELITO ANTONIO ROQUE AND MALISSA LASCO ROQUE represented by their Attorney-in-fact Ma. Aida R. Costa, Mortgagors-Debors, with residence and postal address at No. 137, 2nd Street, Tenejero, Candaba, Pampanga and/or Lot 1 Block 1, Azalea St., Park Infina, Imus City, Cavite and/or Lot 20 Block 1, Begonia St., Park Infina, Alapan, Imus City, Cavite and/or Lot 21 Block 1, Begonia St., Park Infina, Alapan, Imus City, Cavite to satisfy the mortgage indebtedness which as of July 15, 2025 amounts to FOURTEEN MILLION FIVE HUNDRED FIFTY NINE THOUSAND SEVEN HUNDRED SIXTY-SIX PESOS AND 78/100 (Php14,559,766.78) Philippine Currency, including interest and penalty charges but exoding 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 November 18, 2025 at 10:00 a.m, or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC Multiple Sala, 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. 057-2024054111

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF ALAPAN II, CITY OF IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:
LOT NO: 1 BLOCK NO: 1 PLAN NO: PCS-04-028413
PORTION OF: THE CONSOLIDATION OF LOTS 1645 & 6043, IMUS ESTATE; LOT 1642-B, (LRC) PSD-165355;

Dasmariñas City, Province of Cavite, September 17, 2025.

GERALD A. FARGAS
Sheriff IV

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

PUBLICATION: "Cavite Digest"
DATES: Sept. 22, 29, Oct. 6, 2025
Raffle Date of Judicial Notices: September 12, 2025

Copy furnished:

LOTS 1642-C-1 1642-C-2, (LRA) PSD-363872; LOTS 1656-A & 1656-B, PSD-04-017696; LOT 1656-C-1, (Continued on next page)
is registered in accordance with the provision of the Property Registration Decree in the name of
Owner: SPS. JOSELITO ANTONIO ROQUE AND MELISSA LASCO ROQUE, FILIPINO, OF LEGAL AGE
Address:137 2ND ST., TENEJERO, CANDABA, PAMPANGA
TECHNICAL DESCRIPTION (Continued from page 1)
PSD-04-224039 & LOT 1658-D-1, PSD-04-224038; LRC REC. NO. 8843
LOCATION: BARANGAY OF ALAPAN II, CITY OF IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2 NE LOT 30, BLOCK 1, PCS-04-028413
2-3 SE ROAD LOT 1 (14.00 M. WIDE).
PCS-04-028413
3-4 SW LOT 2. BLOCK 1, PCS-04-028413
4-5 NW LOT 31, BLOCK 1, PCS-04-028413
5-1 NE LOT 29, BLOCK 1, PCS-04-028413
TIE POINT: MON. NO. 4, IMUS ESTATE

LINE BEARING DISTANCE
TO CORNER 1 N. 33° 22° w 247.09 M.
1-2 S. 29° 31° E 5.73 M.
2-3 S. 58° 52° W 7. 81 M.
3-4 N. 31° 09° W 13.50 M.
4-5 N. 58° 52° E 9.19 M.
5-1 S. 29° 31° E 7.78 M.
AREA: ONE HUNDRED EIGHT (108) SQUARE METERS.

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 November 24, 2025 at 10:00 a.m. without prior notice.

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

Imus, Cavite, Philippines, September 15, 2025.

ANSELMO P. PAGUNSAN, JR
Sheriff IV

Approved:

ARMIE A. FRANCISCO
Clerk of Court VI

Copy Furnished:

SECURITY BANK CORPORATION,
Security Bank Center, 6775 Ayala Ayala Ave, Makati City

SPS. JOSELITO ANTONIO ROQUE AND MALISSA LASCO ROQUE
No 137, 2nd Street, Tenejero, Candaba, Pampanga
Lot 1 Block 1, Azalea St, Park Infina, Imus City, Cavite

CD-Sept. 22, 29 & Oct 6, 2025

Atty. CEASAR ANDREW D. OBINA
Trans-Phil Credit Corporation
No. 1218 P. Ocampo Townhomes, Pablo Ocampo St., cor. Alfonso St., Malate, Manila 1004

JENNY R. PAPILLA
Blk. 10 Lot 20, ST. Jude St., Cardinal Village, Brgy. Salitran III, 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

Mekeni Launches Product Innovations Ahead of 40th Year at Food & Beverage Expo

Mekeni Food Corporation made a strong statement on the first-ever One Pampanga Food and Beverage Expo with the launch of its newest offerings, while giving visitors a glimpse of what’s ahead as it gears up for its 40th anniversary in 2026.

New Sausage Creations

At the Mekeni booth, the largest at the expo, guests were treated to first tastes of its newest sausage creations.

The 4 Cheese Sausage, bursting with cheddar, gouda, cream cheese, and mozzarella, was a crowd favorite among cheese lovers. The Breakfast Sausage, though small in size, delivered big flavors perfect for quick and hearty meals. For those with a more refined palate, the Country Style Sausage, infused with herbs and crafted in gourmet style, offered a premium experience.

These products reflect Mekeni’s commitment to creating flavors that appeal to both Filipino and international consumers.

Mekeni Festive Christmas Hams on Display

The spotlight also shone on Mekeni’s well-loved Christmas Ham collection, a staple in Filipino celebrations for decades.

The line featured the Gold Premium Ham, smoky and made from the choicest pork cuts; the Deli Ham, known for its traditional sweet-savory flavor; and the Premium Chicken Ham, a healthier alternative for health-conscious families.

Adding festive flair were the Jamon de Bola, glazed with pineapple sauce, and the Pear-shaped Ham, a lean and boneless option.

Completing the line were the Brick Ham, positioned as special yet affordable,



fordable, and the Christmas Ham, Mekeni’s most budget-friendly but still flavorful offering. This wide selection ensures that every household can bring home a taste of the holidays, no matter their budget.

Street Flavors: A



New Offering
Adding to the excitement, Mekeni launched Street Flavors, a cart concept featuring the company’s premium take on Filipino street food staples such as fish balls, squid balls, and kikiam. Beyond being a new way to enjoy well-loved favorites, Street Flavors is also open for booking at events, offering a fun and high-quality food experience for gatherings and celebrations.

At the same time, it serves as a business opportunity for those interested in operating their own events cart business, making it an accessible entry point for aspiring entrepreneurs.

A Sneak Peek of 40 Years
Visitors were also invited to a sneak peek of Mekeni’s 40th anniversary campaign through the showcase of its 40th

year logo and an AI-powered photobooth featuring BEX countries where Mekeni products are now available.

These experiences underscored Mekeni’s expanding global presence and its mission to share Kapampangan flavors with the world.

“As we approach our 40th year, we want to give our customers a taste of what’s next,” said Garcia. “Our newest products, our ventures like Street Flavors, and our continued expansion abroad are all part of the story we want to tell, because truly, May Kwento sa Bawat Timpla”, he added.

With its newest offerings and forward-looking initiatives, Mekeni reaffirmed its position not only as a pillar of Kapampangan cuisine but also as a Filipino brand with a global vision.

Supporting OPP-BEX

As a Kapampangan company that has grown into a globally recognized brand, Mekeni’s participation in the inaugural expo is both symbolic and purposeful.

While the company continues to expand its presence in international markets, it also views the event as an opportunity to reaffirm its identity as a symbol of Kapampangan pride and to share its story with aspiring entrepreneurs and small businesses.

“This expo is close to our hearts because it allows us to give back by showing others that it is possible to grow from humble beginnings and make an impact globally,” said Mekeni President Pruds Garcia. “We hope our story inspires others to pursue their dreams with passion, values, and resilience.”

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

UNIONBANK OF THE PHILIPPINES
Mortgagee,

-versus- FORECLOSURE CASE NO. F-541-25

SPS. ARNEL G. OFIANA and
ANA O. OFIANA
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, UNIONBANK OF THE PHILIPPINES with business address at Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila against the Mortgagor/s. SPS. ARNEL G. OFIANA and ANA O. OFIANA with residence and postal address at 1) 339, Dr. Fernandez Street, Barangay Highway Hills, Mandaluyong City 2) Lot 6, Block 17, Amaia Scapes Trece Martires, Barangay Conchu, Trece Martires, Cavite to satisfy the mortgage indebtedness as of 31 July 2025 amounts to THREE MILLION FIVE HUNDRED THIRTY NINE THOUSAND NINE HUNDRED SEVENTEEN & 56/100 (PHP3,539,917.56) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on 07 OCT 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 077-2022000554

LOT NO: 6 BLOCK NO: 17 PLAN NO: PSD-04-231572
PORTION OF: LOT 2946, SAN FRANCISCO DE MALABON ESTATE
LOCATION: BARANGAY OF CONCHU, CITY OF TRECE MARTIRES, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2-3 NE ROAD LOT 19, PSD-04-231572
3-4 SE LOT 5, BLOCK 17, PSD-04-231572
4-5 SW LOT 38, BLOCK 17, PSD-04-231572
5-6 SW LOT 37, BLOCK 17, PSD-04-231572
6-1 NW LOT 7, BLOCK 17, PSD-04-231572
AREA: SEVENTY FIVE SQUARE METERS (75), 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 21 OCT 2025 without further notice.

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

Trece Martires City, 09 SEP 2025

JOSELITO L. ARANDA
Sheriff IV

Copy Furnished:
UNIONBANK OF THE PHILIPPINES
Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila

SPS. ARNEL G. OFIANA and ANA O. OFIANA
1) 339, Dr. Fernandez Street, Barangay Highway Hills, Mandaluyong City
2) Lot 6, Block 17, Amaia Scapes Trece Martires, Barangay Conchu, Trece Martires, Cavite

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

METROPOLITAN BANK & TRUST COMPANY
Mortgagee,

-versus- EJF NO. F-483-25

ALFIE C. GARLAND represented by
herein by his attorney-in-fact,
MARY JANE C. GARLAND
Mortgagor,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, METROPOLITAN BANK & TRUST COMPANY with business address at GT Tower International 6813 Ayala Avenue, HV dela Costa Street, Brgy. Bel-Air, Makati City against the Mortgagor, ALFIE C. GARLAND represented by herein by his attorney-in-fact, MARY JANE C. GARLAND with residence and postal addresses at Lot 8 Block 10, Teresa Park Road 7, Pilar Village, Brgy. Pilar, Las Piñas City and/or Lot 26 Block 7, Road 9 Brighton Phase 3, Brgy. Pasong Camachile, General Trias City, Cavite and/or Block 9 Lot 44, Kangkong Ramon Cruz (Area 1), Gen. Mariano Alvarez, Cavite to satisfy the mortgage indebtedness as of 20 June 2025 amounts to PESOS: TWO MILLION ONE HUNDRED FIFTY THOUSAND ONE HUNDRED FIFTY-THREE AND NINETY-ONE CENTAVOS (P2,150,153.91) inclusive of interest and penalty but exclusive of attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on OCTOBER 07, 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 057-2020036990

LOT NO: 26 BLOCK NO: 7 PLAN NO: PCS-04-031781
PORTION OF: BLOCK 17, PCS-04-030363 & LOT 1832

SFDM ESTATE (FRS-04-005426), LRC RECORD NO. 5964
LOCATION: BARANGAY OF PASONG CAMACHILE, CITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2 NW LOT 27, BLOCK 7, PCS-04-031781
2-4 NE ROAD LOT 9, PCS-04-031781
4-5 SE ROAD LOT 7, PCS-04-031781
5-1 SW LOT 25, BLOCK 7, PCS-04-031781
AREA: NINETY NINE (99) 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 OCTOBER 21, 2025 without further notice.

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

Trece Martires City, SEPTEMBER 09, 2025.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

METROPOLITAN BANK & TRUST COMPANY
2nd Floor, The Shops at Grand Central Park, 7th Avenue corner 36th and 38th Streets,
North Bonifacio District, Bonifacio Global City, Taguig

ALFIE C. GARLAND represented by herein by his attorney-in-fact, MARY JANE C. GARLAND
Lot 8 Block 10, Teresa Park Road 7, Pilar Village, Brgy. Pilar, Las Piñas City;
Lot 26 Block 7, Road 9 Brighton Phase 3, Brgy. Pasong Camachile, General Trias City, Cavite;
Block 9 Lot 44, Kangkong Ramon Cruz (Area 1), Gen. Mariano Alvarez, Cavite

Publication: CAVITE DIGEST
Dates: SEPT. 15, 22, 29, 2025

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

PlanSmart Training Strengthens Local Capacity for Climate and Disaster Risk Planning

(From page 5)

dress, DOST Secretary Renato U. Solidum Jr. underscored that while the country's location makes hazards inevitable, disasters themselves are preventable.

“Hazards like earthquakes, volcanic eruptions, and typhoons are natural and unavoidable,” Secretary Solidum said. “But with the right tools and planning, we can become victors—not victims—of

disasters. Through science, technology, and smart land use planning, Filipinos can rise stronger and more resilient.”

DOST Secretary Renato U. Solidum, Jr., delivering his Keynote Address.

Participants engaged in GeoRisk Philippines hands-on sessions, guided by experts from the DOST-PHIVOLCS. They learned to navigate

GeoAnalyticsPH Pro, a platform that analyzes hazards, assesses exposure, and generates data-driven insights for land use and settlement planning.

These tools feed directly into PlanSmart for Sustainable Human Settlements, which transforms scientific data into actionable guidance, helping communities de-

(Turn to page 6)

Cayetano, Minority bloc: Independent commission must be free from politics, business interests

The Senate Minority bloc, led by Senate Minority Leader Alan Peter Cayetano, said it will only support the newly formed independent commission on ghost flood control projects if its members are free from political ambitions and ties to big business.

The statement came after President Ferdinand Marcos Jr. issued Executive Order No. 94, which created the commission to investigate alleged anomalies and corruption in public works and government spending during the Aquino, Duterte, and current Marcos administrations.

Malacañang has since named former DPWH secretary Rogelio Singson, SGV Country Managing Partner Rossana Fajardo, and Baguio City Mayor Benjamin Magalong as members of the group.

(Turn to page 9)



REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 17
CAVITE CITY
Email: rtc1cav017@judiciary.gov.ph
Hotline Number: 0953-683-8322

IN THE MATTER OF PETITION
FOR CUSTODY OF MINOR,
CHREAN FRIELL VASQUEZ
POLICARPIO AND KOBE
VASQUEZ PAREJA,

SP. PROC. NO. N-9593

CHRIZELLEINE V. POLICARPIO,
Petitioner.

X-----X

ORDER

A verified Petition has been filed by MS. CHRIZELLEINE V. POLICARPIO, praying that after hearing, a judgment be rendered awarding the care, custody and control of minors, CHREAN FRIELL VASQUEZ POLICARPIO and KOBE VASQUEZ PAREJA to the petitioner in this instant case.

It appearing that the petition and its attachments are sufficient in form and substance, hearing of this petition is set on October 28, 2025 at 8:30 in the morning on which date, hour, and place, interested parties are cited to appear and show cause why the same should not be granted.

Let a copy of the Order be served, personally or via registered mail, upon all interested parties and be published in a newspaper of general circulation in the province and City of Cavite, once a week for three (3) consecutive weeks before the scheduled date of hearing.

SO ORDERED.

Given this 04th day of August 2025 at Cavite City, Cavite Province, Philippines.

ROWENA R. MOJARES-AREVALO
Presiding Judge

CD-Sept. 15, 22 & 29, 2025

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
Branch 115
City Of Bacoor, Cavite
Email: rtc1bcr115@judiciary.gov.ph
Mobile Numbers: (0908) 869-3898/
(0917) 307-3898

IN RE: EX-PARTE PETITION
FOR THE ISSUANCE OF A WRIT
OF POSSESSION OVER A
PROPERTY COVERED BY TCT
NO. 057-2019011350 OF THE
REGISTRY OF DEEDS FOR
PROVINCE OF CAVITE, IN THE
NAME OF SECURITY BANK
CORPORATION,

LRC Case No. 8843-2025-111

SECURITY BANK CORPORATION
(as represented by: BAHAY
FINANCIAL SERVICES INC.),
Petitioner.

X-----X

NOTICE OF HEARING

There is a Petition filed by Petitioner Security Bank Corporation (as represented by Bahay Financial Services, Inc.), through counsel, Atty. Christian JR C. Ortiz and Atty. Hanna Lee E. Bravo, for the issuance of a Writ of Possession over a property covered by Transfer Certificate of Title No. 057-2019011350 issued by the Registry of Deeds of the Province of Cavite, Bacoor City Branch, on the grounds alleged therein.

NOTICE IS HEREBY GIVEN THAT said Petition has been set for hearing on October 8, 2025 at 10:00 in the morning, in this court, on which date and hour and place, any person interested is cited to appear and show cause why the same should not be granted.

Let a copy of this Notice be furnished the Registry of Deeds of Province of Cavite, Bacoor City Branch, and the Land Registration Authority, at the expense of the petitioner and in accordance with Supreme Court issuances on proper fees and corresponding receipts. Further, let a copy of the

Notice be posted by the court's Sheriff/Process Server in the bulletin boards of the Regional Trial Court (RTC) of Bacoor City and this court, the City Hall of Bacoor City, and the Barangay Hall which has jurisdiction over the property subject of this petition, for at least two (2) weeks prior to the scheduled hearing, at the expense of the petitioner.

Finally, let a copy of the Notice be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the Cities and Province of Cavite, also at the expense of the petitioner.

WITNESS, THE HON. CHARISMA I. NOLASCO,
Presiding Judge of this court, this 11th day of August 2025 at Bacoor City, Cavite.

LORELEI P. BOLA-MINA
Branch Clerk of Court

Copy furnished:

BAHAY FINANCIAL SERVICES, INC. LEGAL DEPT.
ATTY. CHRISTIAN JR C. ORTIZ
ATTY. HANNA LEE BRAVO
Counsels for the Petitioner
23rd Floor, A.T. Yuchengco Centre
25th and 26th Sts., Bonifacio Global City, Taguig City
Email: legal-doc@bfs.com.ph
christian.ortiz@bfs.com.ph
hanna.bravo@bts.com.ph

REGISTRY OF DEEDS OF THE CITY OF BACOR
Bacoor City, Cavite
Email: bacoomily@gmail.com

OFFICE OF THE CLERK OF COURT
RTC BACOR CITY, CAVITE
Hall of Justice, Taging-Dagal
Bacoor City, Cavite

SECURITY BANK CORPORATION represented by
BAHAY FINANCIAL SERVICES, INC.
Petitioner
Security Bank Centro, 6776 Ayala Avenue, Makati City

LAND REGISTRATION AUTHORITY
NIA Road cor. East Ave.,
Quezon City

YOLANDA MAGNO
Lot 12-B, Blk. 16, Ph. II, Duhat Camella
Homes-Springville West, Bo, Molino
Bacoor, Cavite

CD-Sept. 15, 22 & 29, 2025

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

BDO UNIBANK, INC.,
Mortgagee,

-versus-FORECLOSURE CASE NO. F-328-25

RONALD Z. AGUILA MARRIED TO
EUNICE GRACE A. AGUILA,
Debtors/Mortgagors.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, BDO UNIBANK, INC., with business address at 33/F BDO Corporate Center Ortigas, # 12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, RONALD Z. AGUILA MARRIED TO EUNICE GRACE A. AGUILA, of legal age, Filipino and with postal address at (1) Block 8 Lot 47 Phase 2 Kensington Place (Previously Lancaster Place) Brgy. Navarro Gen Trias Cavite (occupied); and (2) Block 13 Lot 9 Sampaguita West Lipa City 4217 Batangas (occupied), to satisfy the mortgage indebtedness as of February 28, 2025 amounts to EIGHT HUNDRED EIGHTY-THREE THOUSAND THREE HUNDRED FIFTY PESOS AND 30/100 (Php883,350.30) inclusive of interest and other charges attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on 07 OCT 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 057-2016003988

A PARCEL OF LAND (LOT 47, BLK 8 OF THE SUBDIVISION PLAN PSD-04-221810, BEING A PORTION OF LOT 1671-A-A (LRC) PSD-11152) SITUATED IN THE BARANGAY OF NAVARRO, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY ROAD LOT 18; ON THE NW., ALONG LINE 2-3 BY LOT 48, BLOCK 8; ON THE NE., ALONG LINE 3-4 BY LOT 90, BLOCK 8 AND ON THE SE. ALONG LINE 4-1 BY LOT 46, BLOCK 8 ALL OF THE SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF FIFTY (50) SQUARE 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 and time, it shall be held on 21 OCT 2025 without further notice.

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

Trece Martires City, 09 SEP 2025

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

RONALD Z. AGUILA MARRIED TO EUNICE GRACE A. AGUILA
(1) Block 8 Lot 47 Phase 2 Kensington Place (Previously Lancaster Place) Brgy. Navarro Gen Trias Cavite (occupied); and

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

BDO UNIBANK, INC.
Mortgagee,

-versus- FORECLOSURE CASE NO. F-565-25

SPS. CHERRY V. MELGAR AND
NAZARH N. MELGAR III
Debtor/Mortgagor,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, BDO UNIBANK, INC., with business address at 33/F BDO Corporate Center Ortigas, # 12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, SPS. CHERRY V. MELGAR AND NAZARH N. MELGAR III of legal age, Filipino and with postal address at (1) Block 6 Lot 35 Camella Tanza, Brgy. Bagtas, Tanza, Cavite (occupied by Mortgagors); and (2) Block 25 Lot 9, Casimiro Townhomes 3, Pulang Lupa 2, Las Piñas City (currently occupied by mortgagors' relatives), to satisfy the mortgage indebtedness as of 16 July 2025 amounts to TWO MILLION SIX HUNDRED TWENTY-ONE THOUSAND THREE HUNDRED SEVENTY-EIGHT PESOS AND 89/100 (Php2,621,378.89) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on 07 OCT 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 057-2021002238

LOT NO: 35 BLOCK NO:6 PLAN NO: PSD-04-225971

PORTION OF: LOT 2051-F, PSD-04-166835; LRC RECORD NO. 6832
LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2 NW ROAD LOT 6, PSD-04-225971
2-3 NE LOT 34, BLOCK 6, PSD-04-225971
3-4 SE LOT 16, BLOCK 6, PSD-04-225971
4-1 SW LOT 36, BLOCK 6, PSD-04-225971
AREA: EIGHTY EIGHT (88) SQ.M.

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 21 OCT 2025 without further notice.

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

Trece Martires City, 09 SEP 2025

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

SPS. CHERRY V. MELGAR AND NAZARH N. MELGAR III
(1) Block 6 Lot 35 Camella Tanza, Brgy. Bagtas, Tanza, Cavite (occupied by Mortgagors); and
(2) Block 25 Lot 9, Casimiro Townhomes 3, Pulang Lupa 2, Las Piñas City (currently occupied by mortgagors' relatives)

Publication: CAVITE DIGEST
Dates: SEP 15, 22& 29, 2025

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

PlanSmart Training Strengthens
Local Capacity for Climate
and Disaster Risk Planning

(From page 4)

of DOST-PHIVOLCS gain here will cascade to local governments, developers, and communities,” he said. “Every land use plan and housing project you influence can either reduce risk or increase it. Your task is not only to learn these tools but to master and equip them, ensuring that risk reduction is embedded in every city and municipality.” The outputs from the training’s Ecological Profile and Climate Disaster Risk Assessment module will directly form the basis of Comprehensive Land

Use Plans, which in turn guide zoning ordinances and housing designs across the country. As Secretary Solidum concluded, “This partnership between DOST, DHSUD, and the World Bank, can transform the Philippines from the world’s most at-risk nation into a model of resilience and innovation—where we are not just surviving, but thriving and leading the way toward a safer, stronger nation.” (By Karen Vivien A. Conducto, DOST-Office of the Secretary)

(2) Block 13 Lot 9 Sampaguita West Lipa City 4217 Batangas (occupied)

Publication: CAVITE DIGEST
Dates: SEP 15, 22 & 29, 2025

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

UNIONBANK OF THE PHILIPPINES,
Mortgagee

-versus- FORECLOSURE CASE NO. F-542-25

SPS. MARLON E. TORIO and
GESELIE G. TORIO,
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, UNIONBANK OF THE PHILIPPINES with business address at Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila against the Mortgagor/s, SPS. MARLON E. TORIO and GESELIE G. TORIO, with residence and postal address at 1) 1257, G. San Luis Street, Barangay 847, Zone 92, Pandacan, Manila and 2) Lot 11, Block 14, Camella Tanza, Barangay Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness as of 31 July 2025 amounts to ONE MILLION EIGHT HUNDRED FORTY SIX THOUSAND SEVEN HUNDRED NINETEEN & 58/100 (PHP 1,846,719.58), inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on 07 OCT 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 057-2018016021

LOT NO: 11 BLOCK NO: 14 PLAN NO: PSD-04-225971
PORTION OF: LOT 2051-F, PSD-04-166835; LRC RECORD NO. 6832
LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON
BOUNDARIES:
LINE DIRECTION ADJOINING LOT(S)
1-2 NE ROAD LOT 12, PSD-04-225971
2-3 SE LOT 12, BLOCK 14, PSD-04-225971
3-4 SW LOT 14, BLOCK 14, PSD-04-225971
4-5 LOT 15, BLOCK 14, PSD-04-225971
5-1 NW LOT 10, BLOCK 14, PSD-04-225971
AREA: FIFTY FOUR (54) SQ.M.

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 21 OCT 2025 without further notice.

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

Trece Martires City, 09 SEP 2025

JOSELITO L. ARANDA
Sheriff IV

Copy Furnished:

UNIONBANK OF THE PHILIPPINES
Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila

SPS. MARLON E. TORIO and GESELIE G. TORIO
1) 1257, G. San Luis Street, Barangay 847, Zone 92, Pandacan, Manila and
2) Lot 11, Block 14, Camella Tanza, Barangay Bagtas, Tanza, Cavite

Publication: CAVITE DIGEST

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

UNIONBANK OF THE PHILIPPINES,
Mortgagee,

-versus- FORECLOSURE CASE NO. F-538-25

MARK ANTHONY S. FRANI,
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, UNIONBANK OF THE PHILIPPINES with business address at Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila against the Mortgagor/s, MARK ANTHONY S. FRANI, with residence and postal address at 1) 8, Malagasang 2-G, Imus City, Cavite, 4103 and 2) Lot 9, Block 14, Amaia Scapes General Trias, Barangay Santiago, General Trias, Cavite to satisfy the mortgage indebtedness as of 31 July 2025 amounts to THREE MILLION SIX HUNDRED SEVENTY SIX THOUSAND TWO HUNDRED FORTY ONE & 47/100 (PHP 3,676,241.47), inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on 07 OCT 2025 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
No. 057-2023011972

A PARCEL OF LAND (LOT 9, BLK 14 OF THE CONSOLIDATION & SUBDIVISION PLAN PCS-04-026861,

BEING A PORTION OF LOTS 2374-A, FLS-2049-D & LOT 2372 SAN FRANCISCO DE MALABON ESTATE & LOTS 2374-B-1 & 2374-B-2, PSD-04-030238) SITUATED IN BARANGAY OF SANTIAGO, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINES 1-2-3 BY LOT 8, BLK 14; ON THE NW., ALONG LINE 3-4 BY LOT 32, BLK 14; ON THE NE., ALONG LINE 4-5 BY LOT 10, BLK 14 AND ON THE SE., ALONG LINE 5-1 BY ROAD LOT 12 ALL OF THE CONSOLIDATION & SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF EIGHTY TWO (82) SQUARE METERS, 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 21 OCT 2025 without further notice.

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

Trece Martires City, 09 SEP 2025

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

UNIONBANK OF THE PHILIPPINES
Union Bank Plaza Building, Meralco Avenue corner Onyx and Sapphire Roads, Ortigas Center, Pasig City, Metro Manila

MARK ANTHONY S. FRANI
1) 8, Malagasang 2-G, Imus City, Cavite, 4103 and
2) Lot 9, Block 14, Amaia Scapes General Trias, Barangay Santiago, General Trias, Cavite

Publication: CAVITE DIGEST
Dates: SEPT 5, 22 & 29, 2025

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

DSWD Holds National Dialogue
with LGBTQIA+ Community
on Anti-Discrimination Policy

The Department of Social Welfare and Development’s (DSWD) Protective Services Bureau led a national policy dialogue to generate insights and recommendations in the crafting of a comprehensive anti-discrimination policy that will address the prejudice on sexual orientation, gender identity, and expression

and sexual characteristics (SOGIE-SC). Asst. Secretary Ada Colico of the DSWD’s Protective Programs said the activity dubbed “Diversity and Inclusion Committee Dialogue” aimed to address the rampant discrimination based on SOGIE-SC and the hate being experienced by members of the LGBTQIA+ community. “This committee was established with a clear and compelling mandate—to champion diversity, foster an inclusive culture, and promote equitable practices across government agencies,” Asst. Secretary Colico said in her opening message in the dialogue held last September 8 and 9 in Quezon City. The participants that included representatives from various LGBTQIA+ organizations shared their insights on enhancing existing legal frameworks,

particularly Executive Order No. 51, S. 2023, otherwise known as "Reinforcing the Diversity and Inclusion Program, Constituting the Inter-Agency Committee on Diversity and Inclusion, and Creating the Special Committee on Lesbian, Gay, Bisexual, Transgender, Queer, Intersex, and Asexual (LGBTQIA+) Affairs". “Our journey towards true diversity and inclusion is an ongoing one. It requires continuous (Turn to page 9)