

Celebrating National Arts Month in Cavite



In illuminating the uniqueness of Cavite artistry, the Office of the Provincial Tourism Officer, once again, joined hands with the Alitaptap Artists Community in spearheading this year's National Arts Month cum Pista ng Sining 2024: ArTalks and Workshop held on February 24, 2024 in Amadeo, Cavite.

The program commenced with the talks of Mr. Henry "Bokeng" Ancanan. He instilled in the minds of the aspiring young artists the significance of arts and its fundamental principles.

In the second part of the program, Mr. Adrian Jay "AJ" Manuel led the workshop with 50 college students who were given the opportunity to display their artistic prowess through creative visual arts. With the guidance of the Alitaptap artisans, the students were able to create environment-themed paintings.

Presidential Proclamation No. 683 declares the celebration of National Arts Month every February, underscoring the country's commitment to nurture the excellence of artistic sectors and creative industries; and commemorating the rich, unique and diverse Filipino heritage and culture. (OPIO)

CAVITE TIMES JOURNAL

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PAHAYAGAN NG TUNAY NA CAVITEÑO

ENTERED AS A SECOND CLASS MAIL MATTER

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DENR announces conviction of illegal logger in Cavite

MARAGONDON, Cavite— The Department of Environment and Natural Resources recently announced the successful prosecution of an individual who was arrested for the unlawful cutting of trees in the town of Maragondon in Cavite.

According to DENR, two forest protection officers from the PENRO Cavite were directed to monitor

the activities of the individual who was reported to be engaged in the illegal cutting of trees in Barangay Pinagsanjan B. The individual was later arrested with 116.66 board feet of lumber found in his possession.

The individual was eventually convicted for violating Section 77 of Presidential Decree 705, which prohibits the collection, cutting, and sale of timber and other forest products without license.

The Department of Environment of Natural Resources (DENR) in CALABARZON stated that

the perpetrators will additionally be charged for violating Section 7 (4) of RA 9175, commonly referred to as the Chainsaw Act of 2002.

The unidentified illegal logger was sentenced to six (6) months and one (1) day of imprisonment after he was found guilty of the charge.

In a statement, the DENR CALABARZON stated that the actions of PENRO Cavite reflect the agency's steadfast commitment to enforcing environmental laws and combatting illegal

▶ DENR • 3

IN THE COMPANY OF HISTORIANS



True to its name as the historical capital of the Philippines, Cavite is where you could meet and actually engage in a healthy discussion with a generation of historians who bonded together and formed the Cavite Historical Society.

Headed by former prime minister Caesar Virata who, himself, is the grandson of the first Republican President General Emilio Aguinaldo (from the former National Defense Secretary Baldomero Aguinaldo's lineage), the Association has affiliates representing Cavite's various local government units.

As authorities in history, these people can actually correct or add up to what was already written and known.

I occasionally attend (highlight on occasionally) as, though our passion and nature of work outputs are somehow intertwined (based on facts, must document, use of reliable resources, backed up by research), my work gives me the freedom to apply some writing style and pitch in my story, which is a no-no when dealing with history.

▶ IN THE COMPANY • 3

2024 National Women's Month
LIPUNANG PATAS SA BAGONG PILIPINAS:
Kakayahan ng Kababaihan, Patutunayan!
March 1 - 31, 2024

City Government of Imus
Gender and Development Unit
joins the celebration of the

WE Gender Equality Inclusive Society

#WEcanbeEquALL

WOMEN'S WELLNESS SESSION

Yoga Session:
March 2 - Saturday | March 17 - Sunday

Zumba Session:
Every Friday | March 8, 15 & 22

in partnership with:

SM CITY TRECE MARTIRES

BE A GLOW-GETTER AT SM CITY TRECE MARTIRES: Enjoy fun and rewarding wellness sessions with fellow Glow-getters. Join SM City Trece Martires as they support health and well-being with wellness session happening at Level 2, Event Area! Have time for yourself to reflect and to meditate with the Yoga Sessions. If you want a little bit of socialization with other women and dance that stress away, Zumba session is just perfect for you. See posters for details.

Celebrating a Life with Significance this International Women's Month



WORK-LIFE BALANCE

By: Edna G. Manlapaz

To all the boys, this is for you too! When I was a kid, I used to play my Lego toy, not a barbie. Maybe, this is one of the reasons why a person becomes adventurous, problem solver, critical-thinker and multitasker etcetera. Early childhood stages are crucial to a kid most especially when developing their building blocks and mind. Goal and mind-setting had been a priority ever since.

I myself, had this story and experience of overcoming depression and I believe acceptance is very important like when someone you love the most passes away, nowadays seeking professional advice is a need and a nice move to be proud of (for you are not insane) they are doctors and experts who were intended for that fields of specializations. Of course, there's no such thing as instant, time heals, there's a healing process and most of the time, it's all in the mind. Get yourself up! Cheer up! Go to Church, and again, check your identity which should be in Christ.

Happy girls were the prettiest for happiness is the best make up. Women were the wonder girls! Agree? Juana, Filipina, Pinay whatever they may call it and whatever their jobs, Accountant, lawyer, architect, doctor, pilot, teacher, therapist, nurse or even the janitress, we are all working for a living so humble yourselves for to dust you are from, and to dust you will return.

God created our inward parts, created humans in his own image. Truly, in Psalm 139:14, "I praise God because I have been remarkably fearfully and wonderfully made." Yes, God created you and me and His works are marvelous and I know that so well. In our daily living, play your own Lego, mind your own business and never ever indulge yourself into hatred and gossips. We are all working to have food to be served on our tables, so respect and love must be given to one another.

Never ever make a judgment without knowing the whole and true story, never engage with character assassination believing those innuendos without basis for the Lord our God hates that much. Put yourself into others shoes, every person has their own battles and struggles. So, here's to my year 2021 story, just to share with you. I believe, nobody dies before their time for it is the will of God in our lives concerning you according to the Bible, your time is written. Before my father dies, He is very sick, I went out to buy his medicines and he requested three

pieces of ponkan his favorite, but unfortunately, there are no ponkans nor oranges or any fruit stand everywhere. He was brought into the hospital for 4 days. When my father died, I've made a promise to myself. The next time that I will be helping anyone and, in any situation, I will give my best and very best. Take note "very best". Will definitely give my hundred percent best efforts for JESUS. I love my dad very much and thru acceptance; I know and I'm pretty sure He is in heaven with our creator. Yes, he accepted the Lord Jesus Christ as his personal Lord God and savior and you can do the same too, my younger brother knows this too and proved this to me since 2019 as he invited our mom and dad in a church and from that day on, I felt peace of mind and peace with God. Heaven is for real. Repent and accept Jesus Christ as your personal Lord and savior and you will be saved (Romans 10:9, as well as Acts 16:31). No more doubts for it is written, in Romans 8:1, "there is therefore now no condemnation to them which are in Christ Jesus, who walk not after the flesh, but after the Spirit." Way back year 2021, as I go along with my church Sunday school teachers, my questions are being answered, no more doubts today and I felt unexplainable joy.

From being depressed from that pandemic season, I noticed myself becoming inspired and passionate again having interest to do different things and projects and from that moment, most of the time I am thinking, Jesus Christ is coming very soon. So, what's our purpose in life? As Christians, double time. Never just stay as a lukewarm Christian or sitting saved and satisfied for you have a unique purpose in this world, you only need to pray and do something about it. When you are passionate about something, and God is the center of it, you can never go wrong.

Ask, seek, knock and it will be given unto you. In Jeremiah 33:3, it has been said "Call to me and I will answer you and tell you great, unsearchable, mighty and hidden things you do not know." Ask for guidance, wisdom, knowledge, discernment, blessing and approval in everything you do and again, you can never go wrong.

Do not be afraid of trying to know your potential for the key ingredient of success is failure. Success is only the by-product of excellence so fix your focus on excellence and everything else will follow plus exceeding expectations!

Even Henry Ford failed thousand times, Ford cars and motors are now one of the successful businesses when it comes to the car industry. Be terrified of regrets not failures for your potentials had been prematurely destroyed before its discovery. Again, don't be afraid of failures, the youth is the hope of the nation. In 1 Timothy 4:12, it is written, "Don't let anyone look down on you because you are young, but set an example for the believers in speech, in conduct, in love, in faith and in purity."

If God permitted where you are right now, He has a purpose, He is omniscient, omnipotent, omnipresent. All-knowing God, He will never leave you nor forsake you. Trust in Him with all your heart and commit to the Him whatever you do, and He will establish your plans. So, let's get busy having a meaningful and a successful work week, just keep on keeping on.

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CAVITE TIMES JOURNAL PAHAYAGAN NG TUNAY NA CAVITEÑO

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PGC extends medical and dental services to Gentriseños. The Cavite provincial government's medical and dental mission conducted in Brgy. Tejero, General Trias City, Cavite on February 22, 2024 was a resounding success, benefitting a total of 449 patients. Of these, 403 received medical check-ups while 46 underwent dental examinations and tooth extractions, addressing both medical and dental needs within the community. Additionally, maintenance medicines, multivitamins and mosquito repellent lotion were also distributed. This achievement was made possible through the collaborative efforts of the local government, medical practitioners, barangay health workers, staff and volunteers, all of whom worked tirelessly to ensure the mission's success. Beyond providing essential healthcare services, the event showcased a sense of community and solidarity, under the importance of collective action in promoting health and well-being. (OPIO)

Biyaheng South Food Crawl: Exploring Cavite's Culinary Delights

On February 23, 2024, food enthusiasts and content creators embarked on a journey through the province of Cavite as part of the much-anticipated Biyaheng South Food Crawl. This immersive experience aimed to introduce external audiences to the rich tapestry of flavors that define Cavite's culinary landscape, while also fostering partnerships between Metro Pacific Tollways Corporation (MPTC) and the Provincial Government of Cavite through the Office of the Provincial Tourism Officer to amplify the region's gastronomic appeal.

Nestled in the southern part of Luzon, Cavite boasts a vibrant food culture deeply rooted in history and tradition. From hearty comfort foods to delicately crafted desserts, the province offers a diverse array of culinary delights waiting to be discovered. The Biyaheng South Food Crawl sought to showcase these treasures to a broader audience, inviting participants to indulge in a feast for the senses.

The food crawl was meticulously curated to highlight some of Cavite's most renowned eateries and historical gems. Participants were treated to a guided tour of iconic

food destinations, where they savored signature dishes and learned about the stories behind each culinary creation. Among them were Digman's Halo-Halo in the City of Bacoor and the Hidden Tapsi in Kawit. It also included a tour of the Aguinaldo Shrine, also in Kawit, and Dambana ng Watawat in the City of Imus, which are among the iconic historical sites in the province.

In addition to promoting tourism, the Biyaheng South Food Crawl also serves as a platform for advocacy, highlighting the importance of supporting local businesses and artisans. By patronizing small-scale eateries and



producers, participants not only enjoyed delicious food but also made a meaningful contribution to the local economy. Through this shared experience, they gained a deeper

appreciation for the people and traditions that make Cavite's culinary scene so vibrant and unique.

As the sun set on a day filled with delectable delights and newfound

friendships, participants departed with memories to cherish and a newfound appreciation for the culinary wonders of Cavite. The Biyaheng South Food Crawl had not only

succeeded in introducing external audiences to the region's gastronomic treasures but also laid the foundation for future collaborations with the province of Cavite. **(OPIO)**

DOST Rizal... (FROM PAGE 8)

The lecture proper tackled various topics ranging from the basics of food processing to food safety handling before delving into banana chips processing. And, the participants were given a platform to address their queries and clarifications through an engaging Q&A portion. The workshop then took place simultaneously with the demonstration on

banana chips production from preparation, peeling, slicing, frying, and sweetening.

Overall, the training-workshop addressed CuNaFa's request to be able to market their crop produce (i.e., bananas). Moving forward, the participants hoped for more collaborative events with and assistance from DOST. **(By Arthea Marie M. Genova)**

In the Company... (FROM PAGE 1)

But, while in school, other than arts and literature, history is where I ace my exams. Actually perfecting it, more often than not. But my interest, really, is more of our very own, and my curiosity fades if and when the subject diverts to that of the world.

Talking with these people who dedicated their selves in preserving history, I am simply in awe. They are living testaments that more can be learned outside school.

Getting up close and personal with them also shuns down all misconceptions about history. It is never boring and the discipline to not just finding out but revalidating your truth simply puts your interest to different levels everytime.

There are also more people to get to know about. School limits us to

icons and big events, but wait till you speak with any of the affiliates, every locality has endless stories to tell.

May this society be known and their members multiply. Instead of wasting our time to nonsense, may they inspire more, especially the youth, to focus their passion to finding out what and who made the Philippines a great nation...to get to know our forefathers who fought using simple weapons and just bravery to attain our freedom which we all enjoy now.

Photo shows the Cavite Historical Society's growing family taken during the Society's monthly meeting, held at King Bee Bacao last Feb 25. The meeting was hosted by General Trias mayor Jonjon Ferrer and the local Historical Society.

DOST conducts calibration caravan in Lanao del Norte

In response to the Operation Timbang (OPT) Plus program of the National Nutrition Council (NNC), the Department of Science and Technology conducts a 3-day calibration caravan in the province of Lanao del Norte.

The caravan provided free calibration services for weighing scales and height boards throughout the province. As a result, the Provincial Nutrition Health Office of Lanao del Norte was able to calibrate their 291 nutritional weighing scales and 242 height boards.

The caravan was conducted on November 7-9, 2023, at the Rural Health Units of Lala, Tubod, Kauswagan, and Lanao del Norte.

The DOST team, composed of Engr. Delwin M. Balanay Jr. and Mr. Nazroddin Saripada, both from the Regional Metrology Laboratory of the agency, served as calibrators for weighing instruments, including hanging, infant, bench, and platform types of weighing scales.

Dr. Khryssly Zoe Tabañag, the Provincial Nutrition Action Officer - Designate, expressed gratitude, stating, "We are very thankful to DOST-10 for extending



their support to our Operation Timbang Plus program. With this, we are confident in the accuracy of our nutritional measuring instruments. The calibration of our weighing scales and height boards will greatly improve the accuracy of our data collection."

The data generated by the calibrated measuring instruments are used for local nutrition action planning, particularly for identifying the number of malnourished children and determining who will receive priority interventions in Lanao del Norte province.

The total value of assistance (VOA) provided by the DOST region X through the free calibration amounted to Php 532,080.00.

The calibration caravan is aligned with the DOST pillar on promoting human well-being for every Filipino in the country. This initiative is also anchored to Sustainable Development Goal No. 3, Good Health and Well-being, ensuring healthy lives and promoting well-being for all ages.

DOST 10, through its Regional Standards and Testing Laboratory (RSTL), offers calibration

services for measuring instruments in various parts of the region. Interested companies and LGUs can send a letter of request/intent to DOST 10 Regional Director, Engr. Romela N. Ratilla, through the RSTL manager, Engr. Frumencio B. Quiblat, Jr.

The letters of intent may be forwarded to ord@region10.dost.gov.ph. Additionally, DOST 10 RSTL provides chemical and microbiological testing of water, food, swab samples, and shelf-life studies **(Engr. Delwin M. Balanay Jr./DOST 10)**.

DENR... (FROM PAGE 1)

forestry activities in the province.

"The abrupt action of

PENRO Cavite reflects the diligence of DENR in pursuing legal action

against violators of the law.

This success story highlights the unwavering efforts of DENR in enforcing environmental

laws, addressing illegal activities, and promoting responsible stewardship of natural resources in the province of Cavite." **(PB/DENR CALABARZON)**

DOST trains LGUs and universities on metrology calibration

The Department of Science and Technology trains local government units, universities, and private companies with metrology calibration to capacitate the workforce in industries, businesses, and the academe. For 2023, 9 trainings were conducted to various parts of Northern Mindanao.



The training sessions provided substantial benefits to various agencies and institutes, including the University of Science and Technology of Southern Philippines – CDO, Jasaan, and Claveria campuses, Farmin Asia Banana Corporation, Opol LGU Municipal Treasurers Office, National Nutrition Council – CDO Office, Cagayan de Oro - City Health Office, Alubijid LGU Municipal Treasurers Office, and several local government units (LGUs) in Bukidnon.

The speakers of these

trainings were Mr. Ronald A. Pangan, Engr. Delwin M. Balanay Jr., Engr. Shane Marie S. Clavano, Mr. Nazrodin B. Saripada, and Mr. Jefferson Lumor.

The training covered the topics of correct calibration and verification procedures for specific industrial measuring equipment such as electronic balances, thermometers, height boards, dispensing pumps, and volumetric wares.

Each training highlighted a practical evaluation through hands-on

exercises for the participants. The participants were also engaged in a pre-test and post-test to assess learning further.

"With correct measurement, we establish confidence that promotes and ensures fair trade and consumer protection for the public," Mr. Ronald Pangan, one of the speakers, said.

Over 117 training participants were recorded in 2023, which include professors and technicians in the academe, market



inspectors, license inspectors, city and municipal treasurers, administrative personnel in the local government units, technicians, quality analysts, and engineers in both the public and private sectors in Northern Mindanao.

Mellie G. Galagala, Alubijid Municipal Treasurer, expressed her thanks to DOST. "This is not just the first and last but the beginning of collaboration between the DOST 10 and MTO-Alubijid to ensure fair trade

and law enforcement in the municipality through science and technology," she said.

An overall 97% participant satisfaction rating was given to all the training conducted in 2023. All the training emphasized the importance of calibration and verification, especially for consumer protection, fair trade, and public health and safety.

DOST-10, through its Regional Standards and Testing Laboratory (RSTL), offers training in

metrology in different parts of the region. Interested companies and LGUs can send a letter to DOST 10 Regional Director, Engr. Romela N. Ratilla, through the RSTL manager, Engr. Frumencio B. Quiblat, Jr. The LOIs may be forwarded to ord@region10.dost.gov.ph.

RSTL also offers calibration services, chemical and microbiological testing of water, food, swab samples, and shelf-life studies. **(Delwin M. Balanay Jr./DOST 10)**

DTI-Laguna, CLDD Empower MSMEs through Enhanced Sales and Customer Engagement

Calamba City, Laguna — The Cooperatives and Livelihood Development Department of the City Government of Calamba (CLDD), in partnership with the Laguna Provincial Office of the Department of Trade and Industry (DTI-Laguna) through its Negosyo Centers in Pangil and Pakil, conducted a seminar aimed at boosting the sales and negotiation skills of micro, small, and medium enterprises (MSMEs). This program titled "Effective Selling and Negotiation Skills for MSMEs and Consumer Education" held on February 20, 2024, provided valuable insights and practical tools that aim to help local entrepreneurs thrive in today's competitive market, while also educating them about consumer rights and responsibilities.

The Supervising Cooperatives Development Specialist of CLDD, Ms. Phoebe E. Cervantes, set the tone for the seminar, emphasizing the importance of empowering MSMEs through enhanced selling and negotiation skills. She highlighted the role of cooperatives in fostering economic growth and encouraged participants to actively engage in the upcoming sessions. Afterwards, Ms. Danica R. Briones, assigned Negosyo Center Business Counselor in Pangil, delivered an insightful presentation on effective selling and negotiating skills tailored for MSMEs. She covered topics such as building relationships with

clients, understanding customer needs, and employing negotiation tactics to achieve win-win outcomes. The session included practical tips and real-world examples to make the content more relatable for the participants. A role-playing exercise was given to the participants after the discussion to enhance their selling and negotiation skills in a practical setting. Ms. Andrea Mae I. Macuha, assigned Negosyo Center Business Counselor in Pakil, focused on enlightening the participants about consumer rights and responsibilities. Her presentation covered the legal basis of consumer act, the rights and responsibilities of every consumer and the

implementing agencies of consumer protection.

A total of 37 individuals participated in the program representing various sectors within Calamba City, including

both aspiring and established MSME owners.

The seminar on effective selling and negotiating skills for MSMEs and consumer education proved to be a

resounding success. the collaboration between CLDD and DTI-Laguna ensured a comprehensive and engaging learning experience for all participants. The event

contributed significantly to the empowerment of MSMEs and the promotion of consumer education within the community **(DRBriones, DTI-Laguna).**





BUT FIRST, COFFEE IS NOW OPEN AT SM CITY ROSARIO: Looking for an instagrammable cafe that offers high quality, great-tasting, and affordable coffee? But First, Coffee is now brewing and ready to serve you at SM City Rosario, located at the first level in front of Watson's. Get your cup of coffee now!

Mambajao...

(FROM PAGE 8)

The resolution's approval was a unanimous decision, with representatives from DOST-Camiguin, LGU Mambajao, Barangay Captains, Philippine National Police (PNP), Bureau of Fire Protection (BFP), Philippine Coast Guard (PCG), Mambajao Water District, Camiguin Electric Cooperative (CAMELCO), the Department of Education (DepEd), the Department of Environment and Natural Resources (DENR), and the

Department of Interior and Local Government (DILG) all in concurrence.

The approval is a significant juncture in the LGU's disaster preparedness endeavors.

"The MoCCoV is of great help, especially during emergencies. Our province is highly at risk of disasters and lacks the necessary equipment to respond to these challenges. The MoCCoV will significantly aid in addressing these issues," said Mambajao's Municipal Mayor Yñigo Jesus D. Romualdo.

DOST Camiguin Director Joanne Katherine R. Banaag provided a rationale for a more innovative approach to disaster response for resiliency through adopting MoCCoV, highlighting a more proactive approach in mitigating the potential risks and challenges faced by the community.

As highlighted by one of the representatives during the forum, the use of MoCCoV can significantly enhance the ability of the stakeholders to respond promptly, especially if multiple vehicles are strategically placed throughout Mambajao.

Mayor Romualdo added, "We are deeply grateful to DOST for their support and funding in establishing the MoCCoV, which will enable us to respond more quickly to the needs of the people, especially during emergencies."

DOST remains steadfast in its commitment to provide innovation support for initiatives like the MoCCoV, intending further to bolster disaster resilience and response capabilities in the province. **(Troy Anthony A. Omol/DOST 10) #ScienceForThePeople #OneDOST4U**

MPTC...

(FROM PAGE 8)

with P100,000 each, while 40 winners take home P50,000 each.

Joining the promo is a breeze, as all the motorists have to do is use the MPT DriveHub app, link their Easytrip RFID account, reload and pass at least four times through any MPTC tollways: CCLEX, NLEX, NLEX Connector, CALAX, SCTEX, CAVITEX, and CAVITEX C5 LINK during the promo period. For each reload of P200 denomination via the MPT DriveHub App, users earn an additional 1 point (non-cumulative). The accumulated points act as

golden tickets, increasing the chances of winning in the grand raffle draw.

New users may simply download the MPT DriveHub app and link an Easytrip or CCLEX RFID, to instantly receive 2 points. MPT DriveHub app is available via the App Store (<https://apple.co/3mBkwb6>) or Google Play Store (<https://bit.ly/MPTDriveHubPlayStore>).

"We're gearing up to raffle off cash prizes and two brand-new cars! Don't miss your shot at winning; simply download the MPT DriveHub app and link your Easytrip RFID account.

With DriveHub, you can easily monitor your balance, reload, access the 24/7 hotline, receive advisories, and stay updated with other useful information while using our tollways. Given that most of our motorists use smartphones, having the DriveHub app is our way of enhancing customer support through a digital platform that's readily available for tollroad users," stated Mr. Rogelio L. Singson, President, and CEO of MPTC.

Don't miss out on this longest holiday celebration ever. Promo runs from December 8, 2023, to March 7, 2024. Per DTI Fair Trade Permit No. FTEB-

179965 Series of 2023.

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Keeping...

(FROM PAGE 8)

Abalos added that the Kalinisan program was conceptualized by President Ferdinand R. Marcos Jr. in support of the Bagong Pilipinas brand of governance.

"It's a matter of attitude. Today, [we will clean] even the smallest parts of our barangay, most especially the esteros. We must teach this to our children. This is what the President aspires for Bagong Pilipinas."

Abalos also highlighted the significance of holding the Kalinisan program in

Cavite, as the province is the top producer of waste in the Calabarzon region.

"The top producers of waste in the country, at 3.6 million tons of waste, are two regions: the NCR, or National Capital Region, and the Calabarzon region. In Calabarzon, the number one is Cavite. Cavite produces around one million tons of waste," the secretary said.

He added, "Nationwide, 2.7 millions tons of waste are plastic materials. Among these, 20 percent end up in our oceans and do not decay, which

destroys our environment. [Kawit] is near our coastline, so we should avoid it."

According to the Department of Environment and Natural Resources (DENR), the waste that is produced every year is beyond the capacity of the Philippines. In 2022, according to the NSWMC, generated waste reached 22 million tons nationwide. Almost all of the waste that is produced every day is household or residual waste.

Under the Kalinisan program, the DILG will implement the Barangay at Kalinisan Day (Barkada) program. Every week,

each barangay, in partnership with the private sector and youth volunteers, will join hands to clean their respective houses and promote "segregation-at-source policies."

Abalos aspires that the cleanliness of each community will be ingrained in every Filipino's mind with the help of the program.

"We should make it a practice. It's a way of attitude. That is the message of our pPresident. A clean person has a clean house, a clean community, and a clean nation. That is the Bagong Pilipinas." **(RF,CH/PIA-Cavite)**

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

RURAL BANK SAN ANTONIO, INC.,
Petitioner-Mortgagee,

**-versus- EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135 AS AMENDED BY ACT 4118**

**GILBERT D. PANGILINAN married to
MARGIE E. PANGILINAN,**
Mortgagors.

FC Case No. 18928-24

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **RURAL BANK SAN ANTONIO, INC.**, petitioner-mortgagee, with principal office address at J. P. Rizal St., Brgy. 6, Lipa City, Batangas, against **GILBERT D. PANGILINAN married to MARGIE E. PANGILINAN**, mortgagors, with residence and postal address at Block 22 Lot 8 Beryl St., Greenmark Homes 1, Barangay Malagasang 2B, Imus, Cavite, to satisfy the mortgage indebtedness which as of December 27, 2023 amounts to **THREE MILLION THREE HUNDRED EIGHT THOUSAND SIX HUNDRED SEVENTY EIGHT PESOS AND 98/100 (Php 3,308,678.98)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **March 26, 2024 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC- Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite, to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2019039189

"A PARCEL OF LAND (LOT 8, BLOCK 22, OF THE CONS-SUBD. PLAN, PCS-04-026230, BEING A PORTION OF THE CONS OF LOT 6508 IMUS ESTATE (RS-04-004954) BLOCK 13 & ROAD LOT 15 PSD-04- 214619, LRC RECORD NO.), SITUATED IN THE BARANGAY OF MALAGASANG 2ND, MUNICIPALITY OF IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 6, BLOCK 22; ON THE NW., ALONG LINE 2-3 BY ROAD LOT 18; ON THE NE., ALONG LINE 3-4 BY LOT 10; AND ON THE SE., ALONG LINE 4-1 BY LOT 7, BOTH OF BLOCK 22, ALL OF THE CONS-SUBD. PLAN. X X X CONTAINING AN AREA OF **THIRTY SIX (36) 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, it shall be held on **April 2, 2024** at 10:00 o'clock in the morning without further notice.

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

Imus, Cavite, Philippines, February 20, 2024.

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

APPROVED

(Sgd.) ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED:

RURAL BANK SAN ANTONIO, INC.,
J. P. Rizal St., Brgy. 6, Lipa City, Batangas
Block 278 Lot 12 ELF Building Level Unit 2-C

LACO INANDAN AND RESUELLO LAW
ATTY. GERALD BOWE M. RESUELLO
125 San Sebastian (Balagbag) Lipa City, Batangas

GILBERT D. PANGILINAN married to MARGIE E. PANGILINAN
Block 22 Lot 8 Beryl St., Greenmark Homes 1, Barangay Malagasang 2B, Imus, Cavite

Publication: Cavite Times Journal
Dates: February 27, March 05 & 12, 2024

Republic of the Philippines
Fourth Judicial Region
Regional Trial Court Of Cavite
Office of the Clerk of Court & Ex-Officio Sheriff
New Justice Hall, J.P. Rizal Avenue, Kaybagal
South, Tagaytay City

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

-versus- **EJF NO. TG-23-199**
FOR: Extra Judicial Foreclosure of
Real Estate Mortgage under Act No.
3135, as amended by Act No. 4118

NENITAL L. DEL ROSARIO,
Mortgagor-Debtor,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-judicial foreclosure sale under Act 3135, as Amended by Act No. 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with principal office and place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, pursuant to the terms and conditions of the Loan and Mortgage Agreement ("MORTGAGE") executed and notarized on April 8, 1999 by Mortgagor-Debtor, **NENITA L. DEL ROSARIO**, single, of legal age, Filipino, with residence and postal addresses at (1) 2113 Bato Extension, Tondo, Manila City, Metro Manila and (2) Lot 36, Block 33, Rancho Imperial De Silang, Barangay Tartaria, Silang, Cavite, in favor of the Petitioner/Mortgagee, over a real estate property including improvements thereon, described in and covered by **TRANSFER CERTIFICATE OF TITLE NO. (T-852941) 25705** of the Registry of Deeds for Tagaytay City, in order to satisfy the outstanding loan obligation of the Mortgagor/Borrower in the amount of **TWO HUNDRED SIXTY THOUSAND FOUR HUNDRED EIGHTY-EIGHT PESOS AND 29/100 (Php260,488.29)** inclusive of interest and other charges, as of August 15, 2023, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Oliver T. Bocacao, Jr., will sell at public auction on **April 10, 2024 at 10:00 o'clock in the morning** or soon thereafter, at the New Hall of Justice of Tagaytay City, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following property with all its improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. (T-852941) 25705
Registry of Deeds for the Province of Cavite

"IT IS HEREBY CERTIFIED that certain land situated in the Mun. of Silang, Prov. of Cavite bounded and described as follows: A parcel of land (Lot 36 Blk. 33 of the cons./ subd. plan Pcs-04-012899, being a portion of Lot 8014, 8015, 8017, 8018, Cad. 452-D, Silang Cad., Lots 8016-A to 8016-H, Csd-04-006071-D, Lot 15709-A, Csd-042118-012810-D & Lot Blk. 71, Pcs-04-011250, LRC Rec. No.), situated in the Brgy. of Tartaria, Mun. of Silang, Prov. of Cavite. Bounded on the NE., along line 1-2 by Lot 37 of Blk. 33; on the SE., along line 2-3 by Rd. Lot 27 (8.00 m. wide); on the SW., along line 3-4 by Lot 35; and on the NW., along line 4-1 by Lot 14 both of Blk. 33; all of the cons./subd. plan. Beginning at a pt. marked "1" on plan being S. 64 deg. 51 'E., 5071.83 m. from BLLM No. 1, Cad. 452-D, Silang Cad.; thence S. 21 deg. 34 'E., 10.00 m. to pt. 2; thence S. 68 deg. 26 'W., 4.50 m. to pt. 3; thence N. 21 deg. 34 'W., 10.00 m. to pt. 4; thence N. 68 deg., 36 'E., 4.50 m. to pt. 1; beginning, containing an area of **FORTY FIVE (45) SQ. METERS**. All pts. referred to are indicated on the plan and are marked on the ground by PS cyl. conc. mons. 15x60 cm.; bearings true date of orig. survey Dec. 7, 1973-Dec. 4, 1975 and that of the subd. survey Aug. 1-30, 1997 and was approved on Dec. 5, 1997. is registered in accordance with the provisions of the Property Registration Decree in the name of **NENITA L. DEL ROSARIO**, single, of legal age, Filipino."

In the event the public auction should not take place on the said date, it shall be held on April 17, 2024 without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the **TRANSFER CERTIFICATE OF TITLE NO. (T-852941) 25705**, the encumbrances thereon, if any there be.

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

Tagaytay City, Philippines, February 5, 2024.

(Sgd.) **VARBRA ANN A. VARIAS-DIMAYUGA**
Clerk of Court & Ex-Officio Sheriff

(Sgd.) **OLIVER T. BOCACAO, JR.**
Sheriff-In-Charge

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON

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

CREDIT PILIPINAS, INC.,
Petitioner/Mortgagee,

-versus- **File No. FC-DC-1264-24**
EXTRA JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135, AS AMENDED BY ACT 4118

FRANCISCO YABUT, married to
JESSIE YABUT,
Respondent/Mortgagor.

X-----X

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, **CREDIT PILIPINAS, INC.**, with postal address at Suite 610 West Tower, Tektite Towers, formerly Philippine Stock Exchange Center, Exchange Road, Ortigas Center, Pasig City against the respondent/mortgagor **FRANCISCO YABUT, married to JESSIE YABUT** with postal addresses at Lot 53 Blk. 10 New Delhi Street, San Marino-South 1, Brgy. Salawag Dasmariñas City, Cavite and No. 613 Sampaguita St., CAA Compound, CAA Road, BF International, Las Piñas City and for the satisfaction of the mortgaged debt which as of 12 January 2024 amounts to **FIVE HUNDRED FORTY FOUR THOUSAND SEVEN HUNDRED SEVENTY FIVE PESOS & 45/100 (Php544,775.45)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned sheriff will sell at public auction on **April 04, 2024 at 10:00 o'clock in the morning** or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro I, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-489921

"A parcel of land (Lot 53, Blk. 10 of the cons./subd. plan, Pcs-042106-008537, being a portion of the cons. of Lot 5716, Imus Estate; Blk. 3, Psd-04-047683 & Blk. 25, Pcs 042106-008181, LRC Rec. No.), situated in the Brgy. of Salawag, Mun. of Dasmariñas, Prov. of Cavite, Is. of Luzon, Bounded on the SE., along line 1-2 by lot 52 Blk. 10 of the cons./subd. plan; on the SW., along line 2-3 by lot 3842, Imus Estate; on the NW., along line 3-4 by lot 54 Blk. 10 and on the NE., along line 4-1 by RD. lot 6 both of the cons./subd. plan. Beginning at a pt. marked "1" on plan being N. 75 deg. 57?W., 353.27 m. from Mon. No. 164, Imus Estate; thence S. 12 deg. 26'W., 10.00 m. to pt. 2; thence N. 77 deg. 34'W., 5.00 m. to pt. 3; thence N. 12 deg. 26'E., 10.00 m. to pt. 4; thence S. 77 deg. 34'E., 5.00 m. to the pt. of beginning, containing an area of **FIFTY (50) SQ. METERS**. All pts. referred to the indicated on the plan and are marked on the ground by PS cyl. conc. mons. 15x60 cm.; bearings true; date of orig. survey, July 27, 1905-June 11, 1908 & that of the cons./ subd, survey, April 4-16, 1994 & was approved on June 9, 1994."

OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
(otherwise known as Pag-IBIG Fund)
Mortgagee
The Petron Mega Plaza Building, No. 358 Sen Gil Puyat Avenue, Makati City

MARIA VICTORIA D. CAPIRAL
c/o PAULINO E. CASES, JR.
Attorney-in-Fact of the Mortgagee
c/o Cases Chun & Associates Law Offices
6TH Floor JELP Business Solutions Building, 409 Addition Hills, Shaw Boulevard, Mandaluyong City

NENITA L. DEL ROSARIO
Mortgagor/s-Debtor/s
(1) 2113 Bato Extension, Tondo, Manila City, Metro Manila
(2) Lot 36, Block 33, Rancho Imperial De Silang, Barangay Tartaria, Silang, Cavite

Publication: Cavite Times Journal
Dates: February 27, March 05 & 12, 2024

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 **April 18, 2024**, at the same time and place without further notice.

20 February 2024, Dasmariñas City, Province of Cavite.

(Sgd.) **RODRIGO C. ESTOGERO, JR.**
Sheriff IV

(Sgd.) **ATTY. MARCELA L. BAYBAY**
Clerk of Court VI & Ex-Officio Sheriff

Copy furnished:

CREDIT PILIPINAS, INC.,
Suite 610 West Tower, Tektite Towers, formerly Philippine Stock Exchange Center, Exchange Road, Ortigas Center, Pasig City.

FRANCISCO YABUT, married to JESSIE YABUT
Lot 53 Blk. 10 New Delhi Street, San Marino-South 1, Brgy. Salawag, Dasmariñas City, Cavite and
No. 613 Sampaguita St., CAA Compound, CAA Road, BF International, Las Piñas City.

Publication: Cavite Times Journal
Dates: February 27, March 05 & 12, 2024

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED RICHARD APUYAN BERMUNDO

NOTICE IS HEREBY GIVEN TO THE PUBLIC THAT This instrument made and executed by and among: MARIA TERESA BERMUNDO LIVETA, of legal age, Filipino Citizen married to Dennis Santiago Liveta, presently residing in Block 4 Lot 7, Santiago Subd., Anabu II-E, Imus Cavite, AURORA DIAZ BERMUNDO, of legal age, Filipino Citizen, surviving wife and legal Executor of late RICHARD APUYAN BERMUNDO presently residing in Block 4 Lot 7, Santiago Subd., Anabu II-E, Imus Cavite, ALEKHINE DIAZ BERMUNDO, of legal age, Filipino Citizen, married to Amy Candace Tolentino Bermundo, presently residing in Block 2 Lot 25, Goodwood Homes, Carsadang Bago II, Imus, Cavite, hereinafter referred to as the "PARTIES"; WITNESSETH: WHEREAS, the above-named parties, AURORA DIAZ BERMUNDO, MARIA TERESA BERMUNDO LIVETA, and ALEKHINE DIAZ BERMUNDO, all of legal age, are the legitimate surviving Heirs of the deceased, **RICHARD APUYAN BERMUNDO** who was born on November 25, 1949 died without a will on October 20, 2022 in South Imus Specialist Hospital, D. Cilano Boulevard, Anabu II-C, Imus, Cavite, attached hereto and made integral part hereof are the photocopies of his Death Certificate as "Annex A" issued by the Philippine Statistics Authority (PSA); That the said deceased RICHARD APUYAN BERMUNDO left no debts neither obligations that may be charged against his estate: That However, the said deceased left a Parcel of Land identified as Lot 7 Block 4, of the Subd. Plan (LRC) Psd.-14992, being a portion of Lot 3544-A, described on plan (LRC) psd. 11355, LRC (GLRC) Rec. No. 88), situated in the Barrio Anabu, Segundo, Municipality of Imus, Prov. of Cavite, Island of Luzon, containing an area of ONE HUNDRED EIGHTY SIX AND FIFTY SQUARE METERS DICEMETERS (186.50) SQUARE METERS, more or less and covered by Transfer Certificate of Title No. T- 20703, Registry of Deed for the Province of Cavite. WHEREAS, the deceased died without any LAST WILL and TESTAMENT; WHEREAS, there are no debts due against their estate; That WE are executing this Extra Judicial Settlement of the estate of RICHARD APUYAN BERMUNDO to attest to the veracity of the forgoing Statements and to Adjudicate upon ourselves pursuant to Section 1. Rule 74 of the Rules of Court the above said Parcel of Land under Transfer Certificate of Title No. T-20703 by the Land Registration Commission of Province of Cavite, Island of Luzon, by means of this Extrajudicial Settlement of Estate of the deceased Richard Apuyan Bermundo and hereby express that the same be made effective without Judicial Proceedings as prescribed by the aforementioned Rules of Court. This has been the subject of Extra-Judicial Settlement of Estate of the deceased Richard Apuyan Bermundo duly executed on October 19, 2023 by Maria Teresa Bermundo Liveta, Aurora Diaz Bermundo and Alekhine Diaz Bermundo before Notary Public ATTY. ROGELIO J. BOLIVAR as per Doc No. 452, Page No. 92, Book No. XLV, Series of 2023.

Publication: Cavite Times Journal
Dates: February 27, March 05 & 12, 2024

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

EAST WEST BANKING CORPORATION,
Petitioner/Mortgagee,

-versus- FORECLOSURE CASE NO. F-1402-23

SHEILA P. OCLARES,
Respondent/Mortgagor,
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Petitioner/Mortgagee, **EAST WEST BANKING CORPORATION**, with business address at The Beaufort, 5th Ave. cor. 23rd St., Bonifacio Global City, Taguig City, against the Respondent/Mortgagor, **SHEILA P. OCLARES**, with residence and postal address at Block 6 Lot 12 Kensington 8 Brgy. Navarro, General Trias, Cavite and/or 34 A Bethlehem St., Sitio Nazareth, San Isidro, Parañaque City to satisfy the mortgage indebtedness which as of 31 October 2023 amounts to **TWO MILLION TWO HUNDRED TWELVE THOUSAND FIVE HUNDRED TWENTY THREE PESOS & 24/100 (P2,212,523.24)** exclusive of interest, other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **07 MARCH 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. 057-2018041437

LOT NO: 12 BLOCK NO: 6 PLAN NO: PCS-04-027575

PORTION OF: LOTS 1655, 3040, (RS-04-002447) & LOT 1654, (RS-04-002855) ALL OF SAN FRANCISCO DE MALABON ESTATE, DECREE NO. 4270 ; LRC REC. NO. 5964

LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NW	LOT 11, BLOCK 6, PCS-04-027575
2-3	NE	LOT 14, BLOCK 6, PCS-04-027575
3-4	SE	ROAD LOT 9, PCS-04-027575
4-1	SW	LOT 10, BLOCK 6, PCS-04-027575

AREA: FIFTY FIVE SQUARE METERS (55), 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 MARCH 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, 06 FEBRUARY 2024

(Sgd.) JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

EAST WEST BANKING CORPORATION
The Beaufort, 5th Ave. cor. 23rd St., Bonifacio Global City, Taguig City

ONA PAMFILO & BUBAN LAW OFFICE
6/F, EastWest Corporate Center 5th Ave., cor. 23rd St. Bonifacio Global City, Taguig City 1634

SHEILA P. OCLARES
Block 6 Lot 12 Kensington 8 Brgy. Navarro, General Trias, Cavite and/or
34 A Bethlehem St., Sitio Nazareth, San Isidro, Parañaque City

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

Publication: Cavite Times Journal
Dates: February 13, 20 & 27, 2024

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

EAST WEST BANKING CORPORATION,
Petitioner/Mortgagee,

-versus- FORECLOSURE CASE NO. F-1563-23

SPOUSES MARLO M. DIAZ AND
MARJORIE P. DIAZ,
Respondent/Mortgagor,
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Petitioner/Mortgagee, **EAST WEST BANKING CORPORATION**, with business address at The Beaufort, 5th Ave. cor. 23rd St., Bonifacio Global City, Taguig City, against the Respondents/Mortgagors, **SPOUSES MARLO M. DIAZ AND MARJORIE P. DIAZ**, with residence and postal address at Somerset 14-Block No. 09 Lot No. 22, Barangay Navarro, General Trias, Cavite and/or 107 Mainroad Crystal Cave, Bakakeng Central, Baguio City, Benguet to satisfy the mortgage indebtedness which as of 30 November 2023 amounts to **TWO MILLION SIX HUNDRED NINETEEN THOUSAND FOUR HUNDRED THREE PESOS & 16/100 (P2,619,403.16)** exclusive of interest, penalties, other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **07 MARCH 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. 057-2018009792

LOT NO: 22 BLOCK NO: 9 PLAN NO: PCS-04-028981

PORTION OF: THE CONS/SUBD OF LOTS 1, 2 & 3, PCS-04-011336; LOT 2457-B-3, PSD-04-024243, LOT 2469-A, PSD-04-233225; LOT 2457-A, LOT 2457-C, FLS-1228-D; LOT 2458, FRS-04-005325; LOT 2468 ALL OF SAN FRANCISCO, DE MALABON ESTATE, DECREE NO. 4270; LRC REC. NO. 5964

LOCATION: BARANGAY OF: NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SW	LOT 20, BLOCK 9, PCS-04-028981
2-3	NW	LOT 37, BLOCK 9, PCS-04-028981
3-4	NE	LOT 24, BLOCK 9, PCS-04-028981
4-1	SE	ROAD LOT 12, PCS-04-028981

AREA: ONE HUNDRED SQUARE METERS (100), 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 MARCH 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, 06 FEBRUARY 2024

(Sgd.) JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

EAST WEST BANKING CORPORATION
The Beaufort, 5th Ave. cor. 23rd St., Bonifacio Global City, Taguig City

ONA PAMFILO & BUBAN LAW OFFICE
6/F, EastWest Corporate Center 5th Ave., cor. 23rd St. Bonifacio Global City, Taguig City 1634

SPOUSES MARLO M. DIAZ AND MARJORIE P. DIAZ
Somerset 14-Block No. 09 Lot No. 22, Barangay Navarro, General Trias, Cavite and/or
107 Mainroad Crystal Cave, Bakakeng Central, Baguio City, Benguet

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

Publication: Cavite Times Journal
Dates: February 13, 20 & 27, 2024

PALAISIPAN

1	2	3	4		5		6	7	8	9
	10			11			12			
13					14		15			
16				17		18		19		
20			21		22		23			
24				25		26		27	28	
			29		30		31			
32	33	34		35		36		37		
38			39		40		41			
42						43				
44							45			

PAHALANG

1 Pusyaw

5 Barangka

10 Nipa

12 Ms. Alajar

13 Atip

15 Panghihiya

16 Also known as

17 Hinyebra

19 ____-atihan

20 Higit

22 Ipo o La mesa

24 Disyerto

26 Walang suwerte

29 Bayan sa Albay

31 Bituin

32 Hostess

35 Tawag sa kapatid na babae

37 Balance: daglat

38 Asawa ng reyna

40 Grabe

42 Tagulamin

43 Uso

44 Nunal

45 Palda

PABABA

2 Matamis nab util

3 Warning

4 Mapanganib na hayop

6 National Grains Authority

7 Timon

8 Unti-unti

9 Nawasak

11 Pantukoy

13 Baligtad

14 Bulalas ng Waray

18 Ling__

21 Ms .Yoko

23 Mr. Ranillo III

25 Petrolyo

27 Maruruming Damit

28 Tukod

30 Card ng cellphone

33 Ms. Annabelle

34 Ukol sa bibig

36 Mr. Milby

39 Inam

SAGOT SA NAKARAAN

U	M	A	Y	O	N		D	A	L	A
W	A	R	A	T			L	A	S	O
I	L	A	K			P	U	G	I	T
D	U	L	A	S			I	A	N	
O	P	A	L			U	S	T		A
	I	N		I	B	A		I	L	
L	T		I	N	O			I	N	A
A		I	R	A			I	B	A	B
S	A	B	I	L	A			A	K	A
A	B	I	T	O			D	R	A	M
P	U	S	A				A	R	A	Y

Dagdag
Kaalaman

Ang temperatura ng kidlat ay 5 beses na mas mainit kumpara sa surface ng araw!

Republic of the Philippines
Fourth Judicial Region
Regional Trial Court Of Cavite
Office of the Clerk of Court & Ex-Officio Sheriff
New Justice Hall, J.P. Rizal Avenue, Kaybagal
South, Tagaytay City

BDO UNIBANK, INC.,
Mortgagee,

-versus-
EJF NO. TG-23-271
FOR: Application for Extra-Judicial Foreclosure of Mortgage
(Under Act No. 3135, As Amended)

ARNIE DE GUZMAN VILLANUEVA, rep. by
Attorney-In-Fact, Estrellita Villanueva Borres,
Debtor/Mortgagor,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-judicial foreclosure sale under Act 3135, as Amended by Act No. 4118, filed by Mortgagee, **BDO UNIBANK, INC.**, a universal banking corporation duly organized and existing under the laws of the Republic of the Philippines, with principal office and place of business at 11F BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City, pursuant to the terms and conditions of the Real Estate Mortgage ("MORTGAGE") executed and notarized on September 23, 2021 by Debtor/Mortgagor, **ARNIE DE GUZMAN VILLANUEVA**, of legal age, Filipino, with residence and postal addresses at (1) #2251 Makata St., Sta. Cruz North, Manila; (2) Blk. 31 Lot 1 Phase 1, Stockholm corner Rome St., Golden City Subd., Anabu II-F, Imus, Cavite; (3) Lot 1 Blk. 17 Biga 1, Silang, Cavite and (4) Block 17 Lot 1 Camella Alta Silang, Barangay Biga, Silang, Cavite 4118, represented by **ESTRELLITA VILLANUEVA BORRES** as per Special Power of Attorney executed and notarized on January 24, 2017, in favor of the Mortgagee, over a real estate property including improvements thereon, described in and covered by **TRANSFER CERTIFICATE OF TITLE NO. 076-2021004386** of the Registry of Deeds for Tagaytay City, in order to satisfy the outstanding loan obligation of the Debtors/Mortgagors in the amount of **EIGHT MILLION TWO HUNDRED NINETY-SIX THOUSAND ONE HUNDRED-NINETY FOUR PESOS AND 75/100 (Php8,296,194.75)** inclusive of interest, penalties and other charges, as of October 27, 2023, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Ryan M. Genova, will sell at public auction on **March 14, 2024 at 10:00 o'clock in the morning** or soon thereafter, at the New Hall of Justice of Tagaytay City, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following property with all its improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 076-2021004386
Registry of Deeds for Tagaytay City

"IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF BIGA 1. MUNICIPALITY OF SILANG, PROVINCE OF CAVITE, ISLAND OF LUZON, more particularly bounded and described as follows:

LOT NO: 1, BLOCK NO: 17, PLAN NO: PCS-04-031789

PORTION OF: CONSOLIDATION -SUBDIVISION OF LOTS 2781-C TO 2781-G & 2781-1, CSD-04-016802-D; LOTS 2 TO 8, PSU-226272; LRC RECORD NO. (F PATENT)

LOCATION: BARANGAY OF BIGA 1, MUNICIPALITY OF SILANG, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	ROAD LOT 15, PCS-04-031789
2-7	SE	ROAD LOT 17, PCS-04-031789
7-8	SW	LOT 8, BLOCK 17, PCS-04-031789
8-1	NW	LOT 2, BLOCK 17, PCS-04-031789

TIE POINT: BLLM NO. 1, CAD 452-D, SILANG CADASTRE

LINE	BEARING	DISTANCE
TO CORNER 1	N. 01° 38` W	2248.84 M.
1-2	S. 03° 09` W	10.77 M.
2-3	S. 11° 43` W	1.47 M.
3-4	S. 34° 36` W	1.47 M.
4-5	S. 55° 34` W	1.47 M.
5-6	S. 78° 27` W	1.47 M.
6-7	S. 87° 01` W	7.83 M.
7-8	N. 03° 45` W	14.11 M.
8-1	N. 86° 15` E	13.15 M.

AREA: ONE HUNDRED SEVENTY TWO (172) SQUARE METERS, MORE OR LESS

DESCRIPTION OF CORNERS: ALL POINTS ARE REFERRED ON THE PLAN BY P.S. CYL. CONC. MONS. 15X40 CMS.

Republic of the Philippines
Fourth Judicial Region
Regional Trial Court Of Cavite
Office of the Clerk of Court & Ex-Officio Sheriff
New Justice Hall, J.P. Rizal Avenue, Kaybagal
South, Tagaytay City

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

-versus-
EJF NO. TG-23-096
FOR: Extra Judicial Foreclosure of
Real Estate Mortgage under Act No.
3135, as amended by Act No. 4118

ANNABEL H. PEÑALBA married to
FREDDIE A. PEÑALBA,
Mortgagor/s-Debtor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-judicial foreclosure sale under Act 3135, as Amended by Act No. 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with principal office and place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, pursuant to the terms and conditions of the Loan and Mortgage Agreement (MORTGAGE) executed and notarized on November 10, 1998 by Mortgagors-Debtors, **ANNABEL H. PEÑALBA married to**

BEARINGS: TRUE

DECLINATION:

DATE OF ORIGINAL SURVEY: NOV. 20, 1965 & DEC. 7, 1973-DEC. 4, 1975

DATE OF SUBD/CONS SURVEY: NOV. 5-10, 2018

DATE APPROVED: JAN. 21, 2019

GEODETIC ENGINEER: MARIETTAD. ESPIRITU

is registered in accordance with the provision of Section 103 of the Property Registration Decree in the name of

Owner: **ARNIE DE GUZMAN VILLANUEVA, SINGLE, FILIPINO, OF LEGAL AGE**

Address: 2251 MAKATA ST., STA. CRUZ, MANILA

In the event the public auction should not take place on the said date, it shall be held on **March 21, 2024** without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the **TRANSFER CERTIFICATE OF TITLE NO. 076-2021004386**, the encumbrances thereon, if any there be.

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

Tagaytay City, Philippines, February 1, 2024.

(Sgd.) VARBRA ANN A. VARIAS-DIMAYUGA
Clerk of Court & Ex-Officio Sheriff

(Sgd.) RYAN M. GENOVA
Sheriff-In-Charge

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW

Copy Furnished:

BDO UNIBANK, INC.,
Mortgagee
11F BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City

ARNIE DE GUZMAN VILLANUEVA
Debtor/Mortgagor
(1) #2251 Makata St., Sta. Cruz North, Manila
(2) Blk. 31 Lot 1 Phase 1, Stockholm corner Rome St., Golden City Subd., Anabu II-F, Imus, Cavite
(3) Lot 1 Blk. 17 Biga 1, Silang, Cavite
(4) Block 17 Lot 1 Camella Alta Silang, Barangay Biga, Silang, Cavite 4118

ESTRELLITA VILLANUEVA BORRES
Attorney-in-Fact of Debtor/Mortgagor
Blk. 31 Lot 1 Phase 1, Stockholm corner Rome St., Golden City Subd., Anabu II-F, Imus, Cavite

Publication: Cavite Times Journal
Dates: February 13, 20 & 27, 2024

FREDDIE A. PEÑALBA, both of legal age, Filipino citizens, with residence and postal addresses at (1) Lot 20 Blk 11, J.B. Village, Balibago, Sta Rosa, Laguna and (2) Lot 45 Blk. 19, Rancho Imperial De Silang., Tartaria, Silang, Cavite, in favor of the Petitioner/Mortgagee, over a real estate property including improvements thereon, described in and covered by **TRANSFER CERTIFICATE OF TITLE NO. (T-827856) 14336** of the Registry of Deeds for Tagaytay City, in order to satisfy the outstanding loan obligation of the Mortgagors/Borrowers in the amount of **THREE HUNDRED FIVE THOUSAND THREE HUNDRED FORTY-NINE PESOS AND 65/100 (Php305,349.65)** inclusive of interest and other charges, as of September 5, 2023, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Oliver T. Bocacao, Jr., will sell at public auction on **April 10, 2024 at 10:00 o'clock in the morning** or soon thereafter, at the New Hall of Justice of Tagaytay City, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following property with all its improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. (T-827856) 14336
Registry of Deeds for the Province of Cavite

"IT IS HEREBY CERTIFIED that certain land situated in the Mun, of Silang, Prov. of Cavite bounded and described as follows:

A parcel of land (Lot No. 45 Blk. No 19. of the cons./subd. plan pcs-04-012899 being a portion of Lots 8014, 8015, 8017, 8018, Cad. 452-D, Silang Cad., Lots 8016-A to 8016-H, Csd-04-006071-D, Lot 15709-A, Csd-042118-012810-D & Lot Blk. 71. Pcs-04-011250, LRC Rec. No.), situated in the Brgy. of Tartaria, Mun. of Silang, Prov. of Cavite. Bounded on the NW., along line 1-2 by Open Space 3; on the NE., along line 2-3 by Lot 44; Blk. 19; on the SE., along line 3-4 by Rd. Lot 34 (6.50m. wide); and on the SW., along line 4-1 by Lot 46 Blk. 19; all of the cons./subd. plan. Beginning at a pt. marked "1" on plan being S. 64 deg 59'E., 4935.55 m. from BLLM No. 1, Cad. 452-D. Silang Cad thence N. 12 deg. 12'W., 3.50 m. to pt. 2; thence N. 77 deg. 01'E., 9.57m to pt. 3; thence S. 13 deg. 31'E., 3.50 m. to pt. 4; thence S. 77 deg. 01 W., 9.65 m. to pt. 1, beginning, containing an area of **THIRTY FOUR (34) SQ. METERS**. All pts. referred to are indicated on the plan and are marked on the ground by ps cyl. conc. mons. 15X60 cm.; bearings true; date of orig. survey Dec. 7. 1973-Dec 4, 1975 and that of the subd. survey Aug. 1-30, 1997 and was approved on Dec. 5, 1997.

is registered in accordance with the provisions of the Property Registration Decree in the name of* **ANNABEL H. PEÑALBA, married to FREDDIE A PEÑALBA**, both of legal age, Filipino."

In the event the public auction should not take place on the said date, it shall be held on **April 17, 2024** without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verity for themselves the **TRANSFER CERTIFICATE OF TITLE NO. T-(827856) 14336**, the encumbrances thereon, if any there be.

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

Tagaytay City, Philippines, January 29, 2024.

(Sgd.) VARBRA ANN A. VARIAS-DIMAYUGA
Clerk of Court & Ex-Officio Sheriff

(Sgd.) OLIVER T. BOCACAO, JR.
Sheriff-In-Charge

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
(otherwise known as Pag-IBIG Fund)
Mortgagee
The Petron Mega Plaza Building, No. 358 Sen Gil Puyat Avenue, Makati City

MARIA VICTORIA D. CAPIRAL
c/o ATTY. RIZALDY F. DE LEON
Bernales & Associates
Suite 6 Third Floor, A. Francisco Gold Condominium I
784 EDSA West Kamias District, Quezon City

ANNABEL H. PEÑALBA married to FREDDIE A. PEÑALBA
Mortgagor/s-Debtor/s
(1) Lot 20 Blk. 11, J.B. Balibago, Sta. Rosa, Laguna
(2) Lot 45 Blk 19 Rancho Imperial De Silang Brgy. Tartaria, Silang, Cavite

Publication: Cavite Times Journal
Dates: February 13, 20 & 27, 2024

Republic of the Philippines
REGIONAL TRIAL COURT
Fourth Judicial Region
Branch 109, Carmona, Cavite
2ndFlr., Hall of Justice Bldg., Brgy. Maduya,
Carmona, Cavite
Email add: rtc2cac109@judiciary.gov.ph; Tel.
No. (046) 4828527

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

-versus- **EJF-2024-03**
For: EXTRA JUDICIAL FORECLOSURE
OF REAL ESTATE MORTGAGE UNDER
ACT 3135, AS AMENDED BY ACT 4118

ERMENILDA M. PERLAS,
Mortgagor/Borrower.

X-----X

NOTICE OF SHERIFF'S SALE

Upon Extra-Judicial petition for sale under Act No. 3135, as amended by Act 4118 filed by the mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the mortgagor/borrower, **ERMENILDA M. PERLAS**, with postal address/es at 1.) 3001 Mayon Street, Olympia Village, Makati City, Metro Manila; and 2.) Lot 26 Block 5, DECS-NHA Teacher's Housing Project, Bo. Sabutan and Cabilang Baybay, Silang and Carmona (Now Gen. Mariano Alvarez), Cavite, and for the satisfaction of the mortgaged debt which as of 25 January 2024 amounts to **ONE HUNDRED SEVENTY-ONE THOUSAND TWO HUNDRED TWENTY FIVE PESOS AND 95/100 (PhP171,225.95)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned or his duly authorized representative will **SELL** at public auction on **March 28, 2024 at 1:00 o'clock in the afternoon** at the Court Room of Branch 109, Regional Trial Court, Hall of Justice Building, Carmona, Cavite to the highest bidder for CASH or MANAGER'S CHECK, in Philippine currency, the mortgaged property/ies with all the improvements thereon to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-350147-

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

"A parcel of land (Lot 26, Blk. 5 of the subd. plan, Psd-04-038555, being a portion of Lot 1-A-2-U, Psd-55306, L.R.C. Rec. No.), situated in the Bo. of Sabutan & Cabilang Baybay, Mun. of Silang & Carmona (now GMA), Prov. of Cavite. Bounded on the NW., along line 1-2 by Lot 24, Blk. 5; on the NE., along line 2-3 by Road Lot 1; on the SE., along line 3-4 by Lot 28; and on the SW., along line 4-1 by Lot 27; both of Blk. 5, all of the subd. plan. Beginning at a pt. marked "1" on plan, being S. 59 deg. 09'W., 5445.57 m. from BLLM 1, Cabilang Baybay, Carmona; thence N. 30 deg. 13'E., 12.00 m. to pt. 2; thence S. 59 deg. 50'E., 7.00 m. to pt. 3; thence S. 30 deg. 13'W., 12.00 m. to pt. 4; thence N. 59 deg. 50'W., 7.00 m. to the pt. of beginning, containing an area of **EIGHTY FOUR (84) SQUARE METERS**. All pts. referred to are indicated on the plan and are marked on the ground by P.S. cyl. conc. mons.15x60 cms.; bearings true; date of the original survey, March 22, 1926, and that of the subd. survey, February 1- April 30, 1989 and was approved on April 24, 1990."

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said 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 public auction should not take place on the said date and time, it shall be held on **April 4, 2024** at the same time and place without further notice.

January 29, 2024 at City of Carmona, Cavite, Philippines.

(Sgd.) BON GERARD D. ASCAÑO
Clerk of Court VI
& Ex-Officio Sheriff

Prepared by:

(Sgd.) JOSEPH R. DIOKNO
Sheriff In-Charge

Copy furnished:

HOME DEVELOPMENT MUTUAL FUND

The Petron Mega Plaza Bldg. No. 358 Sen. Gil Puyat Avenue, Makati City

MARIA VICTORIA D. CAPIRAL c/o PAULINO E. CASES, JR.
Cases Collection Management, Inc.
c/o Cases Chun & Associates Law Offices
6th Floor JELP Business Solutions Building, 409 Addition Hills,
Shaw Boulevard, Mandaluyong City



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EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF SHARE

NOTICE IS HEREBY GIVEN TO THE PUBLIC THAT WE, heirs of **PILAR T. DELA CRUZ** namely; **RICARDO T. DELA CRUZ** married to **TERESITA M. DELA CRUZ**, both of all legal age, Filipino, registered address at 9342 Sampaguita St., Guadalupe Nuevo City of Makati; **GINALYN D. GONZALES** married to **BRIGIDO V. GONZALES**, both of all legal age, Filipino, registered address at 215 Tanggulan St., Wakas II, Kawit, Cavite; **GERALDINE T. DELA CRUZ**, single, Filipino, registered address at 215 Tanggulan St., Wakas II, Kawit, Cavite, hereby declare and manifest; **ROQUENILO T. DELA CRUZ**, Deceased; WITNESSETH: That the above-named parties are the heirs of the deceased **PILAR T. DELA CRUZ** who died on September 9, 2021 at Veterans Hospital, Quezon City; **ROQUENILO T. DELA CRUZ**, who died on Oct. 26, 2022 at Wakas 2, Kawit, Cavite, and leaving an intestate estate, part of which is a parcel of land with improvement situated at Brgy. Wakas, Kawit, Cavite, covered by **TCT No. 2011000033**. That said deceased died intestate, without Testament and without leaving any debts whatsoever; That said deceased left a property situated at Brgy. Wakas, Kawit, Cavite, Philippines, containing an area of **SIXTY (60) SQUARE METERS with a TCT No. 2011000033**. 1. That pursuant to Sec. 1, Rule 74 of the Revised Penal Code of Court of the Philippines, and the parties herein being all of age, they have agreed to divide as they do hereby divide and adjudicate, the real properties, above-described as follows: That they hereby affirm that they have executed the foregoing instruments out of their own voluntary free will without force, intimidation or violence upon their person, that they have hereby received their just and proper share and have no claim or demand against each other. That WE, **RICARDO T. DELA CRUZ** married to **TERESITA M. DELA CRUZ** and **GINALYN D. GONZALES** married to **BRIGIDO V. GONZALES**, for our part, and do hereby TRANSFER AND CONVEY unto our sister **GERALDINE T. DELA CRUZ** all our rights, interests, and participation in the above-described. This has been the subject of Extra-Judicial Settlement of Estate With Waiver of Share by **Atty. Pauline Breissee Gayle D. Alcaraz** dated February 16, 2024 at Kawit, Cavite as per Doc. No. 141, Page No. 28, Book No. LXV, Series of 2024.

Publication: Cavite Times Journal
Dates: February 20, 27 & March 05, 2024

ERMENILDA M. PERLAS

1.) 3001 Mayon Street, Olympia Village, Makati City, Metro Manila
2.) Lot 26 Block 5, DECS-NHA Teacher's Housing Project, Bo. Sabutan and Cabilang Baybay, Silang and Carmona (Now GMA), Cavite

Publication: Cavite Times Journal
Dates: February 20, 27 & March 05, 2024

REPUBLIC OF THE PHILIPPINES
Fourth Judicial Region
Regional Trial Court
Office of the Clerk of Court
Imus, Cavite

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

-versus- Extra-Judicial Foreclosure of Real
Estate Mortgage Under Act No. 3135,
as Amended, Republic Act. No. 4118

MELVIN ADRIAN S. BARCELONA,
Mortgagor,
FC CASE NO. 18902-24

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund)**, mortgagee, with principal office at The Patron Mega Plaza Bldg. No. 358 Sen. Gil Puyat Ave., Makati City, against **MELVIN ADRIAN S. BARCELONA**, mortgagor, with postal address at 29 Don Alfredo Egea St., Cubao, Quezon City and/or Lot 15 Blk 36, Greengate Homes Ph2 Malagasang II-A, Imus, Cavite, to satisfy the mortgage indebtedness which as of October 9, 2023 amounts to **FOUR HUNDRED FIFTEEN THOUSAND FOUR HUNDRED FIFTY FIVE PESOS & 20/100 (P 415,455.20)** Philippine Currency, including interest and penalty charges, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at Public Auction on **March 12, 2024 at 10:00 am**, or soon thereafter at the main entrance of the Office of the Clerk of Court, Bulwagan Ng Katarungan, Aguinaldo Highway, Imus, Cavite, to the highest bidder for cash and in Philippine Currency, the following property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-1355477

"A parcel of land (Lot 15, Block 36, of the cons.-subd. plan, Pcs-04-023999, being a portion of the cons. of Lot 1846-B, Psd-28429, 1848-B-2, (LRC) Psd-358499 & Lots 1847 & 1849, Imus Estate, L.R.C. Rec. No. 8843), situated in the Bo. of Malagasang 2, Mun. of Imus, Prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 16, Blk. 36; on the SW., along line 2-3 by Lot 17, Block 36; on the NW., along line 3-4 by Road Lot 17 and on the NE., along Line 4-1 by Lot 13, Blk. 36 all of the cons./subd. plan. x x x containing an area of **THIRTY SIX (36) SQUARE METERS, MORE OR LESS. x x x"**

All sealed bid must be submitted to the undersigned on the stated time and date.

In the event the public auction should not take place on the said date, it shall be held on **March 19, 2024** at 10:00 am. without prior notice.

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

Imus, Cavite, Philippines, February 20, 2024

(Sgd.) ANSELMO P. PAGUNSAN, JR.
Sheriff IV
RTC, Branch 20

Approved:

(Sgd.) ARMIE A. FRANCISCO
Clerk of Court VI

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG FUND)

The Petron Mega Plaza Bldg., No. 358 Sen. Gil Puyat Ave., Makati City

ATTY. JOHN LINCOLN F. LAURON

Atty-in-Fact, The Law Firm of Lauron Delos Reyes and Partnerd
Unit 1003 Union Square Condominium, #145 15th Avenue, Cubao
Quezon City

MELVIN ADRIAN S. BARCELONA

29 Don Alfredo Egea St, Cubao, Quezon City
Lot 15 Blk 36, Greengate Homes Ph2, Malagasang II-A, Imus,
Cavite

Publication: Cavite Times Journal
Dates: February 20, 27 & March 05, 2024

MPTC HOLIDEALS 2024: MORE THAN 100,000 MOTORISTS QUALIFY TO WIN

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10 WINNERS OF P100,000 EACH

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1 POINT
FOR EVERY P200 load
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Maximum points/raffle entries are earned each month. Visit the MPT DriveHub website to see the full promo mechanics. Promo runs from December 8, 2023 to March 7, 2024. Per DTI Fair Trade Permit No. FTEB-179965 Series of 2023.

MPTC is thrilled to announce that the excitement for MPTC Holideals 2024 has reached new heights, with over 100,000 participants now qualified to win extraordinary prizes. In their extended holiday promotion, MPTC gives its motorists another reason to enjoy the drive as they stand to experience the joy of winning a brand-new car or amazing cash prizes.

In partnership with Chevrolet Philippines, two lucky winners will get to drive away with a brand-new Chevrolet Tracker LS. In addition to these sleek rides, MPTC is also giving away more than P3 Million worth of cash prizes, with 10 winners walking away

► **MPTC • 5**

CAVITE TIMES JOURNAL
PAHAYAGAN NG TUNAY NA CAVITEÑO
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VOL. XX • NO. 3 • 10.00 • FEBRUARY 27 - MARCH 04, 2024

DOST Rizal conducts Skills Training on Banana Chips Production for the Cuyambay Natural Farmers in Tanay, Rizal



TANAY, Rizal – The Department of Science and Technology (DOST) through its Provincial S&T Office (PSTO) of Rizal together with the Local Government Unit (LGU) of Tanay brought the Skills Training on Banana Chips Production to members of Cuyambay Natural Farmers Association (CuNaFa) last February 23 at the Sitio Tablon, Brgy. Cuyambay, Tanay, Rizal.



The training-workshop commenced with an opening remark from CuNaFa's Association President Joselito Estuaria in which he warmly welcomed the institutions present at the event.

Next, DOST-PSTO Rizal's invited resource speaker, Prof. Melvin G. Marcelo, Program Head of the College of Hospitality Industry in the University of Rizal System-Antipolo Campus (URSAC-CHI) together with URSAC-CHI student assistants engaged the participants with an energizer to set a conducive atmosphere for the discussion.

► **DOST RIZAL • 3**

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Keeping communities clean, a matter of attitude, says DILG chief



KAWIT, Cavite (PIA) – Interior Secretary Benjamin C. Abalos, Jr. on Feb. 24, led the Kalinisan at Inisyatiba para sa Malinis ng Bayan (Kalinisan) program conducted in Barangay Samala-Marquez in Kawit, Cavite.

Local officials led by Mayor Angelo Emilio G. Aguinaldo and other stakeholders, including volunteers, joined in cleaning the esteros within their respective communities.

In his message, Abalos urged every member of the community to be a partner of the government in cleaning and conserving the environment. He also encouraged the local government units to invest in programs, projects, and activities related to solid waste management and other ecological tactics.

► **KEEPING • 5**

Mambajao adopts first DOST-funded disaster command vehicle in Mindanao

The local government of Mambajao in the province of Camiguin adopted the first Department of Science and Technology-funded Mobile Command and Control Vehicle (MoCCoV) in Mindanao. The vehicle will be used to enhance disaster resilience on the island.



LGU Mambajao has recently approved the resolution to adopt, operate, and integrate the MoCCoV in their Local Disaster Risk Reduction and Management Plan for the Municipality on February 20, 2024.

MOCCOV is a locally developed disaster command system with a weather monitoring station, rescue quadcopter drone, global satellite communication and surveillance equipment, and rescue and medical equipment that can comprehensively respond to disasters.

DOST endorses this innovation under its initiative to assist LGUs in enhancing their Local Disaster and Risk Reduction Management Plan (DRRMP). This partnership is made possible through the agency's program, the Community Empowerment through Science and Technology (CEST).

Through this partnership, DOST endeavors to optimize the coordination and delivery of emergency services, facilitating prompt and well-coordinated responses during critical situations.

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