

# DepEd Sec angara seeks loan relief for calamity affected teachers and personnel

Education Secretary for bonafide residents or Sonny Angara requested personnel of DepEd within the private financial institutions for a moratorium on teaching and non-teaching personnel's loan payments to ease their burden, especially those gravely affected by recent typhoons.

"I sincerely hope that, in times of need, even the private sector, including the esteemed financial institution, would find reason to extend to them this much-needed help," Secretary Angara said in a letter to the financial institutions.

In a letter, Sec. Angara specifically relayed to the request for a moratorium of DepEd employees' loan payments directly affected by the typhoon for three (3) months, preferably starting January 2025, and with payments to resume in April 2025. The Department-specific request is intended

personnel of DepEd within the calamity areas as declared by the appropriate government agencies such as the Office of the President, local government units, or Office of Civil Defense since September 2024.

Meanwhile, Angara also requested that all DepEd Personnel be given a moratorium on their loan payments for December 2024, with payments to resume in January 2025. The moratorium is expected to cover all charges, costs, and interests. The Education Chief likewise requested that the Government Service Insurance System (GSIS) provide the same intervention and terms to the agency's staff in terms of loan payments. Furthermore, the Department

(Turn to page 5)



## CAVITE DIGEST

LEADING TOWARDS DEVELOPMENT AND PROGRESS

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### City Government of Imus

City Information Office

**BREAKING NEWS**

**21 magkabiyak, ikinasal sa Kasalang Imuseño**

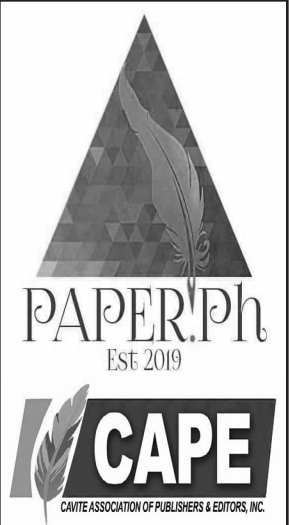
Pagmamahalan ang nangibabaw sa pag-iisang dibdib ng 21 pares sa Kasalang Imuseño na pinangasiwaan ni **City Mayor Alex "AA" L. Advincula** ngayong **Miyerkules, Nobyembre 27, 2024**, sa Function Hall ng New Imus City Government Center.

Sa pamamagitan ng isang video message, nagbigay-pagbati si **Congressman AJ Advincula** sa mga bagong kasal. Samantala, ibinahagi naman ni **City Chaplain Ramil Ilano** ang salita ng Diyos.

Naghandog din sina **Mayor AA** at **Cong. AJ** ng gas stove, rice cooker, unan, at monetary gift na nagkakahalagang P3,000.

**MAYOR ALEX "AA" L. ADVINCULA**

**AANGAT ANG IMUS**



# CAVITE DIGEST

LEADING TOWARDS DEVELOPMENT AND PROGRESS

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# Social Welfare Week highlights crucial role of social worker

## Congratulations for passing the Philippine Nurses Licensure Examination!



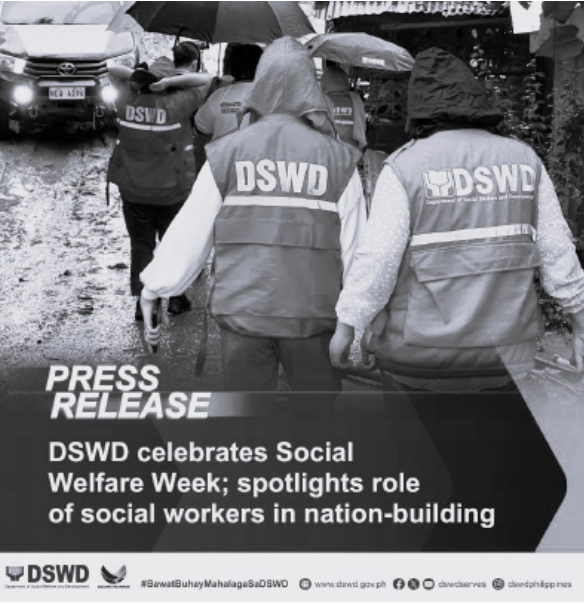
15935 LIMLENGCO, ANDREA LOUISE LEE  
Your family is so proud of you!

The Department of Social Welfare and Development (DSWD) is celebrating this year's Social Welfare Week through a mix of traditional and digital activities that aim to spotlight the crucial role of social workers in nation-building.

In a memorandum issued by DSWD Secretary Rex Gatchalian, the Department will observe the week-long celebration from November 25 to December 2.

This is pursuant to Proclamation No. 1205, series of 1973 which declared the annual celebration of Social Welfare Week In recognition of the vital role of social workers and individuals engaged in socio-economic development efforts within the country.

"The Department, as the lead in the implementation and coordination of social welfare and development policies and programs for and with the



poor, vulnerable and disadvantaged, adheres and supports the proclamation," Secretary Gatchalian said in a memorandum dated November 26.

Anchored on the theme of "Manggagawa Para sa Kapakanang Panlipunan sa Bagong Pilipinas," the observance encouraged the use of digital platforms to raise awareness of social welfare and its importance in working

(Turn to page 3)

## Cayetano eyes better FOI process

Senator Alan Peter Cayetano on Wednesday called for a review of the implementation of Executive Order (EO) No. 2 on Freedom of Information (FOI) to address persistent challenges in accessing government data and communicating critical issues

effectively to the public.

Speaking at a meet-and-greet with Radio Mindanao Network (RMN) station managers on November 27, 2024, Cayetano proposed filing a resolution to assess and enhance the EO on FOI.

This after the station managers noted to the senator that despite the enactment of FOI, it was still difficult to compel transparency from government offices.

In response, Cayetano emphasized the need to revisit the FOI EO.

(Turn to page 3)



## INAPRUBAHAN NA NG PHILHEALTH BOARD ANG BAYAD PARA SA PREVENTIVE ORAL HEALTH SERVICES SA PRIMARY CARE, KASABAY NG UNANG WHO GLOBAL ORAL HEALTH MEETING

Inaprubahan na nina Health Secretary Teodoro J. Herbosa at ng Philippine Health Insurance Corporation (PhilHealth) Board of Directors (Board) en banc ang unang preventive oral healthcare benefit package ng bansa. Ito ay idinisenyo upang magbayad para sa taunang regular na preventive oral care services para sa bawat Pilipino, tulad ng mouth examination/oral screening, dental prophylaxis o paglilinis, at fluoride varnish application. Magkakaroon din ng bayad para sa pit and fissure sealant at mga Class V procedures kung kinakail-

angan, para sa di lalampas na dalawang ngipin. Ang mga emergency na konsultasyon at pagbunot ng ngipin ay magiging bahagi din ng benepisyo. Inaprubahan ng PhilHealth Board ang dagdag benepisyonang primary care na ito para sa bibig alinsunod sa pangkalahatang pananaw ng “Ngiting 70-20” para matiyak na mas maraming Pilipino ang aabot sa edad na 70 na may 20 pang permanenteng ngipin.

Ang pag-apruba ay kasabay ng paglahok ng bansa sa kauna-unahang World Health Organization (WHO) Global Oral

Health Meeting (GOHM) sa Bangkok, Thailand, na tumatakbo mula Nobyembre 26 hanggang 29, 2024. Si Dr. Rochelle Pambid, Dentist IV sa DOH Disease Prevention at Control Bureau ay isa sa mga kinatawan ng Pilipinas, kasama si OIC Assistant Secretary at DOH Spokesperson Albert Domingo na siyang namuno sa delegasyon.

Nakinig ang mga WHO Member States mula sa buong mundo sa paglahad ng Pilipinas ng oral health at public health journey nito sa mga dekadang nakaraan, na kinabibilangan ng multi-sec-

toral at inter-government agency collaboration sa Department of Education (DepEd) para sa Fit for School advocacy nang dalawang beses na pagsipilyo araw-araw sa paaralan upang maiwasan ang pagkabulok ng ngipin; pagpapatibay ng isang life-course approach sa pagsasama ng mga alituntunin sa public health; mga diskarteng nakabatay sa mga setting tulad ng healthy learning institutions; at ang pinakahuli, ang pagkakaroon ng PhilHealth benefit package para sa preventive oral health sa primary care.

“Ang paglaktbay ng Pilipinas para sa pangangalaga sa kalusugan ng bibig ay parang roller coaster na may mga ups and downs sa pagpapatupad. Sa ilalim ng administrasyon ni Pangulong Ferdinand R. Marcos, Jr. at Health Secretary Teodoro J. Herbosa, muli tayong bumabangon para tuparin ang mandato ng Universal Health Care na kinabibilangan ng oral health,” ani Assistant Secretary Domingo na sumali rin sa PhilHealth Board meeting sa pamamagitan ng video call mula sa Bangkok.

Inaprubahan ng PhilHealth Board ang maximum payment na PHP 1,000 bawat pasyente kada taon para sa preventive oral health services, na babayaran ayon sa sumusunod: PHP 300 para sa unang dalaw, kasama ang mouth examination/oral screening, oral prophylaxis (cleaning), at fluoride varnish application; isa pang PHP

300 para sa pangalawang dalaw nang hindi bababa sa apat na buwan pagkatapos ng unang pagbisita, para sa parehong mga serbisyo; at PHP 200 bawat ngipin (maximum na dalawang ngipin bawat taon) para sa pit and fissure sealant o Class V procedure.

Walang dagdag singil na pinapayagan para sa mga pampublikong dentista, habang ang mga pribadong dentista ay papayagan ang maximum na co-payment charges bawat pagbisita na PHP 1,500 para sa mouth examination at oral prophylaxis; PHP 600 para sa pit and fissure sealant o Class V procedure; at PHP 600 para sa emergency na pagbunot ng ngipin.

Ang paglalagay ng fluoride varnish ay nagpapalakas ng enamel o ang pinakalabas na layer ng mga ngipin, upang maiwasan ang pagbuo ng mga bagong cavity o pabagalin o pigilan ang paglala ng pagkabulok ng ngipin.

Ang mga pit at fissure sealant ay mga pamamaraan na nagpoprotekta mula sa pagkabulok ng ngipin sa pamamagitan ng pagpuno sa mga uka at butas ng ngipin kung saan maaaring magdulot ng pinsala ang bakterya na sinamahan ng natirang pagkain o asukal.

Ang mga Class V procedure ay nag-aalis ng bulok o nasira na bahagi ng ngipin, at pagkatapos ay pinapalitan ang lugar ng composite reinforcement material. “Dapat ang universal health care ay may kasamang oral health care, at ang pinakamahusay na

paraan upang ito ay tumagal at madama ng bawat Pilipino ay sa pamamagitan ng primary care. Sumang-ayon ang Board sa isang preventive oral health benefit na ihahatid ng mga dentista na kasama sa PhilHealth Konsulta package providers, at gayundin ng mga stand-alone na dentista batay sa mga referral mula sa Konsulta providers,” ani Sec. Herbosa. “Gusto nating makasama ang mga dentista at sumali sila sa UHC. Itong bagong PhilHealth oral health benefit ay makatutulong na mangyari iyon,” dagdag ng ex-officio Chairperson ng PhilHealth Board.

Ang susunod na hakbang ay para sa PhilHealth Management sa ilalim ng Pangulo at Chief Executive Officer nito na mag-sulat at maglathala ng mga detalye sa isang PhilHealth Circular, na hahantong sa pagbuo o pagpapahusay ng mga IT system na gagamitin para kumuha ng datos at makabayad. Ang mga kawani ng PhilHealth ay magsasanay at mag-orient din sa mga stakeholder bago ang roll-out at inaasahang pagpapatupad sa una hanggang ikalawang quarter ng bagong taon.

RELATED MATERIAL

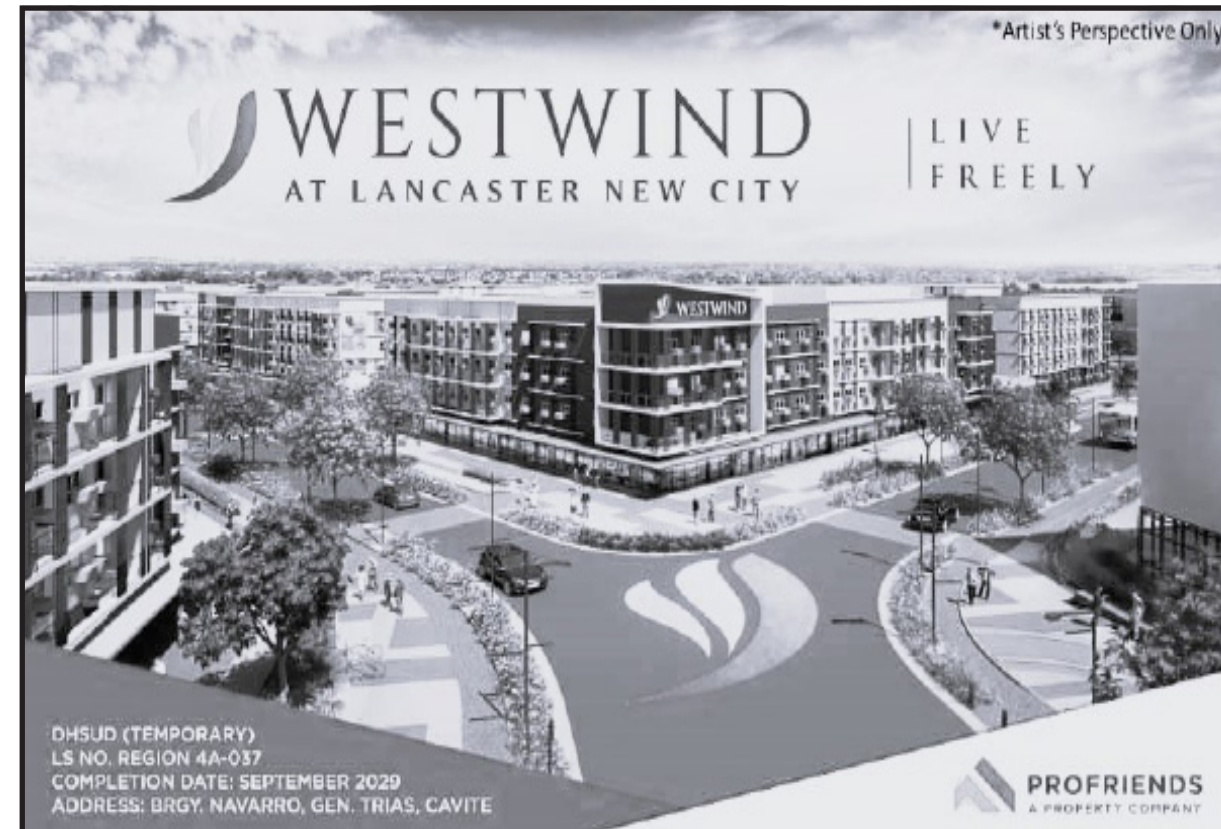
WHO global oral health meeting: Universal health coverage for oral health by 2030 (footage of the Philippine presentation available towards the bottom of the page – Day-2 (27/11/2024 – 09:54-10:17, chapter 00:07:30 Integrated setting-based oral health promotion – Fit for School, Philippines) Source: DOH

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VISA ASSISTANCE (USA, SCHENGEN/EUROPE, UK, JAPAN, KOREA (GROUP Evisa/IND), AUSTRALIA, ETC.)

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

HOME DEVELOPMENT MUTUAL FUND  
 Petitioner-Mortgagee,  
 -versus- FNC 2024-56

ARLAN G. ROSTATA,  
 Respondent-Mortgagor.  
 X-----X

NOTICE OF EXTRA-JUDICIAL SALE  
 WHEREAS, upon Extra-Judicial Petition for Sale under Act No. 3135 as amended by the Act No. 4118, filed by HOME DEVELOPMENT MUTUAL FUND, Mortgagee, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against ARLAN G. ROSTATA, Mortgagor, with postal address at BLK 28 LOT 39 EP VILLAGE I WESTERN BICUTAN, TAGUIG CITY and/or BLK 26 LOT 33, HILLSVIEW ROYALE TIMALAN, NAIC, CAVITE 4110 to satisfy the mortgage indebtedness which as of February 20, 2024, amounted to THREE HUNDRED EIGHTEEN THOUSAND SIXTEEN PESOS & 57/100 (Php.318,016.57) Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on December 19, 2024 at 9:00 in the morning or soon thereafter at the Regional Trial Court, Naic Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in Philippine Currency the property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE  
 NO. 057-2017027520

IT IS HEREBY CERTIFIED that a certain land situated in BRGY. OF TIMALAN, MUN. OF NAIC, PROV. OF CAVITE, ISLAND OF LUZON, bounded and described as follows:  
 A PARCEL OF LAND (LOT 33 BLK. 26 OF THE SUBD. PLAN, PSD-04 196108, BEING A PORTION OF PLAN FCN-04-001968, LRC REC. NO. 8340), SITUATED IN BRGY. OF TIMALAN, MUN. OF NAIC, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY ROAD LOT 30 (7.00 M. WIDE THE NE. ALONG LINE 2-3 BY LOT 32 BLK. 26; BOTH OF THE SUBD. PLAN; ON THE SE, ALONG LINE 3-4 BY LOT 2976, FLS-986, NAIC. ESTATE; AND ON THE SW., ALONG LINE 4-1 BY LOT 34 BLK. 26, OF THE SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, BEING S. 55-29 E., 1856.17 M. FROM MON. NO. 17, NAIC ESTATE; THENCE N. 69-46 E., 4.00 M. TO PT. 2; THENCE S. 20-14' E., 10.00 M. TO PT. 3; THENCE S. 69-46'W., 4.00 M. TO PT. 4; THENCE N. 20-14'W., 10.00 M. TO THE PT. OF BEGINNING, CONTAINING AN AREA OF FORTY (40) SQUARE METERS. xxx.

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

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

In the event the public auction should not take place on the said date, it shall be held on December 26, 2024 at same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, November 13, 2024.

JANELLE V. LAGADON, MBA  
 Sheriff IV

Copy furnished:  
 HOME DEVELOPMENT MUTUAL FUND- The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City  
 Arlan G. Rostata, Mortgagor- Blk 28 Lot 39 Ep Village I Western Bicutan, Taguig City and/or Blk 26 Lot 33, Hillsview Royale Timalan, Naic, Cavite 4110  
 Maria Victoria D. Capiral c/o Atty. Clarence Lee B. Evangelista-Legal Counsel, PCCS (Panilio's Credit & Collection Services) 3rd Floor, Z-Executives Suites Bldg., 1132 Quezon Ave., Quezon City

CD Nov. 25 & Dec. 2 & 9, 2024



City Government of Carmona

4Ps ADVISORY COUNCIL MEETING NG LGU CARMONA

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
BRANCH 15  
NAIC, CAVITE  
rtc1nac015@judiciary.gov.ph  
rtebranch15naiccavite@gmail.com  
09171146230

IN THE MATTER OF CHANGE OF  
NAME OF ROLANDO PENALES TO  
ROLANDO PENALES ESPINELI  
UNDER RULE 103 OF THE RULES  
OF COURT

ROLANDO PENALES,  
Petitioner,

-versus- SP. PROC. NO. NC-2024-04

THE LOCAL CIVIL REGISTRAR  
OF INDANG, CAVITE, PHILIPPINE  
STATISTICS AUTHORITY (PSA),  
HEIRS OF EXEQUIEL ESPINELI  
NAMED EUFRACIA COSTA  
ESPINELI, LOLITA ESPINELI-BAYAS,  
ROBERTO PENALES ESPINELI,  
RIZALINA ESPINELI DOLOR AND  
ALL OTHER PERSONS/ENTITIES  
WHO/WHICH MAY BE AFFECTED  
THEREBY,

Respondents.

X-----X

AMENDED ORDER

Before this Court is a petition filed by petitioner, Rolando Penales through his counsel, Atty. Ryan Compañero Veva, praying that after due notice, publication and hearing, an Order be issued changing the name of the petitioner from Rolando Penales as reflected in his birth certificate to Rolando Penales Espineli to the effect that the name Penales shall become his middle name and the name Espineli shall become his last name, with further prayer to order the Local Civil Registrar of Indang, Cavite to make the necessary amendment and/or change/s and/or annotation in the birth certificate of the petitioner as it may deem fit and proper so that it will reflect the decreed change name of the petitioner and thereafter to forward the amended and/or annotated Certificate of Live Birth of Petitioner to the Philippine Statistics Authority (PSA).

Finding the petition to be sufficient in form and substance, the hearing on the instant petition is hereby set on January 28, 2025 at 8:30 in the morning.

Any interested person who wish to comment and/or oppose the petition may come to this Court on the date, time and place herein above indicated and show cause why the petition should not be granted.

Let copy of this Order be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the Province of Cavite.

Furnish copy of this Order together with copy of the petition to the Office of the Solicitor General.

Provide copy of this Order to petitioner and counsel as notice requiring their attendance of the above-mentioned date and time.

SO ORDERED.

Naic, Cavite, 10 October 2024.

LERIO C. CASTIGADOR  
Presiding Judge

judiciary.gov.ph

CD-Nov. 25, Dec 2 & 9, 2024

Isinagawa ang 4Ps  
Advisory Council Meeting na dinaluhan ng mga kawani ng Pantawid Pamilyang Pilipino Program (4Ps) sa ating Lungsod at ang mga miyembro ng naturang konseho. Kasama si City Mayor Dahlia A. Loyola ay tinalakay ang mga updates ukol sa Beneficiary Data Management (BDM), Compliance Verification System (CVS), Grievance Redress System (GRS),

Finance, at Sustainable Livelihood Program (SLP) at pati na rin ang mga activities sa mga beneficiaries nito.



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

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

-versus- FC Case No. 19206-24  
EXTRA-JUDICIAL FORECLOSURE OF  
REAL ESTATE MORTGAGE UNDER  
ACT 3135 AS AMENDED BY ACT 4118

RAMON D. LOVERITA married to  
LORELLA J. LOVERITA,  
Mortgagors.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund), mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against RAMON D. LOVERITA married to LORELLA J. LOVERITA, mortgagors, with residence and postal address at #1708 Rd. 4, Sikat Punta, Sta. Ana, Manila and/or Lot 113 Block 58 Phase A, Jade Residences Subdivision, Barangay Malagasang 1G, Imus, Cavite, to satisfy the mortgage indebtedness which as of September 24, 2025 amounts to SIX HUNDRED EIGHTY FIVE THOUSAND EIGHT HUNDRED TEN PESOS & 95/100 (Php685,810.95), 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 January 21, 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, Aguineldo 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. 057-2021041203

"XXX  
LOT NO: 113 BLOCK NO: 58 PLAN NO: PCS-04-029897  
PORTION OF: THE CONS/SUBD OF LOTS 1906-B-1,  
1906-B-2, BOTH OF (LRC) PSD-351581, LOTS 1921,

1922, 1923 ALL OF IMUS ESTATE NOW FRS-04-005672,  
LOT 1905-0-3, (LRA) PSD-428973, LOT 1905-N, (LRC)  
PSD-16755, LOT 1905-M-2, PSD-04-031484, LOT 1, (LRA)  
PCS-E2015000341, LOT 1893-A, (LRC) PSD-21410, LOT  
1893-B, (LRC) PSD-21410, LOT 1894, IMUS ESTATE, LOT  
1895-A, PSD-04-076960 AND LOT 1901,  
IMUS ESTATE  
LOCATION: BARANGAY OF MALAGASANG 1G, CITY OF  
IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 NW ROAD LOT 21, PCS-04-029897  
2-3 NE LOT 111, BLOCK 58, PCS-04-029897  
3-4 SE LOT 114, BLOCK 58, PCS-04-029897  
4-1 SW LOT 115, BLOCK 58, PCS-04-029897  
XXX  
AREA: THIRTY SIX SQUARE METERS (36), MORE OR  
LESS  
XXX"

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

In the event the public auction should not take place on the said date, it shall be held on January 28, 2025 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, November 8, 2024.

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

APPROVED

ARMIE A. FRANCISCO  
Clerk of Court VI

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

ATTY. SIMEON P. MADRID  
SP MADRID & ASSOCIATES  
5th Floor Bedrock Building, Kayumanggi Center, Commonwealth Ave,  
Matandang Balara, Quezon City

RAMON D. LOVERITA married to LORELLA J. LOVERITA  
#1708 Rd 4, Sikat Punta, Sta Ana, Manila and/or  
Lot 113 Block 58 Phase A, Jade Residences Subdivision.,  
Barangay Malagasang 1G, Imus, Cavite

Cayetano eyes better FOI process

(From page 1)  
“I’ll file a resolution. In his message to the media, the senator acknowledged that while the FOI EO signed during the Duterte administration was a step forward, it still has significant gaps in implementation. He also noted how changes in journalism have impacted efforts to ensure government transparency. “Dati pag may scoop ka, you are rewarded. Ngayon, kahit may scoop ka, kung hindi napansin ng tao [bale wala rin]. You have to lay the basis one brick at a time,” he said. The senator also emphasized how the rise of platforms like TikTok and the shorter attention spans of today’s audience make it more challenging to convey complex issues. “Nowadays, ang attention span kagaya sa TikTok, fifteen seconds, thirty seconds. Right now it’s all elevator pitch,” he said. As an advocate for good governance and the fight against corruption, Cayetano has long supported the FOI Bill. While the Senate passed it during the 14th and 15th Congress, it did not pass in the House of Representatives. Cayetano believes an effective FOI system can lead to a more efficient and accountable government. Back to values Amid the current political division, Cayetano said addressing moral values is more important than implementing political reforms. The senator also called for a national consensus on moral standards to serve as a foundation for reforms. “For me, it goes back to values talaga. Dati, it was absolute, pero relative na ang values and morals ngayon and this affects our identity as politicians, as a government, and as Filipinos,” he said.

trust. Since Ate Pia (Senator Pia Cayetano) is the chairperson of the Senate Blue Ribbon Committee, let’s look into the implementation of the law.” The Senate Blue Ribbon Committee is responsible for investigating accountability in government and ensuring that laws and executive orders are properly implemented. Cayetano added that reviewing the FOI EO under this committee would strengthen efforts to promote transparency, good governance, and public trust. In his message to the media, the senator acknowledged that while the FOI EO signed during the Duterte administration was a step forward, it still has significant gaps in implementation. He also noted how changes in journalism have impacted efforts to ensure government transparency. “Dati pag may scoop ka, you are rewarded. Ngayon, kahit may scoop ka, kung hindi napansin ng tao [bale wala rin]. You have to lay the basis one brick at a time,” he said. The senator also emphasized how the rise of platforms like TikTok and the shorter attention spans of today’s audience make it more challenging to convey complex issues. “Nowadays, ang attention span kagaya sa TikTok, fifteen seconds, thirty seconds. Right now it’s all elevator pitch,” he said. As an advocate for good governance and the fight against corruption, Cayetano has long supported the FOI Bill. While the Senate passed it during the 14th and 15th Congress, it did not pass in the House of Representatives. Cayetano believes an effective FOI system can lead to a more efficient and accountable government. Back to values Amid the current political division, Cayetano said addressing moral values is more important than implementing political reforms. The senator also called for a national consensus on moral standards to serve as a foundation for reforms. “For me, it goes back to values talaga. Dati, it was absolute, pero relative na ang values and morals ngayon and this affects our identity as politicians, as a government, and as Filipinos,” he said.

Social Welfare Week highlights crucial role of social worker

(From page 1)  
toward a society that drives people’s socioeconomic development. To promote solidarity with the social welfare community, a special Facebook profile frame has been created for the use of DSWD employees. Personnel are also urged to actively engage on social media by sharing personal reflections, messages of gratitude, and feature social welfare activities using the official hashtag #SocialWelfare-Week2024.

Internal communications have been boosted through email campaigns, with regular email blasts sent to employees. These emails serve to inform, inspire, and motivate staff, and encourage their participation in the week’s observances. Aside from the digital campaign, the DSWD also held an awarding ceremony to pay tribute to various agencies, organizations that continue to raise the standard for social welfare and development (SWD) services in the country. The Paglaray Awards was held last November 22, and hailed various DSWD Field Offices and Local Government Units (LGUs). The awardees were recognized for their efforts in upholding and localizing SWD laws while showcasing innovative practices, accountability and excellence in service delivery. Meanwhile, the DSWD’s Standards Bureau (SB) led this year’s Awarding Ceremony for Outstanding Social Work Agencies (SWAs) and Social Welfare and Development Agencies (SWDAs). A total of six SWAs and three SWDAs – both from the private and public sector, each received a plaque and cash incentive in recognition of their dedication in helping and empowering the poor, marginalized and disadvantaged populations. These activities, according to the memorandum signed by the DSWD chief, are pursued with the broader objectives of building a more equitable society, where every Filipino is empowered to lead a life marked by purpose, dignity, and true fulfillment. Source: DSWD

reducing the risk of dengue and other mosquito-borne diseases. The Paglaray Awards was held last November 22, and hailed various DSWD Field Offices and Local Government Units (LGUs). The awardees were recognized for their efforts in upholding and localizing SWD laws while showcasing innovative practices, accountability and excellence in service delivery. Meanwhile, the DSWD’s Standards Bureau (SB) led this year’s Awarding Ceremony for Outstanding Social Work Agencies (SWAs) and Social Welfare and Development Agencies (SWDAs). A total of six SWAs and three SWDAs – both from the private and public sector, each received a plaque and cash incentive in recognition of their dedication in helping and empowering the poor, marginalized and disadvantaged populations. These activities, according to the memorandum signed by the DSWD chief, are pursued with the broader objectives of building a more equitable society, where every Filipino is empowered to lead a life marked by purpose, dignity, and true fulfillment. Source: DSWD

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trust. Since Ate Pia (Senator Pia Cayetano) is the chairperson of the Senate Blue Ribbon Committee, let’s look into the implementation of the law.” The Senate Blue Ribbon Committee is responsible for investigating accountability in government and ensuring that laws and executive orders are properly implemented. Cayetano added that reviewing the FOI EO under this committee would strengthen efforts to promote transparency, good governance, and public trust. In his message to the media, the senator acknowledged that while the FOI EO signed during the Duterte administration was a step forward, it still has significant gaps in implementation. He also noted how changes in journalism have impacted efforts to ensure government transparency. “Dati pag may scoop ka, you are rewarded. Ngayon, kahit may scoop ka, kung hindi napansin ng tao [bale wala rin]. You have to lay the basis one brick at a time,” he said. The senator also emphasized how the rise of platforms like TikTok and the shorter attention spans of today’s audience make it more challenging to convey complex issues. “Nowadays, ang attention span kagaya sa TikTok, fifteen seconds, thirty seconds. Right now it’s all elevator pitch,” he said. As an advocate for good governance and the fight against corruption, Cayetano has long supported the FOI Bill. While the Senate passed it during the 14th and 15th Congress, it did not pass in the House of Representatives. Cayetano believes an effective FOI system can lead to a more efficient and accountable government. Back to values Amid the current political division, Cayetano said addressing moral values is more important than implementing political reforms. The senator also called for a national consensus on moral standards to serve as a foundation for reforms. “For me, it goes back to values talaga. Dati, it was absolute, pero relative na ang values and morals ngayon and this affects our identity as politicians, as a government, and as Filipinos,” he said.

Cayetano believes an effective FOI system can lead to a more efficient and accountable government. Back to values Amid the current political division, Cayetano said addressing moral values is more important than implementing political reforms. The senator also called for a national consensus on moral standards to serve as a foundation for reforms. “For me, it goes back to values talaga. Dati, it was absolute, pero relative na ang values and morals ngayon and this affects our identity as politicians, as a government, and as Filipinos,” he said.



City Government of Bacoor



PUBLIC ADVISORY

LIQUOR BAN

Ordinance No. 262-2023 Series-2023

AN ORDINANCE PROHIBITING THE SALE, DISTRIBUTION, POSSESSION, AND DRINKING OF ALL ALCOHOLIC BEVERAGES IN ALL PUBLIC PLACES WITHIN THE CITY OF BACOR CAVITE FROM 10:00PM UP TO 5:00AM, ORDERING THE CLOSURE OF ALL BARS AND BEER HOUSES SELLING ALCOHOLIC BEVERAGES BY 12:00 AM, AND PROVIDING PENALTIES FOR VIOLATIONS HEREOF.

www.bacoor.gov.ph @CityGovtBacoor

Mahigpit paring sa kaligtasan ng bawat Patuloy na pinaa-  
ipinagbabawal ang Pag-cooreño. lalalahanan ng Pamahalaang  
bebenta at pag-inom ng Ang mga BARS at Lungsod sa pangunguna  
ALAK sa mga pampub- BEER HOUSE ay pina- ni Mayor Strike B. Revil-  
likong lugar na nasasak- payagan nalang hanggang la ang bawat isang Baco-  
upan ng Bacoor. Bawal 12am. Dapat sumunod sa oreño pag dating sa pag-  
napo ito ng 10pm up to ordinansa ang mga may-ari inom ng alak lalo na sa  
5am dahil sa oridnansang para maiwasan ang mul- pagbebenta. As We Strike  
ipinatupad ng Sangguni- tang ibinibigay sa mga pa- As One, Dahil sa Bacoor at  
ang Panlungsod para narin saway na business owners. Home ka Dito!



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

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

-versus- FORECLOSURE CASE NO. F-1218-24

VILLAFLORES, LILIAN O. married to  
VILLAFLORES, LAWRENCE C.,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, VILLAFLORES, LILIAN O. married to VILLAFLORES, LAWRENCE C., with residence and postal address at MULAWIN STA. CRUZ OCCIDENTAL MINDORO and LOT 36 BLK. 110 WELLINGTON PLACE (MARY CRIS COMPLEX PHASE 12-B) SANTIAGO GEN. TRIAS CAVITE to satisfy the mortgage indebtedness as of August 12, 2024 amounts to THREE HUNDRED SIXTY TWO THOUSAND TWO HUNDRED FIFTY FOUR PESOS & 77/100 (P 362,254.77) inclusive of interest and other charges, the undersigned Sheriff will set at public auction on 20 DEC 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. 057-2017043055

A PARCEL OF LAND (LOT 36, BLK 110 OF THE CONSOLIDATION AND SUBDIVISION PLAN PCS-04-026496, BEING A PORTION OF THE CONSOLIDATION OF LOT 2532-A-13, PSD-04-041373 (AR); LOT 2535-B, PSD-04-124458; LOT 2637-B, PSD-04-140399; LOTS 21 & 30, BLOCK 21; BLOCKS 22 & 43 AND ROAD LOT 21, PCS-04-024827; LOT 2534 (RS-04-004834); LOT 2536 (RS-04-004717) & LOT 2540 (RS-04-002857) ALL OF SAN FRANCISCO DE MALABON ESTATE, L.R.C. RECORD NO. 5964) SITUATED IN THE BARANGAY OF SANTIAGO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY ROAD LOT 59; ON THE NW., ALONG LINE 2-3 BY LOT 35, BLK 110 BOTH OF THE CONSOLIDATION AND SUBDIVISION PLAN. ON THE NE., ALONG LINE 3-4 BY LOT 2537-A, PSD-04-140399 AND ON THE SE., ALONG LINE 4-1 BY LOT 37, BLK 110 OF THE CONSOLIDATION AND SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN X X X CONTAINING AN AREA OF THIRTY SIX (36) SQUARE METERS, MORE OR LESS. XXX

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

In the event the public auction should not take place on the said date and time, it shall be held on 10 JAN 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, NOV 20, 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, Legal Counsel, 24K ACCOUNTS CON-

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

LANDBANK OF THE PHILIPPINES,  
Mortgagee/Lender,

-versus- FORECLOSURE CASE NO. F-1303-24

SAADUDDIN M. AYO married to  
SITTIE HYACINTH G. AYO  
(also known as SITTI HYACINTH G. AYO),  
Mortgagor/Borrower.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee/Lender, LANDBANK OF THE PHILIPPINES, with business address at Land Bank Building, No. 1598 M. H. del Pilar St., Malate, Manila, Philippines and with its Cavite Lending Center office address at 2nd Floor Landbank Corporate Center, Barangay San Agustin 2, Gen. E. Aguinaldo Highway, Dasmariñas City, Cavite, against the Mortgagor/Borrower, SAADUDDIN M. AYO married to SITTIE HYACINTH G. AYO (also known as SITTI HYACINTH G. AYO), with residence and postal address at B70 Lots 52 & 53 Altamura St., Bella Vista Subd., Cluster 5, Brgy. Santiago, General Trias, Cavite, to satisfy the mortgage indebtedness as of 30 August 2024 amounts to TWO MILLION FIVE HUNDRED THIRTY FOUR THOUSAND EIGHT HUNDRED FIFTY TWO AND 87/100 (Php2,534,852.87), including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on DEC 19, 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. 057-2016043593

LOT NO: 52 BLOCK NO: 70 PLAN NO: PCS-04-028241  
PORTION OF: THE CONS. OF LOTS 1 TO 28 & 30 TO 40,  
BLOCK 70, PCS-04-017962; LRC REC 5964 & 30450  
LOCATION: BARANGAY OF SANTIAGO, MUNICIPALITY  
OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:

*“I have seen many storms in my life.  
Most storms have caught me by surprise,  
so I had to learn very quickly to look  
further and understand that I am not  
capable of controlling the weather, to  
exercise the art of patience and to respect  
the fury of nature.” - Paulo Coelho*

SULTANT, INC.  
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

VILLAFLORES, LILIAN O. married to VILLAFLORES, LAWRENCE C.,  
MULAWIN STA. CRUZ OCCIDENTAL MINDORO and  
LOT 36 BLK. 110 WELLINGTON PLACE (MARY CRIS COMPLEX PHASE 12-B) SANTIAGO GEN. TRIAS CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024

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

LINE DIRECTION ADJOINING LOT (S)  
1-2 NE LOT 51, BLOCK 70, PCS-04-028241  
2-3 SE ROAD LOT 72, PCS-04-017962  
3-4 SW LOT 53, BLOCK 70, PCS-04-028241  
4-1 NW LOT 43, BLOCK 70, PCS-04-028241  
AREA: FIFTY SQUARE METERS (50), MORE OR LESS

TRANSFER CERTIFICATE OF TITLE No. 057-2016043594

LOT NO: 53 BLOCK NO: 70 PLAN NO: PCS-04-028241  
PORTION OF: THE CONS. OF LOTS 1 TO 28 & 30 TO 40,  
BLOCK 70, PCS-04-017962; LRC REC 5964 & 30450  
LOCATION: BARANGAY OF SANTIAGO, MUNICIPALITY OF  
GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1.-2 NW LOT 42, BLOCK 70, PCS-04-028241  
2-3 NE LOT 52, BLOCK 70, PCS-04-028241  
3-4 SE ROAD LOT 72, PCS-04-017962  
4-1 SW LOT 54, BLOCK 70, PCS-04-028241  
AREA: FIFTY SQUARE METERS (50), MORE OR LESS

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

In the event the public auction should not take place on the said date and time, it shall be held on 9 JAN 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, NOV 20, 2024

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

LANDBANK OF THE PHILIPPINES  
Land Bank Building, No. 1598 M. H. del Pilar St., Malate, Manila, Philippines and  
2nd Floor Landbank Corporate Center, Barangay San Agustin 2,  
Gen. E. Aguinaldo Highway, Dasmariñas City, Cavite

SAADUDDIN M. AYO married to SITTIE HYACINTH G. AYO  
(also known as SITTI HYACINTH G. AYO)  
B70 Lots 52 & 53 Altamura St., Bella Vista Subd.,  
Cluster 5, Brgy. Santiago, General Trias, Cavite

Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024

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

EXTRAJUDICIAL SETTLEMENT  
with WAIVER OF RIGHTS

Notice of hereby given that the estate of the late **DELFIN R. OCHOA** who died intestate on December 6, 2001 at Makati Medical Center and **JUANITA M. OCHOA** who died intestate on June 16, 2004 at Philippine Heart Center, Quezon City left two (2) parcels or real property covered by Transfer Certificate of Title No. 107494 and Transfer Certificate of Title No.50072 both of the Registry of Deeds for the Province of Cavite and both located in Barangay Anabu 1st , Imus City, Cavite is subject to Extrajudicial Settlement with Waiver of Rights as per Doc. No. 293, Page No. 59, Book No. 51, Series of 2024 by Notary Public for Imus City, Cavite, ATTY. JOHN EDWARD TRINIDAD ANG.

CD-Nov. 11, 18 & 25, 2024

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

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

-versus- FORECLOSURE CASE NO. F-1284-24

ERIC B. SOBERANO is herein represented by his wife GIRLIE R. SOBERANO as his Atty.-in-Fact,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, ERIC B. SOBERANO is herein represented by his wife GIRLIE R. SOBERANO as his Atty.-in-Fact, with residence and postal addresses at NO. 33 BLOCK 5 WELFAREVILLE COMPOUND, BRGY. ADDITION HILLS, MANDALUYONG CITY and LOT 13 BLOCK 20 PHASE 2 WELLINGTON TANZA RESIDENCES, TRES CRUSES, TANZA, CAVITE to satisfy the mortgage indebtedness as of 20 August 2024 amounts to SIX HUNDRED NINETY SEVEN THOUSAND SEVEN HUNDRED SIXTEEN PESOS & 90/100 (P697,716.90) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 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. 057-2018053589

LOT NO: 13 BLOCK NO: 20 PLAN NO: PCS-04-028445  
PORTION OF: LOTS 1, 2, 3, & 4 (LRA) PCS-31859 & LOTS 3731, 3732, & 3733, FLS-2424;  
LOCATION: BARANGAY OF TRES CRUSES, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE LOT 14, BLOCK 20, PCS-04-028445  
2-3 SW ROAD LOT 36, PCS-04-028445  
3-4 NW LOT 12, BLOCK 20, PCS-04-028445  
4-1 NE LOT 3734, STA. CRUZ DE MALABON ESTATE

AREA: FORTY SIX SQUARE METERS (46), 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 10 JAN 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, NOV 20, 2024.

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. MELANIO A. BADENAS JR.  
Attorney-In-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737 G. Araneta Ave., Tatalon, Quezon City  
GIRLIE R. SOBERANO married to ERIC B. SOBERANO  
NO. 33 BLOCK 5 WELFAREVILLE COMPOUND, BRGY. ADDITION HILLS, MANDALUYONG CITY and  
LOT 13 BLOCK 20 PHASE 2 WELLINGTON TANZA RESIDENCES, TRES CRUSES, TANZA, CAVITE  
Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 3, 2024  
WARNING: It is absolutely prohibited to remove, deface or destroy this Notice of Extra Judicial Sale on or before the date of sale

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

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

-versus- FORECLOSURE CASE NO. F-1337-24

DALMACIO BERENA, married to  
ANGELINA BERENA,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, DALMACIO BERENA, married to ANGELINA BERENA, with residence and postal addresses at BALISONG, TAAL, BATANGAS and LOT 9 BLOCK 24 PHASE 3 CARISSA HOMES TANZA, BRGY. BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of 12 August 2024 amounts to ONE HUNDRED SIXTY THOUSAND EIGHT HUNDRED SIXTY EIGHT PESOS & 35/100 (P160,868.35) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-651532-

A parcel of land (Lot 9, Blk. 24 of the cons. & subd. plan, Pcs-04-011074 being a portion of the cons. of Lot 2052-A-1-B, Psd-04-084775 & Lot 2053-B-2, Psd-04-084774, L.R.C. Rec. No.), situated in the Brgy. of Bagtas, Mun. of Tanza, Prov. of Cavite, Is. of Luzon, bounded on the SW., along line 1-2 by Lot 7, Blk. 24; on the NW., along line 2-3 by Rd. Lot 4; on the NE., along line 3-4 by Lot 11; on the SE., along line 4-5 by Lot 10; and along line 5-1 by Lot 8, all of Blk. 24, all of the cons. & subd. plan. Beginning at a pt. marked "1" on plan, xxx containing an area of THIRTY FIVE (35) SQUARE METERS, xxx

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

In the event the public auction should not take place on the said date and time, it shall be held on 10 JAN 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, NOV 20 2024.

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. POMPEYO P. MAYNIGO  
Attorney-In-Fact, Vision Credit & Collection Services Incorporated  
JRDC Building 117 Sen Gil. J. Puyat Ave. Pasay City

DALMACIO BERENA, married to ANGELINA BERENA  
BALISONG, TAAL, BATANGAS and  
LOT 9 BLOCK 24 PHASE 3 CARISSA HOMES TANZA, BRGY. BAGTAS, TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024  
WARNING: It is absolutely prohibited to remove, deface or destroy this Notice of Extra Judicial Sale on or before the date of sale

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

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

-versus- FORECLOSURE CASE NO. F-1201-24

SONIA MANRIQUE,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, SONIA MANRIQUE, with residence and postal addresses at 425-C BACOOD ST., STA. MESA, MANILA 1008 and LOT 6 BLK. 3 CH-LA TRINIDAD BO. QUINTANA, TRECE MARTIRES CITY, CAVITE to satisfy the mortgage indebtedness as of 12 August 2024 amounts to TWO HUNDRED SIXTY ONE THOUSAND THREE HUNDRED EIGHTY THREE PESOS & 76/100 (P261,383.76) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-17689

A parcel of land (Lot 6, Blk. 3 of the cons./ subd. plan, Pcs-04-010641, being a portion of the cons. of Lots 1 to 31, Blk. 32 (LRC) Psd-45360, LRC Rec. No. 6832), situated in the Bo. of Quintana, Trece Martires City, Is. of Luzon, Bounded on the N., along line 1-2 by Rd. Lot 15 (LRC) Psd-45360; on the E., along line 2-3 by Lot 7; on the S., along line 3-4 by Lot 9; & on the W., along line 4-1 by Lot 5, all of Blk., 3 of the cons./subd. plan. Beginning at a pt. marked "1" on plan, xxx containing an area of FIFTY (50) SQ. METERS. XXX

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

In the event the public auction should not take place on the said date and time, it shall be held on 10 JAN 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, NOV 20, 2024

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

SONIA MANRIQUE  
425-C BACOOD ST., STA. MESA, MANILA 1008 and  
LOT 6 BLK. 3 CH-LA TRINIDAD BO. QUINTANA, TRECE MARTIRES CITY, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024

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



8

December 2 - 8, 2024

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

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

-versus- FORECLOSURE CASE NO. F-1222-24

ZENaida M. SORIAO,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, ZENaIDAM. SORIAO, with residence and postal addresses at 1ST ST., SILURICO COMPD. SUCAT P'QUE METRO MANILA and LOT 17 BLK 41 CARISSA HOMES TANZA PHASE 3 BAGTAS TANZA CAVITE 4108 to satisfy the mortgage indebtedness as of 12 August 2024 amounts to ONE HUNDRED SEVENTY EIGHT THOUSAND FIVE HUNDRED FOURTEEN PESOS & 59/100 (P178,514.59) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-694634-

A parcel of land (Lot 17, Blk. 41 of the cons. subd. plan, Pcs-04-011074, being a portion of the cons. of Lots 2053-A-1-B, Psd-04-084775, & Lot 2052-B-2- Psd-04-084774, LRC Rec. No.), situated in the Bo. of Bagtas, Mun. of Tanza, Prov. of Cavite, Is. of Luzon. Bounded on the NE., along line 1-2 by Lot 18, on the SE., along line 2-3 by Lot 19, both of Blk. 41, on the SW., along line 3-4 by rd. Lot 3, on the NW., along line 4-1 by Lot 15, Blk. 41, all of the cons. subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of THIRTY FIVE (35) SQ. METERS. xxx

All sealed bids must be submitted to the 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, 10 JAN 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, NOV 20, 2024

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass IntelI College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

ZENaIDA M. SORIAO  
1ST ST., SILURICO COMPD. SUCAT P'QUE METRO MANILA and  
LOT 17 BLK 41 CARISSA HOMES TANZA PHASE 3 BAGTAS TANZA CAVITE 4108

Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024

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

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

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

-versus- FORECLOSURE CASE NO. F-1159-24

RUBEN S. LUMAGBAS,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, RUBEN S. LUMAGBAS, with residence and postal address at BALADANG, MALINAQ, ALBAY and LOT 16 BLK 9, LANDMASS PARK SUBD., BRGY. BIGA, TANZA, CAVITE to satisfy the mortgage indebtedness as of August 12, 2024 amounts to THREE HUNDRED NINETEEN THOUSAND SIX HUNDRED FIFTY FOUR PESOS AND 02/100 (P 319,654.02) inclusive of interest and other charges, the undersigned Sheriff will set at public auction on, DEC 19, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-852342

A parcel of land (Lot 16 Blk. 9 of the cons./subd. plan, pcs-04-012788, being a portion of the cons. of Lots 11 to 38 Blk. 3, Lots 11 to 38 Blk. 5. Lots 10-37 Blk. 7 & Lots 3-37 Blk. 9 & Alleys 1,2 & 3, all of pcs-04-011238, LRC Rec. No. ), situated in the Brgy. Biga, Mun. of Tanza, Prov. of Cavite. Bounded on the N., along line 1-2 by Lot 17; on the E., along line 2-3 by Lot 18, both of Blk. 9, both of the cons./subd. plan; on the S., along line 3-4 by Rd. Lot 30 (5.00 m. wide), Pcs-04-011238; on the W., along line 4-1 by Lot 14 Blk. 9 of the cons./subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of FORTY (40) SQ. METERS. xxx

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

In the event the public auction should not take place on the said date and time, it shall be held on 09 JAN 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, NOV 20, 2024

RICARDO A. TOLEDO  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
c/o ATTY. KEVIN T. TANINGCO  
Attorney-In-Fact, Summit Collection & Allied Services, Inc  
Suites 301-303 Summit One Tower, 530 Shaw Boulevard, Mandaluyong City

RUBEN S. LUMAGBAS  
BALADANG, MALINAQ, ALBAY and  
LOT 16 BLK 9, LANDMASS PARK SUBD., BRGY. BIGA, TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25,DEC 2 & 9, 2024

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

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

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

-versus- FORECLOSURE CASE NO. F-1313-24

BELINDA FLORES CULLANO  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, BELINDA FLORES CULLANO with residence and postal address at BLOCK 21, LOT 39, PINK ST., CAMELLA NORTHSPRINGVILLE MOLINO 3, BACoor, CAVITE and LOT 1, BLOCK 31, HENERAL DOS, BARANGAY PASONG KAWAYAN II (FORMERLY: SAMPALUCAN), GENERAL TRIAS, CAVITE to satisfy the mortgage indebtedness as of August 21, 2024 amounts to FOUR HUNDRED SEVENTY TWO THOUSAND EIGHT HUNDRED SIX PESOS & 97/100 (P472,806.97) inclusive of interest and other charges, the undersigned Sheriff will set at public auction on 20 DEC 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. 057-2021003499

LOT NO: 1 BLOCK NO: 31 PLAN NO: PSD-04-233312  
PORTION OF: LOT 3298, SAN FRANCISCO DE MALABON ESTATE (RS-04-003882); LRC REC. 5964  
LOCATION: BARANGAY OF PASONG KAWAYAN II (FORMERLY: SAMPALUCAN),  
MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SW LOT 12, BLOCK 31, PSD-04-233312  
2-3 NW ROAD LOT 1, PSD-04-233312  
3-4-5 NW & NE ROAD LOT 8, PSD-04-233312  
5-1 SE LOT 2, BLOCK 31, PSD-04-233312  
AREA: EIGHTY FOUR SQUARE METERS (84), 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 10 JAN 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, 20 NOV 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
c/o ATTY. SIMEON P. MADRID  
Attorney-In-Fact, S.P. MADRID & ASSOCIATES  
5th Floor Bedrock Building, Kayumanggi Center, Commonwealth Ave., Matandang Balara, Quezon City  
BELINDA FLORES CULLANO  
BLOCK 21, LOT 39, PINK ST., CAMELLA NORTHSPRINGVILLE MOLINO 3, BACoor, CAVITE and LOT 1, BLOCK 31, HENERAL DOS, BARANGAY PASONG KAWAYAN II (FORMERLY: SAMPALUCAN),  
GENERAL TRIAS, CAVITE  
Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024

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

December 2 - 8, 2024

5

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

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

-versus- Foreclosure No. 2024-194  
For: Extra-Judicial Foreclosure of  
Real Estate Mortgage

ALFREDO A. DOMINGUEZ, JR. married to  
ELIZABETH C. DOMINGUEZ,  
Mortgagors.

X-----X

NOTICE OF EXTRA JUDICIAL FORECLOSURE

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund), at The Petron Mega Plaza Bldg., No. 358 Sen Gil Puyat Avenue, Makati City and against the mortgagors ALFREDO A. DOMINGUEZ, JR. married to ELIZABETH C. DOMINGUEZ at Lot 2 Block 4 Greenlane Villas, San Nicolas III, Bayanan, Bacoor, Cavite and Lot 21 Block 6 Phase 1 Greenridge Ville, Brgy. Bayanan (Now Molino I), Bacoor, Cavite; ALFREDO A. DOMINGUEZ, JR. is herein represented by Attorney-in-Fact ELIZABETH C. DOMINGUEZ, to satisfy the mortgagee indebtedness which as of October 8, 2024, amounts to ONE MILLION THIRTY NINE THOUSAND FOUR HUNDRED FIFTY SIX PESOS & 67/100 (P1,039,456.67), Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fee incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on January 7, 2025 at 10:00 o'clock in the morning or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit;

TRANSFER CERTIFICATE OF TITLE NO. 167-2022000964  
LOT NO: 21 BLOCK NO: 6 PLAN NO: PSD-04-222399  
PORTION OF: LOT 4615-D (LRC) PSD-119795;  
LOCATION: BARANGAY OF BAYANAN, MUNICIPALITY OF BACoor, PROVINCE OF CAVITE, ISLAND OF LUZON  
AREA: FORTY SIX SQUARE METERS (46), MORE OR LESS

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

"In the event the public auction should not take place on the said date, it shall be held on January 14, 2025, without further notice."

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

City of Bacoor, November 5, 2024.

MELY C. HERMOSURA-VISTA  
Clerk of Court VI

By:  
ALLISON ROMAN D. LABIAGA  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as Pag-IBIG Fund)  
The Petron Mega Plaza Bldg., No. 358 Sen Gil Puyat Avenue, Makati City  
POMPEYO P. MAYNIGO  
JRDC Building 117 Sen Gil J. Puyat Ave., Pasay City  
ALFREDO A. DOMINGUEZ, JR. married to ELIZABETH C. DOMINGUEZ  
Lot 2 Block 4 Greenlane Villas, San Nicolas III, Bayanan, Bacoor, Cavite  
Lot 21 Block 6 Phase 1 Greenridge Ville, Brgy. Bayanan (Now Molino), Bacoor, Cavite  
WARNING: It is absolutely prohibited to remove, deface or destroy this notice of Extra-judicial Sale on or before the date of sale.

CD-Nov. 25, Dec 2 & 9, 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),  
EJF NO. TG-24-154  
Mortgagee,

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

AGENOR NEIL D. LUAYON,  
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, 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 September 16, 1998 by Mortgagor, AGENOR NEIL D. LUAYON, single, of legal age, Filipino citizen, with residence and postal addresses at (1) 8 Belarmino St., Bahayang Pag-asa, Imus, Cavite and (2) Lot 21, Block 29, Rancho Imperial De Silang, Brgy. Tartaria, Silang, Cavite, in favor of the Mortgagee, over a real estate property including improvements thereon, described in and covered by TRANSFER CERTIFICATE OF TITLE NO. (T-821733) 18502 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 SEVENTY-SEVEN THOUSAND TWELVE PESOS AND 28/100 (Php277,012.28) inclusive of interest and other charges, as of May 7, 2024, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Oliver N. Mendoza, will sell at public auction on January 16, 2025 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-821733) 18502  
Registry of Deeds for 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 21 Blk. 29 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

SE., along line 1-2-by Lot 22, Blk. 29; on the NW., along line 2-3 by Rd. Lot 27 (8.00 m. wide); on the NW., along line 3-4 by Lot 20; on the SE., along line 4-5 by Lot 57; and along line 5-1 by Lot 56, all of Blk. 29, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan being S. 64 deg. 33' E., 5084.23 m. from BLLM No. 1, Cad. 452-D, Silang Cad.; thence N. 21 deg. 34' W, 10.00 m. to pt. 2; thence N. 68 deg. 26'E., 4.50 m. to pt. 3; thence S. 21 deg. 34'E., 10.00 m. to pt. 4; thence S. 68 deg. 26'W, 2.39 m. to pt.5; thence S. 68 deg. 26'W. 2.11 m. to pt. 1; beginning, containing an area of FORTY-FIVE (45) SQUARE 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 to Dec. 4, 1975 and that of the cons./ subd. survey Aug. 1-30, 1997and was approved on Dec. 5 1997. is registered in accordance with the provisions of the Property Registration Decree in the name of" AGENOR NEIL D. LUAYON, single, both of legal age, Filipino Citizen."

In the event the public auction should not take place on the said date, it shall be held on January 23, 2025 without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the TRANSFER CERTIFICATE OF TITLE NO. (T-821733) 18502 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, November 14, 2024.

ATTY. VARBRA ANN A. VARIAS-DIMAYUGA  
Clerk of Court VI & Ex-Officio Sheriff

OLIVER N. MENDOZA  
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

Note:

Publication was awarded to: CAVITE DIGEST  
Date of Publication: Nov. 25 & Dec. 2 & 9, 2024

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

AGENOR NEIL D. LUAYON  
Mortgagor  
(1) 8 Belarmino St., Bahayang Pag-asa, Imus, Cavite  
(2) Lot 21, Block 29, Rancho Imperial De Silang, Brgy. Tartaria, Silang, Cavite

DepEd Sec angara seeks loan relief for calamity affected teachers and personnel

ject to the moratorium not  
be classified as non-performing loans, particularly during the periods of December 2024 to March 2025.

“Our personnel have consistently served the nation and its people in education,” Sec. Angara noted.

Source: DepEd



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

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

-versus- FORECLOSURE CASE NO. F-1112-24

ARMANDO DE ATRAS,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, ARMANDO DE ATRAS, with residence and postal addresses at 13 ORCHIDS ST., ISMAR PUROK 6 KALAWAAN SUR., PASIG CITY and LOT 35 BLK 49 PHASE 2 CARISSA HOMES TANZA BRGY BAGTAS TANZA, CAVITE to satisfy the mortgage indebtedness as of 12 August 2024 amounts to ONE HUNDRED EIGHTY ONE THOUSAND THREE HUNDRED FORTY SIX PESOS & 87/100 (P181,346.87) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 19 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-592698

A parcel of land (Lot 35 Blk. 49 of the cons./subd. plan Pcs-04-010708, being a portion of the cons. of Lots 2053-A, Psd-04-079731, & Lot 2052-A-2, Psd-04-079522, LRC Rec. No.), situated in the Brgy. of Bagtas, Mun. of Tanza Prov. of Cavite. Bounded on the SE., along line 1-2 by Lot 36 blk. 49; on the SW., along line 2-3 by Lot 33 blk. 49; on the NW., along line 3-4 by Alley 13; on the NE., along line 4-1 by Lot 37 Blk. 49, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of THIRTY FIVE (35) SQ. METERS. XXX

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 09 JAN  
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, NOV 20, 2024

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy.  
Silangan, Cubao, Quezon City

ARMANDO DE ATRAS  
13 ORCHIDS ST., ISMAR PUROK 6 KALAWAAN SUR.,  
PASIG CITY and  
LOT 35 BLK 49 PHASE 2 CARISSA HOMES TANZA BRGY  
BAGTAS TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25,DEC 2 & 9, 2024

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

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

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

-versus- FORECLOSURE CASE NO. F-1443-24

MARIETA D. SANTOS,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, MARIETA D. SANTOS, with residence and postal addresses at NO. 106-C MATIMTIMAN ST., SIKATUNA VILLAGE, QUEZON CITY and LOT 23 BLOCK 43 PHASE 3 CARISSA HOMES-TANZA, BRGY. BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of 12 August 2024 amounts to FOUR HUNDRED TWENTY NINE THOUSAND EIGHT HUNDRED TWENTY PESOS & 00/100 (P429,820.00) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on DEC 20, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-661413-

A parcel of land (Lot 23 Blk. 43 of the cons./ subd. pian Pcs-04-011074, being a portion of the cons. of Lot 2052-A-1-B, Psd-04-084775 & Lot 2053-B-2, Psd-04-084774, L.R.C. Rec. No. ), situated in the Brgy. of Bagtas, Mun. of Tanza, Prov. of Cavite, Is. of Luzon. Bounded on the N., along lines 1-2-3 by Lot 25 Blk. 43; on the E., along line 3-4 by alley 46; on the S., along lines 4-5-6-7 by Rd. Lot 3; on the W., along line 7-8 by Lot 21 and on the N., along line 8-1 by Lot 24, both of Blk. 43, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of SIXTY THREE (63) SQUARE METERS. XXX

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

In the event the public auction should not take  
place on the said date and time, it shall be held on JAN 10,  
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, NOV 20, 2024

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. POMPEYO P. MAYNIGO  
Attorney-In-Fact, Vision Credit & Collection Services Incor-  
porated  
JRDC Building 117 Sen Gil. J. Puyat Ave. Pasay City

MARIETA D. SANTOS  
NO. 106-C MATIMTIMAN ST., SIKATUNA VILLAGE, QUE-  
ZON CITY and  
LOT 23 BLOCK 43 PHASE 3 CARISSA HOMES-TANZA,  
BRGY. BAGTAS, TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25 ,DEC 2 & 9, 2024

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

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

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

-versus- FORECLOSURE CASE NO. F-1241-24

LORETA P. JINTALAN,  
Mortgagor/s.

x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, LORETA P. JINTA- LAN, with residence and postal addresses at 107 PEREZ CMPD., CUPANG, MUNTINLUPA CITY and LOT 24, BLK. 17 PH. 2A CH-LA TRINIDAD BRGY. QUINTANA, TRECE MARTIRES CITY, CAVITE to satisfy the mortgage indebt- edness as of 12 August 2024 amounts to TWO HUNDRED SEVENTY TWO THOUSAND ONE HUNDRED THIRTY FIVE PESOS & 85/100 (P272,135.85) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 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 Capit- ol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-35717-

A parcel of land (Lot 24, Blk. 17 of the cons./ subd. plan, Pcs-04-011061, being a portion of the cons. of Lots 13-19,21-28,59, Blk. 34; Lots 12-26, Blk. 35; Lots 1-17, Blk. 36; Lots 1-10, 12-26, 32-35, Blk. 37; Lots 1-26, Blk. 38; Lots 1-8, Blk. 39; Lots 1-9, Blk. 49; Rd. Lots 28,29,30, all of (LRC) Psd-45360, Lot 2, Blk. 14, Blk. 48, 49, all of Pcs- 04-010640, LRC Rec. No. ), situated in the Brgy. Quintana, City of Trece Martires, Is. of Luzon. Bounded on the NE., along line 1-2 by Rd. Lot 20; on the SE., along line 2-3 by Lot 22; on the SW., along line 3-4 by Lot 23; & on the NW., along line 4-1 by Lot 26, all Blk-17, of the cons./subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of FIFTY (50) SQ. METERS. xxx

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 10 JAN  
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, NOV 20, 2024

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy.  
Silangan, Cubao, Quezon City

LORETA P. JINTALAN  
107 PEREZ CMPD., CUPANG, MUNTINLUPA CITY and  
LOT 24, BLK. 17 PH. 2A CH-LA TRINIDAD BRGY. QUIN-  
TANA, TRECE MARTIRES CITY, CAVITE

Publication: CAVITE DIGEST  
Dates: NOV 25,DEC 2 & 3, 2024

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

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

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

-versus- FORECLOSURE CASE NO. F-1236-24

LEO DEMA-ALA SOLDEVILLA married to  
NERISA DEL PILAR SOLDEVILLA,  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, LEO DEMA-ALA SOLDEVILLA married to NERISA DEL PILAR SOLDEVIL- LA, with residence and postal addresses at CARMELITA ST. STATELAND MANGAHAN GEN. TRIAS CAVITE and LOT 14 BLK 1 PH. 2 TSARINA GRAND VILLAS MANGA- HAN GEN. TRIAS CAVITE to satisfy the mortgage indebt- edness as of 12 August 2024 amounts to TWO HUNDRED FORTY FIVE THOUSAND TWO HUNDRED FIFTY THREE PESOS & 57/100 (P245,253.57) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Gov- ernment Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. T-1309730

A parcel of land (Lot 14 Blk. 1 of the subd. plan PSD-04-179397, being a portion of Lot 66-R-1, Psd-04- 175005, (LRC) Rec. No. 5964), situated in the Brgy. of Mangahan, Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the NE., along line 1-2 by Rd. 1 (8.00 m. wide), of the subd. plan; on the SE., along line 2-3 by Lot 66-R-2, Psd-04-175005, on the SW., along line 3-4 by Rd. Lot 66-M (8.00 m. w.), Pcs-04-000826; and on the NW., along line 4-1 by Lot 13 Blk. 1, both of the subd. plan. Be- ginning at a pt. marked "1" on plan, xxx containing an area of SIXTY FIVE (65) SQUARE METERS. xxx

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 10 JAN  
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, NOV 20, 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CAESAR S. EUROPA  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy.  
Silangan, Cubao, Quezon City

LEO DEMA-ALA SOLDEVILLA married to  
NERISA DEL PILAR SOLDEVILLA  
CARMELITA ST. STATELAND MANGGAHAN GEN. TRIAS  
CAVITE and  
LOT 14 BLK 1 PH. 2 TSARINA GRAND VILLAS  
MANGAHAN GEN. TRIAS CAVITE  
Publication: CAVITE DIGEST  
Dates: NOV 25 DEC 2 & 9, 2024

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

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

-versus- FORECLOSURE CASE NO. F-1458-24

LUANNE G. SARMIENTO  
Mortgagor/s.

x-----x

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Maka- ti City, against the Mortgagor/s, LUANNE G. SARMIENTO with residence and postal address at LOT 23 BLOCK 26 PARKLANE COUNTRY HOMES, SANTIAGO, GENERAL TRIAS, CAVITE and LOT 43 BLOCK 13 VILLE DE PALME, BRGY. SANTIAGO, GENERAL TRIAS, CAVITE to satisfy the mortgage indebtedness as of August 20, 2024 amounts to SEVEN HUNDRED THIRTY ONE THOUSAND NINE HUNDRED EIGHTY PESOS & 55/100 (P 731,980.55) inclu- sive of interest and other charges, the undersigned Sheriff will set at public auction on, 20 DEC 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 Capit- ol 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. 057-2013002953

A PARCEL OF LAND (LOT 43 BLK. 13 OF THE CONS. & SUBD. PLAN PCS-04-020925, BEING A POR- TION OF THE CONS. OF LOTS 2565 & 3484 (RS-04- 002981) SAN FRANCISCO DE MALABON ESTATE, L.R.C. REC. NO. 5984) SITUATED IN BRGY. OF SANTIAGO, MUN. OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., ALONG LINE 1-2 BY LOT 41 BLK. 13; ON THE SE., ALONG LINE 2-3 BY ROAD LOT 15; ON THE SW., ALONG LINE 3-4 BY LOT 45 BLK. 13 AND ON THE NW., ALONG LINE 4-1 BY LOT 44 BLK. 13 ALL OF THE CONS. & SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN X X X CONTAINING AN AREA OF FORTY (40) SQUARE METERS X X X

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 10 JAN  
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, NOV 20, 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. POMPEYO P. MAYNIGO  
Attorney-In-Fact, Vision Credit & Collection Services Incor-  
porated  
JRDC Building 117 Sen Gil. J. Puyat Ave. Pasay City  
LUANNE G. SARMIENTO  
LOT 23 BLOCK 26 PARKLANE COUNTRY HOMES, SAN-  
TIAGO, GENERAL TRIAS, CAVITE and  
LOT 43 BLOCK 13 VILLE DE PALME, BRGY. SANTIAGO,  
GENERAL TRIAS, CAVITE  
Publication: CAVITE DIGEST  
Dates: NOV 25 DEC 2 & 9, 2024

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destroy this Notice of Extra Judicial Sale on or before the  
date of sale

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

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

-versus- FORECLOSURE CASE NO. F-1325-24

JAYCELE FERNANDEZ LANDICHO married to  
ELSA EVASCO LANDICHO  
Mortgagor/s.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, JAYCELE FERNAN- DEZ LANDICHO married to ELSA EVASCO LANDICHO, with residence and postal addresses at B 8 L 4 MANDA- RIN ST. SUMMERWIND PH III, BRGY. SALITRAN III, DASMARIÑAS CITY, CAVITE and LOT 27 BLK 36 SUM- MERHILL HOMES HENERAL UNO PASONG KAWAYAN II, GEN.TRIAS, CAVITE 4107 to satisfy the mortgage indebtedness as of 20 August 2024 amounts to FOUR HUNDRED FORTY SEVEN THOUSAND THIRTY ONE PESOS & 77/100 (P447,031.77) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 DEC 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Gov- ernment 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. 057-2018040466

A PARCEL OF LAND (LOT 27, BLK 36 OF THE CONSOLIDATION-SUBDIVISION PLAN PCS-04-027483, BEING A PORTION OF LOT 3183, SAN FRANCISCO DE MALABON ESTATE, RS-04-002268 AND LOT 3299, SAN FRANCISCO DE MALABON ESTATE, RS-04-001981) SITUATED IN THE BARANGAY OF PASONG KAWAYAN, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 2, BLK 36; ON THE SW., ALONG LINE 2-3 BY LOT 26, BLK 36; ON THE NW., ALONG LINE 3-4 BY ROAD LOT 49 (8.00 M. WIDE); AND ON THE NE., ALONG LINE 4-1 BY LOT 28, BLK 36 ALL OF THE CON- SOLIDATION-SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF FIFTY SEVEN (57) SQUARE METERS, MORE OR LESS. X X X

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 10 JAN  
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, NOV 20, 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
% ATTY. CLARENCE LEE B. EVANGELISTA  
Attorney-In-Fact, PCCS (Panlilio's Credit and Collections Services)  
3rd Floor, Z-Executives Suites Bldg., 1132 Quezon Ave, Quezon City  
JAYCELE FERNANDEZ LANDICHO married to ELSA EVASCO LANDICHO  
B 8 L 4 MANDARIN ST. SUMMERWIND PH III, BRGY. SALITRAN III, DASMARIÑAS CITY, CAVITE and LOT 27 BLK 36 SUMMERHILL HOMES HENERAL UNO PASONG KAWAYAN II, GEN.TRIAS, CAVITE 4107  
Publication: CAVITE DIGEST  
Dates: NOV 25, DEC 2 & 9, 2024  
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