

# Cayetano urges admin to balance ambitious housing goals with gov’t finances to avoid debt



Senator Alan Peter Cayetano on Wednesday warned that the government could incur significant debt if the administration sets overly ambitious goals for its national housing program without adequate planning. Cayetano issued the remark following a Senate briefing on September 3, 2024 on the proposed 2025 budget of the Department of Human Settlements and Urban Development (DH-SUD), which implements the Pambansang Pabahay Para sa Pilipino (4PH) program launched in 2022. He stressed that since the housing program is backed by a sovereign guarantee, the DH-SUD “must ensure we’re not building beyond our means.”

A sovereign guarantee means the government promises to repay the loan taken out for the development of 4PH houses if the National Housing Authority (NHA) and the Social Housing Financing Corporation (SHFC) fail to do so. As of July this year, the country’s debt has ballooned to a new record-high of P15.689 trillion, according to the Bureau of Treasury (BTr).

As an alternative, Cayetano urged the DH-SUD to set achievable targets for housing units within the constraints of the 2025 national budget. “A clear, achievable plan will not only help manage the budget more effectively but also ensure that we make real progress towards meeting our housing needs,” he said.

He pointed to the department’s fluctuating housing targets as a sign of mismanagement, noting that the goal started at 6 million units in 2022, was later reduced to 5.5 million, and then further decreased to between 1.2 and 3.2 million units last August.

In the hearing, DHSUD Secretary Jose Rizalino Acuzar said the latest target is already “realistic.” However, he confirmed that only 162,000 housing units will be finished by the end of 2025.

“That leaves us with more than 3 million units unfinished. Meaning, to deliver on the program’s promise, we have to construct more than 1 million units yearly,” Cayetano

said.

Cayetano had previously emphasized to Acuzar the importance of carefully designing the plan for 4PH to meet the goal of

providing housing for minimum wage earners.

“If that (housing for all minimum wage earners) is true, I love that. But economics has to work for

everyone,” he said during the August 14 briefing of the Senate Committee on Finance on the Proposed 2025 National Expenditure Program.

## City Government of Imus

### The Imus City Tourism Promotions Section extends its support to the 35th Philippine Travel Mart at SMX MOA Convention



The Cavite Tourism Acting Tourism Officer Doc Jun Paredes, Imus City Mayor Alex Advincula and Congressman AJ Advincula, we presented Imus City Tourism merchandise and local products, highlighting the diverse offerings of our city.

This initiative underscores our dedication to collaboration and shared efforts in advancing tourism.

# CAVITE DIGEST

LEADING TOWARDS DEVELOPMENT AND PROGRESS

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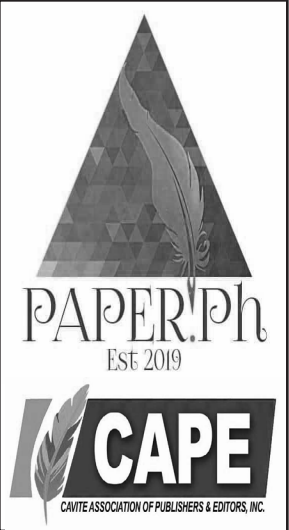
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CAVITE ASSOCIATION OF PUBLISHERS & EDITORS, INC.



# CAVITE DIGEST

LEADING TOWARDS DEVELOPMENT AND PROGRESS

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# Php 26.9B Salary Increase Differential for public school teachers and non-teaching personnel to be released soon by DepEd

The Department of Education (DepEd) has set forth in Executive Order 64 issued by President Ferdinand Marcos Jr. to proceed with the distribution of approximately Php 26.9 billion in salary differentials for eligible employees. The Department of Budget and Management (DBM) and the DBM have confirmed that funds will be released. In fact, they have instructed DepEd to use any available funds to advance the payment of this Php 26.9 billion salary differential for Fiscal Year 2024, covering DepEd’s plantilla positions,” Secretary Angara explained during the House committee’s deliberation on DepEd’s proposed FY 2025 budget. Usec. Sevilla stated.

able funds to advance the payment of this Php 26.9 billion salary differential for Fiscal Year 2024, covering DepEd’s plantilla positions,” Secretary Angara explained during the House committee’s deliberation on DepEd’s proposed FY 2025 budget. Usec. Sevilla stated.

“The September payroll is authorized to include these payments,” Usec. Sevilla noted that, as of August 31, DepEd Regions 1-12 have confirmed that public school teachers and non-teaching staff can expect to receive their salary differentials for the period of January to August 2024 starting in September 2024.

## City Government of Carmona

### PHILHEALTH ALAGA KA ORIENTATION FOR SENIORS AND 4Ps LEADERS



Idinaos ang PhilHealth Alaga Ka Orientation para sa mga Senior Citizens at ang mga Pantawid Pamilyang Pilipino Program (4Ps) Leaders sa ating Lungsod. Layon nito na mabigyan ng kaalaman ang mga lumahok para sa benefits ng PhilHealth membership at iba pang programa gaya ng PhilHealth EKonsulta Packages. Dahil sa PhilHealth, Alaga ka Para sa Maayos na Buhay!

## DOTr lobbies for additional funding for bike lanes

The Department of Transportation (DOTr) is seeking additional budget to fund the agency’s active transport projects, especially bike lanes. During Wednesday’s House Committee on Appropriation’s deliberations of the DOTr budget for 2025, Transportation Undersecretary for Road Transport and Infrastructure Andy Ortega said the agency is asking for P2.59 billion funding for additional bike lanes, as well as upgrade and maintenance of other bike lanes, and end-of-trip facilities.

“Ang total budget po na hiningi namin for 2025 is P2.595 billion for us to achieve not only ‘yong additional bike lanes but also to upgrade ‘yong existing at saka maglalagay po ng bike lanes,” he said.



# DSWD rolls out Tara, Basa Tutoring Program

The Department of Social Welfare and Development (DSWD) has started the payout for the beneficiaries of the Tara, Basa! Tutoring Program in Metro Manila, a senior official of the agency announced on Friday (September 6).

“The DSWD will conduct the payout for college students who served as tutors and Youth Development Workers (YDWs), and parents and guardians of the elementary school students residing in the National Capital Region (NCR) starting today, September 6,” said Asst. Secretary Irene Dumlaog,

who is also the agency’s spokesperson.

The amount that the college students will receive for the 20 reading and parenting sessions was based on the prevailing

minimum wage rate in the NCR.

Meanwhile, some 40,676 parents and guardians of struggling and non-reader elementary students will receive cash-for-work (CFW) amounting to Php235 per day for attending the 20 Nanay-Tatay teacher sessions.

For the exact payout venues and schedule, the public may check the offi-

cial DSWD Facebook page or the Tara, Basa! Tutoring Program’s Facebook page, <https://www.facebook.com/DSWDTaraBasaTutoringProgram>.

Tara, Basa! Tutoring Program is the reformat-ed educational assistance program of the DSWD that creates an ecosystem of learning by training college students from low-income families who are in difficult situations to become tutors and YDWs. #

Tagalog Version  
Payout para sa mga Tara, Basa! Tutoring Program beneficiaries, sinimulan na sa Metro Manila

Sinimulan na ng Department of Social Welfare and Development (DSWD) ang payout para sa mga benepisyaryo ng Tara, Basa! Tutoring Program sa Metro Manila.

“The DSWD will conduct the payout for college students who served as tutors and Youth Development Workers (YDWs), and parents and guardians of the elementary school students residing in the National Capital Region (NCR) starting today, September 6,” ayon kay Asst. Secretary at Spokesperson Irene Dumlaog.

Matatanggap na ng mga college students ang kanilang cash for work para sa 20 reading and parenting sessions. Ang halagang kanilang matatanggap ay nakabase sa minimum wage rate sa NCR.

Samantala, para naman sa 40,676 parents and guardians ng mga batang maga-aral na hinahihirapang makakatanggap ng cash-for-work (CFW) incentives ng halagang Php235 kada araw para sa pagdalo ng mga ito sa 20 Nanay-Tatay teacher sessions.

At para naman sa exact payout venues and schedule, maaari itong tignan sa official DSWD Facebook page o sa Tara, Basa! Tutoring Program’s Facebook page, <https://www.facebook.com/DSWDTaraBasaTutoringProgram>.

Ang Tara, Basa! Tutoring Program ay isang reformat-ed educational assistance program ng DSWD na naglalayong turuan at sanayin ang mga college students mula sa low-income families para maging tutors at YDWs. Source: DSWD

## Php 26.9B Salary Increase Differential for public school teachers and non-teaching personnel to be released soon by DepEd



(From page 1)

1 (Ilocos Region), 3 (Central Luzon), and MIMAROPA have successfully secured the release of their Notice of Official Salary Adjustment (NOSA) and are already processing the payment of salary differ-

entials to their employees.

“Upon receiving the NOSA, the allotments—coordinated with the DBM—allow us to use our savings temporarily, with DBM committing to replenish these funds,” Sevilla explained.

Meanwhile, the Cordillera Administrative Region (CAR), Region 7 (Central Visayas), Region 10 (Northern Mindanao), and Region 11 (Davao Region) have begun partial releases of their NOSA. Source: DepEd

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## PH reaffirms dedication to transform economic relations in the pacific

The Philippines has reaffirmed its dedication to the Pacific Islands Forum (PIF) as an essential platform for addressing regional challenges, enhancing cooperation.

In his address during the Leaders’ Dialogue with Partners at the 53rd Pacific Islands Forum Leaders Meeting on 28 August, Hon. Charles C. Jose, Special Envoy of the President and Undersecretary for Multilateral Affairs and International Economic Relations of the Department of Foreign Affairs, underscored the Philippines’ steadfast support for the PIF and its Member States.

He highlighted the nation’s commitment to advancing both their individual and collective goals.

“The Philippines understands the Pacific because we are Pacific. As President Marcos said, we carry the cultural heritage

of our seafaring ancestors in our very DNA. We see our future in our identity not only as Asians but also as part of this Blue Continent,” Special Envoy Jose stated. Special Envoy Jose noted that the Philippines is actively engaged in supporting Pacific Island Countries’ efforts to build resilience against natural disasters and to assert their sovereignty in a rapidly evolving global landscape. He emphasized that these efforts are part of the Philippines’ broader commitment to regional stability and development.

Looking ahead, Special Envoy Jose announced that the Philippines, as a Dialogue Partner of the PIF, will soon launch a new initiative aimed at bolstering support in critical areas such as health, labor mobility, disaster preparedness, and food security. This ini-

(Turn to page 10)



**Special Envoy of the President to the PIF Charles C. Jose delivering the PH statement during the 53rd PIF Leaders Dialogue with Partners, 28 August 2024.**

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
TRECE MARTIRES CITY, CAVITE  
BRANCH 131  
Official Contact Numbers: (0975) 444-7854  
Email address: rtc1tmt131@judiciary.gov.ph

IN RE: PETITION FOR CORRECTION OF ENTRY IN THE CERTIFICATE OF LIVE BIRTH OF A MINOR, BLESSIE JAYLO MELORIN;

AS REPRESENTED BY HER MOTHER, ANGELINA JAYLO Y. DELA ROCA,  
Petitioner,

-versus- TMSP-014-24

THE LOCAL CIVIL REGISTRAR OF TRECE MARTIRES CITY,  
Respondent.

X-----X

### ORDER

Raffled before this Court is the verified Petition for Correction of Entry in the Certificate of Live Birth of a minor, Blessie Jaylo Melorin, as represented by her mother, Angelina Jaylo Y. Dela Roca filed through their counsel Atty. Wilmark O. Giral of Public Attorney’s Office, praying that after due notice and hearing, an Order be issued directing the Local Civil Registrar of the Trece Martires City, Cavite, to change and correct the year in the date of birth of the Petitioner and furnish Philippine Statistics Authority a rectified copy of it.

Finding the petition to be sufficient in form and substance, let the same be set for initial hearing on October 4, 2024 at 8:30 in the morning, before this Court located at the Cavite Provincial Capitol Compound, Brgy. Agustin, Trece Martires City, Cavite.

Let the copy of this Order be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the Province, at the expense of the petitioner, and notice is hereby given to the Local Civil Registrar of Trece Martires City, Cavite, Philippine Statistics Authority, and any person having or claiming any interest under the entry which correction is sought, may within fifteen (15) days from notice, file opposition thereto.

Further, let a copy of this Order be furnished the petitioners and their counsel, the Office of the Local Civil Registrar of Trece Martires City, Cavite, the Office of the City Prosecutor of Trece Martires City, Cavite, the Honorable Solicitor General, the Civil Registrar General, Philippine Statistics Authority and the Office of the Clerk of Court - RTC, Trece Martires City, Cavite.  
SO ORDERED.

Issued this 26th day of July 2024 in Trece Martires City, Cavite.

JANICE L. ANDRADE-UDARBE  
Acting Presiding Judge

Copy furnished:

Office of the City Prosecutor  
Trece Martires City, Cavite

Philippine Statistics Authority  
PSA Complex, East Avenue,  
Diliman, Quezon City, Philippines

Local Civil Registrar of Trece Martires City Cavite  
City Hall of Trece Martires City,  
Trece Martires City, Cavite

Office of the Clerk of Court  
Trece Martires City, Cavite

Public Attorney’s Office  
Trece Martires City, Cavite

Blessie Jaylo Melorin  
Angelina Jaylo Y. Dela Roca  
Block 3, Lot 24, Phase 1, Beverly Homes Subd.,  
Hugo Perez, Trece Martires City, Cavite

Office of the Solicitor General  
134 Amorsolo St., Legaspi Village, Makati City  
efile@osg.gov.ph

CD-Sep 9, 16 & 23, 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-654-24

JOHN ROBIN J. CULAPAN is represented by  
SANDRALYN D. CULAPAN 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, JOHN ROBIN J. CULAPAN is represented by SANDRALYN D. CULAPAN as his Atty-in-Fact, with residence and postal addresses at BLK. 26, LOT 26, PH. 3, LUXURY SERIES MAMATID, CABUYAO, LAGUNA and LOT 20, BLOCK 26, THE ISTANA SUBDIVISION, AMAYA, TANZA, CAVITE to satisfy the mortgage indebtedness as of April 15, 2024 amounts to SEVEN HUNDRED FIFTY SIX THOUSAND FOUR HUNDRED FORTY EIGHT PESOS & 95/100 (P756,448.95), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2020002253

LOT NO: 20 BLOCK NO: 26 PLAN NO: PCS-04-029390  
PORTION OF: LOT 1605-B, (LRC) PSD-119973, LOTS 2376, 2377 & 1607, STA. CRUZ DE MALABON ESTATE  
LOCATION: AMAYA, TANZA, CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE ROAD LOT 4, PCS-04-029390  
2-3 SW LOT 18, BLOCK 26, PCS-04-029390  
3-4 NW LOT 19, BLOCK 26, PCS-04-029390  
4-1 NE LOT 22, BLOCK 26, PCS-04-029390  
AREA: THIRTY SIX (36) SQUARE METERS

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 04 OCT 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, 16 AUG 2024

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)  
The Petron Mega Plaza Building,  
No. 358 Sen. Gil Puyat Avenue, Makati City  
ATTY. SIMEON P. MADRID  
Attorney-In-Fact, S.P. MADRID & ASSOCIATES  
5th Floor Bedrock Building, Kayumanggi Center, Commonwealth Ave, Matandang Balara, Quezon City  
JOHN ROBIN J. CULAPAN is represented by SANDRALYN D. CULAPAN as his Atty-in-Fact  
BLK. 26, LOT 26, PH. 3, LUXURY SERIES MAMATID, CABUYAO, LAGUNA and  
LOT 20, BLOCK 26, THE ISTANA SUBDIVISION, AMAYA, TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: AUG 26, SEP 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  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
BRANCH 15, NAIC, CAVITE  
OFFICE OF THE CLERK OF COURT  
NAIC, CAVITE

HOME DEVELOPMENT MUTUAL  
FUND (PAG-IBIG FUND),  
Mortgagee,

-versus- FNC-2024-101  
For: Extra-Judicial Foreclosure of  
Real Estate Mortgage under Act  
3135, as Amended by Act 4118

TERESITA B. JARGUE, single,  
Mortgagor.

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 address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against TERESITA B. JARGUE, single with postal address at 10 BLOCK BLK 6 UNITY FREEDOM PARKVILLE, SILANGAN 1, ROSARIO, CAVITE and LOT 33 BLOCK 18, PAGSIBOL VILLAGE 2, BARANGAY TIMALAN, NAIC, CAVITE to satisfy the mortgage indebtedness which as of April 16, 2024 amounts to ONE MILLION ONE HUNDRED FOURTEEN THOUSAND THREE HUNDRED SEVENTY FOUR PESOS AND 12/100 (P1,114,374.12) Philippine currency, inclusive of interest, penalties and other charges, the undersigned Sheriff will sell at public auction on September 24, 2024 at 10:00 o'clock in the morning or soon thereafter at the main entrance of the Office of the Ex-Officio Sheriff at the Hall of Justice formerly Mayor Macario B. Pena Memorial Hall, Naic, Cavite, to the highest bidder, for cash and in Philippine currency, the following described property with all the improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE  
NO. 057-2021042641

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:  
Lot No: 33, Block No. 18, Plan No: PCS-04-031584  
Portion of: CONS.- SUBD. OF LOT 2971, FLS-986-D, NAIC ESTATE & LOT 1, BLK. 15, PCS-04-031080 (RESERVED AREA) LRC RECORD NO. 8340  
Location: BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON

Boundaries:			
LINE	DIRECTION	ADJOINING LOT (S)	
1-2	SE	LOT 21, BLOCK 18, PCS-04-031584	
2-3	SE	LOT 20, BLOCK 18, PCS-04-031584	
3-4	SW	LOT 34, BLOCK 18, PCS-04-031584	
4-5	NW	ROAD LOT 6, PCS-04-031584	
5-1	NE	LOT 32, BLOCK 18, PCS-04-031584	

Area: FIFTY FOUR SQUARE METERS (54), more or less  
Description of Corners: All points are referred on the plan by P.S. Cyl. Conc. Mons. 15x40 CMS

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 October 1, 2024 without prior notice.

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

Naic, Cavite, July 31, 2024.

MA. CAROLINA M. POTENTE  
Sheriff IV

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-887-24

RETCHELLE N. APINADO,  
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, RETCHELLE N. APINADO with residence and postal addresses at LOT 20 BLOCK 5 PHASE 1 SECTION 4 BEDE, TANZA, CAVITE and LOT 26 BLOCK 1 SECTION 3 BELVEDERE TOWNE 1, QUINTANA, TANZA, CAVITE to satisfy the mortgage indebtedness as of July 15, 2024 amounts to ONE HUNDRED SEVENTY ONE THOUSAND THIRTY ONE PESOS & 45/100 (P 171,031.45) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2012010877

A PARCEL OF LAND (LOT 26, BLK. 1, SECTION 3 OF THE CONS./SUBD. PLAN, PCS-04-012048, BEING A PORTION OF LOTS 2556, 2557, 2559, 2560, 2562, 2563, 2565, 2566, 2568, 2569 AND 2571, FLS-189, S.C. DE MALABON ESTATE (RS-042120-001866-A), LRC REC. NO. ), SIT-

UATED IN BRGY. QUINTANA, MUN. OF TANZA, PROV. OF CAVITE, IS. OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 28, BLK. 1, SECTION 3; ON THE NW., ALONG LINE 2-3 BY ROAD 6; ON THE NE., ALONG LINE 3-4 BY LOT 24, BLK. 1, SECTION 3; AND ON THE SE., ALONG LINE 4-1 BY LOT 25, BLK. 1, SECTION 3, ALL OF THE CONS./SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN X X X CONTAINING AN AREA OF THIRTY EIGHT POINT FIFTY (38.50) 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 04 OCT 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, 16 AUG 2024

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:

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

ATTY. MELANIO A. BADENAS JR.  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737  
G. Araneta Ave., Tatalon, Quezon City

RETCHELLE N. APINADO  
LOT 20 BLOCK 5 PHASE 1 SECTION 4 BEDE, TANZA, CAVITE and  
LOT 26 BLOCK 1 SECTION 3 BELVEDERE TOWNE 1, QUINTANA, TANZA, CAVITE

Publication: CAVITE DIGEST  
Dates: AUG 26, SEP 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

## PH reaffirms dedication to transform economic relations in the pacific

(From page 11) pines' ongoing dedication  
tiative reflects the Philip- to addressing the pressing

Copy furnished:

MARIA VICTORIA D. CAPIRAL  
c/o ATTY. KEVIN T. TANINGCO  
Attorney-In-Fact, Summit Collection & Allied Services  
Suites 301-303 Summit One Tower  
530 Shaw Boulevard, Mandaluyong City

TERESITA B. JARGUE, single  
10 BLOCK BLK 6 UNITY FREEDOM PARKVILLE  
SILANGAN 1, ROSARIO, CAVITE /  
LOT 33 BLOCK 18, PAGSIBOL VILLAGE 2  
BARANGAY TIMALAN, NAIC, CAVITE

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 DIGEST  
Dates: Aug. 26 & Sept. 2, 9, 2024

## MPT South's "ALERTO KADA KILOMETRO" Drayberks Road Safety Seminar conducted at PITX

Continuing their dedication to promote road safety, Metro Pacific Tollways South (MPT South), the concessionaire for the Cavite-Laguna Expressway (CALAX) and Manila-Cavite Expressway (CAVITEX), held its Drayberks Road Safety Seminar, themed "ALERTO KADA KILOMETRO," at the Parañaque Integrated Terminal Exchange (PITX) on August 27, 2024. The seminar, aimed at promoting road

safety, was attended by 65 drivers of public utility vehicles (PUVs), jeepneys (PUJs), and classes 1 and 2 vehicles. The event was also graced by the presence of Mr. Arnold Yuson, Terminal Operations Manager of PITX, and Mr. Rechillo Baladjay, Technical Staff from Toll Regulatory Board (TRB).

The event featured presentations by Carlo Hipol, Head of Traffic Operations at MPT South, who covered topics such as road safety practices, traffic awareness, and toll operations. The seminar included an interactive Q&A session with Rechillo Baladjay, Technical Staff from the Toll Regulatory Board (TRB), who addressed attendees' concerns.

Arlette V. Capistrano, Vice President for Communications and Stakeholder Management of MPT South, emphasized the seminar's importance in promoting a culture of safety on the express-



Attendees of "ALERTO KADA KILOMETRO" Drayberks Road Safety Seminar together with (Front row from left) Ms. Kolyn Calbasa, Senior Corporate Affairs Officer of PITX; two public transport drivers; Mr. Carlo Hipol, Manager of the Traffic Operations Department of MPT South; Mr. Rechillo Baladjay, Technical Staff of the Toll Regulatory Board.



The "ALERTO KADA KILOMETRO" Drayberks Road Safety Seminar Speaker Mr. Carlo Hipol attending to the questions of public transport drivers.

### City Government of Bacoor



"LAGING STRIKE SA SERBISYO" Samahan natin si Mayor Strike B. Revilla, Vice Mayor Rowena Bautista-Mendiola, Congresswoman Lani M. Revilla, Bacoor Public Employment Service Office Office with 50 COMPANIES fordaa 353rd BAKOOD FESTIVAL JOB FAIR On September 13, 2024 | 8:00 AM Onwards Friday sa Ligas 2

Covered Court for the Bakoood Festival at Kapistahan ni San Lorenzo Ruiz Parish-Aniban, Bacoor Cavite With the assistance of Kap. George Medina, Kap. Jose Agcopra and Kellan Gawaran.

ways, helping to reduce accidents, and fostering a more safety-conscious community of drivers. "Our goal in this seminar is to help reduce accidents in the expressway by imparting the importance for drivers to be concerned for their well-being and the well-being of other road users and equipping them with vital information on

of a broader initiative by MPT South to enhance the knowledge and skills of drivers, ensuring safer roads and a more efficient transportation system. Through this seminar, drivers were equipped with practical tips on how to plan their routes, navigate tollways, and prioritize safety in their daily operations.

As part of MPT South's mission to foster a safer and more efficient transportation system, the "ALERTO KADA KILOMETRO" Drayberks Road Safety Seminar is a vital platform for our commitment to road safe-

ty and driver education. Initiatives like this build a more responsible and safety-conscious community of drivers, ultimately leading to safer roads for everyone. The Drayberks "ALERTO KADA KILOMETRO" will be a year-long program with the aim of reaching drivers of all vehicle and private classes from the public and private sector. MPT South is a subsidiary of Metro Pacific Tollways Corporation (MPTC), which operates several toll road networks in the Philippines, including CALAX, CAVITEX, NLEX, SCTEX, and CCLEX.



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

BDO UNIBANK, INC.,  
Mortgagee,

-versus- FORECLOSURE CASE NO. F-731-24

ROCHELLE ALARAS TABANERA,  
Debtors/Mortgagors.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, BDO UNIBANK, INC., with business address at 11th Floor BDO Towers Valero, 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagors, ROCHELLE ALARAS TABANERA, with residence and postal address at (1) 1203 Teodoro San Luis Street, Pandacan, Manila; and 2) B15 L100 PH6 Kensington Brgy. Navarro, General Trias, Cavite to satisfy the mortgage indebtedness as of 31 May 2024 amounts to ONE MILLION FOUR HUNDRED NINETY SEVEN THOUSAND SIX HUNDRED NINETY SIX PESOS AND 12/100 (Php 1,497,696.12) including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 2024 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. 057-2016005406

LOT NO: 100 BLOCK NO: 15 PLAN NO: PCS-04-027966  
PORTION OF: LOT 1666, SAN FRANCISCO DE MALABON ESTATE (RS-04-002133) & LOT 1667-A, PSD-04-224902;  
LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE ROAD LOT 19, PCS-04-027966  
2-3 SW LOT 101, BLOCK 15, PCS-04-027966  
3-4 NW LOT 139, BLOCK 15, PCS-04-027966  
4-1 NE LOT 99, BLOCK 15, PCS-04-027966  
AREA: FIFTY SQUARE METERS (50), MORE OR LESS

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 04 OCT  
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, 16 AUG 2024

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.  
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT  
UNIT 11th Floor BDO Towers Valero, 8741 Paseo de Roxas  
Makati City

ROCHELLE ALARAS TABANERA  
(1) 1203 Teodoro San Luis Street, Pandacan, Manila; and  
(2) B15 L100 PH6 Kensington Brgy. Navarro, General Trias,  
Cavite

Publication: CAVITE DIGEST  
Dates: AUG 26, SEP 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

# DOTr lobbies for additional funding for bike lanes

(From page 1) on establishing a total of tionwide,” Usec. Ortega constructing walkways to kami ng certain end of trip 2,400 kilometers of bike said. The active transport ensure the safety of pe- cycling facilities,” Usec. lanes by year 2028. project will focus on major destrians, according to the Ortega said. “So, definitely we cities and other adjacent transport chief. municipalities in the coun- Active transport is try to encourage active and in line with the National sustainable lifestyle among Transport Policy (NTP) and the Philippine Devel- Filipinos. opment Plan 2023-2028 Apart from cycling, opment Plan 2023-2028 (PDP). Source DOTr The DOTr is keen 2,000 total bike lanes na- the transport agency is also

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-790-24

VIRGINIA N. REFUERZO  
married to ALAN A. REFUERZO,  
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, VIRGINIA N. REFUERZO married to ALAN A. REFUERZO with residence and postal address at BLK 15 LOT 32, 33 AND 34 HAPENIRIA ST., CAPITOL HILLS EXEC. SUBD., TRECE MARTIRES CITY, CAVITE and LOT 32 LOT 33 and LOT 34 BLK 15 PHASE 2, HAPENIRIA ST., CAPITOL HILLS EXEC. SUBD., LAPIDARIO TRECE MARTIRES CAVITE to satisfy the mortgage indebtedness as of APRIL 15, 2024 amounts to THREE HUNDRED SEVEN THOUSAND NINE HUNDRED EIGHTY TWO PESOS & 22/100 (P 307,982.22) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEPT. 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-48597  
A parcel of land (Lot 32, Blk. 15) of the cons./subd. plan, Pcs-04-011239, being a portion of the cons. of Lots 23 & 46 B1, all lots, of Blks. 3 to 11, 13 to 24, 26, 27, 37 to 44, 47, 16 to 35 B12, Rd. Lots 1 to 22, 31, 33, 41, 42, & Alley 1, all of Pcs-042122-008951 situated in the Bo. of Lapidario, Mun. of Trece Martires, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Rd. Lot 17 (6 m. wide), on the NW., along line 2-3 by Lot 31, Blk. 15, on the NE., along line 3-4 by Lot 9, Blk. 15, & on the SE., along line 4-1 by Lot 33, Blk. 15, all of the cons./subd. plan. Beginning at a pt. marked “1” on plan X X X containing an area of THIRTY NINE (39) SQ. METERS. XXX

TRANSFER CERTIFICATE OF TITLE No. T-48598  
A parcel of land (Lot 33, Blk. 15) of the cons./subd. plan, Pcs-04-011239, being a portion of the cons. of Lots 23 & 46 B1, all lots, of Blks. 3 to 11, 13 to 24, 26, 27, 37 to 44, 47, 16

to 35 B12, Rd. Lots 1 to 22, 31, 33, 41, 42, & Alley 1, all of Pcs-042122-008951 situated in the Bo. of Lapidario, Mun. of Trece Martires, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Rd. Lot 17, (6 m. wide); on the NW., along line 2-3 by Lot 32, Blk. 15; on the NE., along line 3-4 by Lot 10, Blk. 15, & on the SE., along line 4-1 by Lot 34, Blk. 15, all of the cons./subd. plan. Beginning at a pt. marked “1” on plan X X X containing an area of THIRTY NINE (39) SQ. METERS. XXX

TRANSFER CERTIFICATE OF TITLE No. T-48599-  
A parcel of land (Lot 34, Blk. 15) of the cons./subd. plan, Pcs-04-011239, being a portion of the cons. of Lots 23 & 46 B1, all lots, of Blks. 3 to 11, 13 to 24, 26, 27, 37 to 44, 47, 16 to 35 B12, Rd. Lots 1 to 22, 31, 33, 41, 42, & Alley 1, all of Pcs-042122-008951 situated in the Bo. of Lapidario, Mun. of Trece Martires, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Rd. Lot 17 (6 m. wide), on the NW., along line 2-3 by Lot 33, Blk. 15; on the NE., along line 3-4 by Lot 11, Blk. 15 & on the SE., along line 4-1 by Lot 47, Blk. 15, all of the cons./subd. plan. Beginning at a pt. marked “1” on plan X X X containing an area of THIRTY NINE (39) SQ. 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, 04 OCT  
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, 16 AUG 2024

RICARDO A. TOLEDO  
Sheriff IV

Copy Furnished:

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

ATTY. JULIUS VOLTAIRE ROMMEL C. CUBELO  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Intell College Bldg., No. 11, Pittsburgh St., Brgy. Sil-  
angan, Cubao, Quezon City

VIRGINIA N. REFUERZO married to ALAN A. REFUERZO  
BLK 15 LOT 32, 33 AND 34 HAPENIRIA ST., CAPITOL HILLS  
EXEC. SUBD., TRECE MARTIRES CITY, CAVITE and  
LOT 32 LOT 33 and LOT 34 BLK 15 PHASE 2, HAPENIRIA  
ST., CAPITOL HILLS EXEC. SUBD., LAPIDARIO TRECE  
MARTIRES CAVITE

Publication: CAVITE DIGEST  
Dates: AUG 26, SEPT. 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

BDO UNIBANK, INC.,  
Mortgagee,

-versus- FORECLOSURE CASE NO. F-718-24

MARIE LEAN UNTALAN CRUZ,  
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, BDO UNIBANK, INC., with business address at 11th Floor, BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City against the Mortgagor/s, MARIE LEAN UNTALAN CRUZ, with residence and postal address at (1) Blk. 10 Lot 2 Pres. Quezon St., Commonwealth Heights Subd., Batasan Commonwealth, Quezon City, and (2) Lot 46 Blk. 1 Pasong Camachile, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of 21 May 2024 amounts to EIGHT MILLION EIGHTY NINE THOUSAND SIX HUNDRED THIRTY SEVEN PESOS AND 29/100 (PHP8,089,637.29), exclusive of interest, penalties and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2020049996

LOT NO: 46, BLOCK NO: 1, PLAN NO: PCS-04-030060  
PORTION OF: LOT 1837-C, (LRC) PSD-105017, LOTS 1943-A & 1943-B, (LRC) PSD-155964, LOT 1836-NEW (FRS-04-005697) LOTS 1950 (FRS-04-005717) & 3421, ALL OF SAN FRANCISCO DE MALABON ESTATE DE- CREED NO. 4270, LRC REC. NO. 5964  
LOCATION: BARANGAY OF PASONG CAMACHILE, CITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LU- ZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 NW LOT 45, BLOCK 1, PCS-04-030060  
2-3 NE LOT 157, BLOCK 1, PCS-04-030060  
3-4 SE LOT 47, BLOCK 1, PCS-04-030060  
4-6-1 SW ROAD LOT 2, PCS-04-030060  
AREA: ONE HUNDRED FOUR (104) SQUARE METERS, MORE OR LESS

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

In the event the public auction should not take  
place on the said date and time, it shall be held on, 04 OCT  
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, 16 AUG 2024

RICARDO A. TOLEDO  
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,  
REMEDIAL MANAGEMENT UNIT  
11th Floor, BDO Towers Valero (formerly Citibank Tower),  
8741 Paseo de Roxas, Makati City

MARIE LEAN UNTALAN CRUZ  
(1) Blk. 10 Lot 2 Pres. Quezon St., Commonwealth Heights Subd., Batasan Commonwealth, Quezon City, and  
(2) Lot 46 Blk. 1 Pasong Camachile, Gen. Trias, Cavite

Publication: CAVITE DIGEST  
Dates: AUG 26 SEP 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

# DTI champions creativity and innovation in local economic development at Creative Cities and Municipalities Congress 2024

(From page 8) ty to foster innovation and in the country, honoring Salonga of DTI Bureau of journey as a Creative City competitiveness. Quezon Rizal, Laguna, and Davao Competitive Development, of Design. City emerged as the Over- del Norte as the Most presenting the 2024 CMCI Competitive Provinces. Cycle Awards Overall DTI Competitive- Most Competitive to Que- zon City all Most Competitive City Competitiveness and Innovation Group Undersecretary Rafaelita CCMC is a key event Aldaba, together with As- in the month-long celebra- tion of PCIM this Septem- ber, emphasizing the vital role of creativity in shap- ing the nation’s identity able Cities Philippines, and bolstering its econom- ic resilience. Mr. Carlo Magno of Globe Telecom and Dir. Lilian Source: DTI

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
BRANCH 15, NAIC, CAVITE  
OFFICE OF THE CLERK OF COURT  
NAIC, CAVITE

HOME DEVELOPMENT MUTUAL  
FUND (PAG-IBIG FUND),  
Mortgagee,

-versus- FNC-2024-118  
For: Extra-Judicial Foreclosure of  
Real Estate Mortgage under Act  
3135, as Amended by Act 4118  
ROMEL VIDALEON MARJES, single,  
Mortgagor.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial petition for sale under Act 3135, as amended by Act 4118 filed by HOME DEVELOP- MENT MUTUAL FUND (PAG-IBIG FUND), mortgagee, with principal office address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against ROMEL VIDALEON MARJES, single, with postal address at NO. 60 BRGY. TABORA, GEN. E AGUINALDO, CAVITE and LOT 11, BLOCK 2, PASINAYA HOMES CENTRAL, BRGY. TIMALAN, NAIC, CAVITE to satisfy the mortgage indebted- ness which as of July 23, 2024 amounts to SIX HUNDRED FORTY FOUR THOUSAND EIGHT HUNDRED TWENTY THREE PESOS and 97/100 (P644,823.97) Philippine cur- rency, inclusive of interest, penalties and other charges, the undersigned Sheriff will sell at public auction on September 24, 2024 at 10:00 o'clock in the morning or soon thereafter at the main entrance of the Office of the Ex-Officio Sheriff at the Hall of Justice formerly Mayor Macario B. Pena Memorial Hall, Naic, Cavite, to the highest bidder, for cash and in Phil- ippine currency, the following described property with all the improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE  
NO. 057-2019005238  
IT IS HEREBY CERTIFIED that certain land situated in BA- RANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROV- INCE OF CAVITE, ISLAND OF LUZON, bounded and de- scribed as follows:  
Lot No: 11, Block No. 2, Plan No: PCS-04-031079 Portion

of: CONS-SUBD. OF LOT 2959-A-2, PSD-04-226956; LOTS 2959-A-1-A, 2959-A-1-B, 2959-A-1-C & 2959-A-1-D, ALL OF PSD-04-245660, LRC RECORD NO. 8340  
Location: BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON.

Boundaries:  
LINE DIRECTION ADJOINING LOT (S)  
1-2 SW LOT 12, BLOCK 2, PCS-04-031079  
2-3 NW ALLEY LOT 6, PCS-04-031079  
3-4 NE LOT 2959-A-3, PCS-04-226596  
(ROAD)  
4-1 SE LOT 10, BLOCK 2, PCS-04-031079  
Area: FIFTY FOUR SQUARE METERS (54), more or less  
Description of Corners: All points are referred on the plan by P.S. Cyl. Conc. Mons. 15x40 CMS

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, it shall be held on October 1, 2024  
without prior notice.

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

Naic, Cavite, August 20, 2024.

MA. CAROLINA M. POTENTE  
Sheriff IV

Copy furnished:  
MARIA VICTORIA D. CAPIRAL  
c/o Atty. POMPEYO P. MAYNIGO  
Counsel for the Mortgagee  
Attorney-In-Fact, Vision Credit & Collection Services Incor-  
porated  
JRDC Building 117 Sen. Gil Puyat Ave., Pasay City

ROMEL VIDALEON MARJES, single  
NO. 60 BRGY. TABORA, GEN. E AGUINALDO, CAVITE /  
LOT 11, BLOCK 2, PASINAYA HOMES CENTRAL  
BRGY. TIMALAN, NAIC, CAVITE

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 DIGEST  
Dates: Sept. 2, 9 & 16, 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-878-24

KIM KENNETH RIÑON DE LOS SANTOS  
(Principal Borrower)  
and KAMILLE KARLA RIÑON DE LOS SANTOS  
(Co-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, 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, KIM KENNETH RIÑON DE LOS SANTOS (Principal Borrower) and KAMILLE KARLA RIÑON DE LOS SANTOS (Co-borrower), with residence and postal addresses at LOT 2 BLOCK 3 SAINT SIMON ST., DREAMLAND SUBDIVISION, BRGY. BANABA, SAN MATEO, RIZAL and LOT 44 BLOCK 28 PHASE 15 KENSINGTON, NAVARRO, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of July 15, 2024 amounts to ONE MILLION THREE HUNDRED FORTY ONE THOUSAND THIRTY SIX PESOS & 56/100 (P1,341,036.56), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2021000450

LOT NO: 44 BLOCK NO: 28 PLAN NO: PCS-04-030034  
PORTION OF: LOTS 1661, 1690, 1691, 1692, SAN FRANCISCO DE MALABON, ALL OF; LOT 1693, SAN FRANCISCO DE MALABON ESTATE, FRS-04-005190; LOT 1675-A., PSD-04-227993; LOT 1689-A, PSD-04-234931; LRC REC. NO. 5964

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

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	LOT 45, BLOCK 28, PCS-04-030034
2-3	SE	LOT 42, BLOCK 28, PCS-04-030034
3-4	SW	ROAD LOT 38, PCS-04-030034
4-1	NW	LOT 46, BLOCK 28, PCS-04-030034

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 04 OCT 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, 16 AUG 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

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

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

BDO UNIBANK, INC.,  
Mortgagee,

-versus- FORECLOSURE CASE NO. F-729-24

Spouses JOSELITO CATAIN GUMILA and  
DOLORES VALERO GUMILA  
Debtors/Mortgagors.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, BDO UNIBANK, INC., with business address at 11th Floor BDO Towers Valero, 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagors, Spouses JOSELITO CATAIN GUMILA and DOLORES VALERO GUMILA, with residence and postal address at (1) 184-A Malagasang 1-D, Imus, Cavite; and (2) Blk. 17 Lot 3 Amaia Scapes, Phase 1, Santiago, General Trias, Cavite to satisfy the mortgage indebtedness as of May 31, 2024 amounts to FOUR MILLION TWO HUNDRED TWENTY ONE THOUSAND FIFTY TWO AND 95/100 (Php4,221,052.95) including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2023003756

LOT NO: 3 BLOCK NO: 17 PLAN NO: PSD-04-230162  
PORTION OF: LOT 4-C (REMAINING PORTION), PSD-04-155102 (AR);

LOCATION: BARANGAY OF SANTIAGO, CITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	LOT 5, BLOCK 17, PSD-04-230162
2-3	SW	LOT 21, BLOCK 17, PSD-04-230162
3-4	SW	LOT 22, BLOCK 17, PSD-04-230162
4-5-6	NW	LOT 27, (ALLEY), BLOCK 17, PSD-04-230162

6-1 NE ROAD LOT 7, PSD-04-230162  
AREA: ONE HUNDRED TWENTY TWO SQUARE METERS (122), 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 04 OCT 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, 16 AUG 2024

JOSELITO L. ARANDA  
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.  
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT UNIT  
11th Floor BDO Towers Valero, 8741 Paseo de Roxas Makati City

Spouses JOSELITO CATAIN GUMILA and DOLORES VALE-RO GUMILA  
(1) 184-A Malagasang 1-D, Imus, Cavite, and  
(2) Blk. 17 Lot 3 Amaia Scapes, Phase 1, Santiago, General Trias, Cavite

Publication: CAVITE DIGEST  
Dates: AUG 26, SEP 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

## DTI champions creativity and innovation in local economic development at Creative Cities and Municipalities Congress 2024

(From page 6)

Industries Development and thought leaders. Act (PCIDA) and Notable attendees gressman Christopher de included Principal Author Venecia, renowned land-of the Philippine Creative scape architect and urban

ATTY. MELANIO A. BADENAS JR.  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737 G. Araneta Ave., Tatalon, Quezon City

KIM KENNETH RIÑON DE LOS SANTOS and KAMILLE KARLA RIÑON DE LOS SANTOS  
LOT 2 BLOCK 3 SAINT SIMON ST., DREAMLAND SUBDIVISION, BRGY. BANABA, SAN MATEO, RIZAL and LOT 44 BLOCK 28 PHASE 15 KENSINGTON, NAVARRO, GEN. TRIAS, CAVITE

Publication: CAVITE DIGEST  
Dates: AUG 26, SEP 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

designer L. Ar. Paulo G. offered a platform for the Alcazaren, UNESCO Nations Educational, Scientific and Cultural Organization (UNESCO) Creative Cities to share their unique experiences, challenges, and future plans.

Ms. Marie Venus Tan, representing Baguio City Mayor Benjamin Magalong, showcased Baguio's status as the Creative Cities to share their unique experiences, challenges, and future plans.

The congress also featured an engaging PechaKucha session that

(Turn to page 9)

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

RIZAL COMMERCIAL BANKING CORPORATION,  
(in its capacity as successor-in-interest of RCBC Savings Bank, Inc.) represented by Atty. Leonardo A. Yepes Jr.,  
Petitioner-Mortgagee,

-versus- FORECLOSURE CASE NO. F-776-24

FROILAN NOMER GODINES VALENZUELA  
as represented by AIF Letecia B. Godines  
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 Mortgagee, RIZAL COMMERCIAL BANKING CORPORATION, (in its capacity as successor-in-interest of RCBC Savings Bank, Inc.) represented by Atty. Leonardo A. Yepes Jr., with business address at 28th Floor AT Yuchengco Centre, 25th & 26th Sts., Bonifacio Global City, Taguig City against the Mortgagor/s, FROILAN NOMER GODINES VALENZUELA as represented by AIF Letecia B. Godines, with residence and postal address at Blk 18 Lot 17 Salawag Fairway View Dasmariñas City, Cavite, Philippines/Blk 17A Lot 8 Tierra Nevada Ph.7 Brgy. San Francisco General Trias City Cavite, Philippines to satisfy the mortgage indebtedness as of May 16, 2024 amounts to ONE MILLION TWO HUNDRED SEVENTY TWO THOUSAND NINETEEN AND 21/100 ONLY (PHP 1,272,019.21), exclusive of interest, penalties and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2014067858

A PARCEL OF LAND (LOT 8 OF THE CONS-SUBDIVISION PLAN PCS-04-026392, BEING A PORTION OF LOTS 1 TO 20, BLOCK 8, PCS-04-021854, L.R.C. REC. NO. ) SITUATED IN BARANGAY OF SAN FRANCISCO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINES 1-2-3 BY ROAD LOT 4, PCS-04-021854; ON THE NW., ALONG LINE 3-4 BY LOT 7 OF THE CONS-SUBD PLAN. ON THE NE., ALONG LINE 4-5 BY LOT 32; ALONG LINE 5-6 BY LOT 31; BOTH OF BLOCK 8, PCS-04-021854; ON THE SE., ALONG LINE 6-1 BY LOT 9 OF THE CONS-SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN XXX CONTAINING AN AREA OF SEVENTY (70) SQUARE METERS. X XX

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 04 OCT 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, 16 AUG 2024.

ANDRES B. ESPINA  
Sheriff IV

Copy Furnished:

RIZAL COMMERCIAL BANKING CORPORATION,  
(in its capacity as successor-in-interest of RCBC Savings Bank, Inc.)  
represented by Atty. Leonardo A. Yepes Jr.,

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

BDO UNIBANK, INC.,  
Mortgagee,

-versus- FORECLOSURE CASE NO. F-844-24

SPS. MARY GRACE P. GARCIA AND  
JOSELITO A. GARCIA,  
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, BDO UNIBANK, INC., with business address at 11th Floor, BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City against the Mortgagor/s, SPS. MARY GRACE P. GARCIA AND JOSELITO A. GARCIA, with residence and postal address at (1) #602 Nueve De Pebrero St., Addition Hills, Mandaluyong City; and (2) Lot 10, Blk. 14, Manchester, Phase 12, Brgy. Pasong Camachile, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of 15 April 2024 amounts to FOUR MILLION THREE HUNDRED TWO THOUSAND THREE HUNDRED EIGHTY EIGHT PESOS AND 66/100 (PHP4,302,388.66), exclusive of interest, penalties and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2018014303

LOT NO: 10 BLOCK NO: 14 PLAN NO: PCS-04-028984  
PORTION OF: THE CONS/SUBD OF BLOCK 25, PCS-04-

028985, & LOT 1989, LOT 1990, LOT 1992, SAN FRANCISCO DE MALABON ESTATE, DECREE NO. 4270; LRC REC. NO. 5964

LOCATION: BARANGAY OF PASONG CAMACHILE, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	ROAD LOT 21, PCS-04-028984
2-3	SW	LOT 12, BLOCK 14, PCS-04-028984
3-4	NW	LOT 14, BLOCK 14, PCS-04-028984
4-1	NE	LOT 8, BLOCK 14, PCS-04-028984

AREA: ONE HUNDRED TWENTY SQUARE METERS (120), 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 04 OCT 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, 16 AUG 2024

JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,  
REMEDIAL MANAGEMENT UNIT  
11th Floor, BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City

SPS. MARY GRACE P. GARCIA AND JOSELITO A. GARCIA  
(1) #602 Nueve De Pebrero St., Addition Hills, Mandaluyong City; and  
(2) Lot 10, Blk. 14, Manchester, Phase 12, Brgy. Pasong Camachile, Gen. Trias, Cavite

Publication: CAVITE DIGEST  
Dates: AUG 26, SET 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

## DTI champions creativity and innovation in local economic development at Creative Cities and Municipalities Congress 2024

The Department of Trade and Industry (DTI) focused on the roles of creativity and innovation in driving local economic development, building resilient, vibrant communities, and ultimately, elevating the country's global competitiveness.

28th Floor AT Yuchengco Centre, 25th & 26th Sts., Bonifacio Global City, Taguig City

FROILAN NOMER GODINES VALENZUELA as represented by AIF Letecia B. Godines  
Blk 18 Lot 17 Salawag Fairway View Dasmariñas City, Cavite, Philippines/  
Blk 17A Lot 8 Tierra Nevada Ph.7 Brgy. San Francisco General Trias City Cavite, Philippines

Publication: CAVITE DIGEST  
Dates: AUG 26, SET 2 & 9, 2024

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longer just a cultural asset; it has become an essential driver of economic growth, job creation, tourism, and investment generation," DTI Undersecretary Rafaela M. Aldaba, who oversees the Secretariat for the Philippine Creative Industries Development Council (PCIDC), said in her keynote address.

“By nurturing the creative potential of our people, spaces, and policies, we can shape cities and municipalities that are not only prosperous but also vibrant, inclusive, and bold solutions. Creativity is no

(Turn to page 6)



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-683-24

HAZEL B. LUAYON married to ROMULO  
M. LUAYON  
is represented by ELIZA ROSALINA as her  
Attorney-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, HAZEL B. LUAYON, married to ROMULO M. LUAYON is represented by ELIZA ROSALINA as her Attorney-in-Fact with residence and postal addresses at BLK 15, LOT 1, PH2-B, SOUTHVILLE, BRGY. AGUADO, TRECE MARTIREZ, CAVITE and LOT 3, BLOCK 7, AMAYA BREEZE SUBDIVISION, PHASE II, BARANGAY AMAYA II, TANZA, CAVITE to satisfy the mortgage indebtedness as of April 15, 2024 amounts to ONE MILLION NINETY TWO THOUSAND SIX HUNDRED FOUR PESOS AND 24/100 e(P1,092,604.24) inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEP 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. 057-2021003145

LOT NO: 3 BLOCK NO: 7 PLAN NO: PSD-04-238285  
PORTION OF: SUBDIVISION OF LOT 1601, SANTA CRUZ DE MALABON ESTATE; LRC RECORD NO. 6832  
LOCATION: BARANGAY OF AMAYA, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SW LOT 4, BLOCK 7, PSD-04-238285  
2-3 NW LOT 5, BLOCK 7, PSD-04-238285  
3-4 NE ROAD LOT 2, (8.00 M. WIDE),  
BLOCK., PSD-04-238285  
4-1 SE LOT 1, BLOCK 7, PSD-04-238285  
AREA: FIFTY SQUARE METERS (50), MORE OR LESS

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

In the event the public auction should not take  
place on the said date and time, it shall be held on 04 OCT  
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, 16 AUG 2024

JOSELITO L. ARANDIA  
Sheriff IV

Copy Furnished:

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

JEFFREY A. RAMIENTAS, C.P.A.  
Attorney-In-Fact, GREATSOURCE CORPORATION  
2546 A. Bonifacio St., Bangkal, Makati City

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-800-24

DELIA A. CALLORA,  
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, DELIA A. CALLORA, with residence and postal addresses at 220 6TH STREET PUNTA, STA. ANA, MANILA and LOT 9 BLK 23 PH 6 CARISSA HOMES TANZA BAGTAS TANZA CAVITE to satisfy the mortgage indebtedness as of April 15, 2024 amounts to TWO HUNDRED TEN THOUSAND EIGHT HUNDRED NINETY THREE PESOS & 64/100 (P210,893.64), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on 20 SEPT. 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-747696

A parcel of Land (Lot 9 Block 23 of the subdivision  
plan, Psd-04-095761 being a portion of Lot 2054-A, Psd-  
04-095009 L.R.C. Record No.), situated in the Barangay of

Bagtas, Municipality of Tanza, Province of Cavite, Island of Luzon. Bounded on the NW., along line 1-2 by Lot 10, on the NE., along line 2-3 by Lot 11 both of Block 23, on the SE., along line 3-4 by Alley 18 and on the SW., along line 4-1 by Lot 7 Block 23, all of the subdivision plan. Beginning at a point marked "1" on plan, x x x containing an area of THIRTY THREE (33) 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 04 OCT  
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, 16 AUG 2024

RICARDO A. TOLEDO  
Sheriff IV

Copy Furnished:

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

ATTY. JULIUS VOLTAIRE ROMMEL C. CUBELO  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT, INC.  
3F Fass Intel College Bldg., No. 11, Pittsburgh St., Brgy. Sil-  
angan, Cubao, Quezon City

DELIA A. CALLORA  
220 6TH STREET PUNTA, STA. ANA, MANILA and  
LOT 9 BLK 23 PH 6 CARISSA HOMES TANZA BAGTAS  
TANZA CAVITE

Publication: CAVITE DIGEST  
Dates: AUG 26, SEPT. 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

## DTI champions creativity and innovation in local economic development at Creative Cities and Municipalities Congress 2024

(From page 5)

adaptive to the challenges  
of the future,” Usec. Alda-  
ba added.

Meanwhile, National  
Economic and Develop-  
ment Authority (NEDA)  
Undersecretary Rosemarie  
G. Edillon expressed that  
the NEDA supports the

official recognition of the  
Cities and Municipalities  
Competitiveness Index  
(CMCI) as official data on  
competitiveness.

“The NEDA is ded-  
icated to supporting the  
DTI in ensuring that CMCI  
remains a powerful instru-  
ment for national progress.

Through this collaboration,  
we aim to drive economic  
growth, improve govern-  
ment services, and en-  
hance infrastructure across  
the country, thus building a  
more resilient and compet-  
itive Philippines,” Usec.  
Edillon said.

Since its establish-  
ment in 2013, CMCI has  
set the benchmark for local  
governance, helping LGUs  
identify areas for improve-  
ment and attract invest-  
ments.

Another highlight  
was the announcement of a  
collaboration between the  
DTI and the World Intel-  
lectual Property Organiza-  
tion (WIPO) to conduct a

comprehensive assessment  
of the nation’s regional and  
local creative economy  
ecosystem.

“Integrating creativi-  
ty in the CMCI, the Philip-  
pines is set to become the  
first country in the world  
to pilot the Creative Econ-  
omy Data Model (CEDM),  
through a collaborative ef-  
fort between the DTI and  
the WIPO,” Usec. Aldaba  
noted.

To foster deeper  
discussions on integrat-  
ing creativity into local  
governance and econom-  
ic strategies, the congress  
brought together a distin-  
guished panel of experts  
(Turn to page 8)

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

BDO UNIBANK, INC.,  
Mortgagee,

-versus- FORECLOSURE CASE NO. F-807-24

Giovannie Balingit De Castro,  
as Attorney-In-Fact of  
FLORA SALARDA TSUCHIDA,  
Debtors/Mortgagors.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, BDO UNIBANK, INC., with business address at 11th Floor BDO Towers Valero, 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagors, Giovannie Balingit De Castro, as Attorney-In-Fact of FLORA SALARDA TSUCHIDA and Kohji Tsuchida (through the same Attorney-In-Fact), with residence and postal address at (1) #1 Marbel St., NIA Village, Sauyo, Novaliches Town Proper, Quezon City, and (2) Blk. 12 Lot 7 Phase 1, Amaia Scapes Trece Martires, Conchu, Trece Martires City, Cavite to satisfy the mortgage indebtedness as of May 20, 2024 amounts to TWO MIL-  
LION FOUR THOUSAND AND 23/100 (P2,004,000.23) in-  
cluding interest, penalties, expenses and other charges of  
foreclosure, the undersigned Sheriff will set at public auc-  
tion on 20 SEP 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 Philip-  
pine Currency the following described property with all the  
improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 077-2022003833

LOT NO: 7 BLOCK NO: 12 PLAN NO: PSD-04-231572  
PORTION OF: LOT 2946, SAN FRANCISCO DE MALA-  
BON ESTATE  
LOCATION: BARANGAY OF CONCHU, CITY OF TRECE  
MARTIRES, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE LOT 6, BLOCK 12, PSD-04-231572  
2-3 SW LOT 19, BLOCK 12, PSD-04-231572  
3-4 SW LOT 18, BLOCK 12, PSD-04-231572  
4-5 NW LOT 8, BLOCK 12, PSD-04-231572  
5-6-7-1 NE ROAD LOT 11, PSD-04-231572  
AREA: SEVENTY SEVEN SQUARE METERS (77), MORE  
OR LESS

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

In the event the public auction should not take  
place on the said date and time, it shall be held on, 04 OCT  
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, 16 AUG 2024

RICARDO A. TOLEDO  
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.  
RISK MANAGEMENT GROUP-REMEDIAL MANAGE-  
MENT UNIT  
11th Floor BDO Towers Valero, 8741 Paseo de Roxas  
Makati City

Giovannie Balingit De Castro, as Attorney-In-Fact of FLO-  
RA SALARDA  
TSUCHIDA and Kohji Tsuchida (through the same Attor-  
ney-In-Fact)  
(1) #1 Marbel St., NIA Village, Sauyo, Novaliches Town  
Proper, Quezon City, and

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
Branch 90  
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND  
(Otherwise known as PAG-IBIG Fund),  
Petitioner/Mortgagee,

-versus- File No. FC-DC-1428-24  
EXTRA JUDICIAL FORECLOSURE  
OF REAL ESTATE MORTGAGE  
UNDER ACT 3135, AS AMENDED  
BY ACT 4118

JOCELYN POTAZO OMILLO MARRIED TO  
HARRY PEDRERO OMILLO,  
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, HOME DEVELOPMENT MUTUAL FUND (Otherwise known as PAG-IBIG Fund), a government financial institution duly or-  
ganized and existing under and by virtue of Republic Act No.  
9679, with postal address at The Petron Mega Plaza Building,  
No. 358 Sen. Gil Puyat Avenue, Makati City against respon-  
dents/mortgagors, JOCELYN POTAZO OMILLO MARRIED  
TO HARRY PEDRERO OMILLO with postal address at (1)  
#946 San Jose Mauway, Mandaluyong City, Metro Manila;  
and 2) Lot 10 Blk 7, Berlin St., Summer Meadow Subd., Brgy.  
Salitran, Dasmariñas, Cavite 4114 and for the satisfaction of  
the mortgaged debt which as of June 25, 2024 amounts to  
ONE MILLION FOURTEEN THOUSAND ONE HUNDRED  
THIRTEEN PESOS AND 24/100 (Php 1,014,113.24), exclu-  
sive of all legal fees and expenses incidental to this foreclo-  
sure and sale, the undersigned Sheriff will sell at public auc-  
tion on OCTOBER 08, 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 de-  
scribed real property together with all the buildings and other  
improvements existing thereon, to wit:

Transfer Certificate of Title  
OWNER'S DUPLICATE OWNERS DUPLICATE  
OWNERS DUPLICATE OWNER'S DUPLICATE  
OWNERS DUPLICATE  
No. 057-2021023273-

IT IS HEREBY CERTIFIED that certain land situated in BRGY.  
OF SALITRAN, MUN. OF DASMARIÑAS, PROV. OF CAVITE,  
bounded and described as follows:  
A PARCEL OF LAND (LOT 10, BLK. 7 OF THE SUBD. PLAN,  
PSD-04-082209, BEING A PORTION OF LOT 3781-A, PSD-  
04-044532, LRC REC. NO. ), SITUATED IN THE BRGY. OF  
SALITRAN, MUN. OF DASMARIÑAS, PROV. OF CAVITE.  
BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 9; ON  
THE NE., ALONG LINE 2-3 (Continued on next page)  
is registered in accordance with the provision of the Property

Registration Decree in the name of  
Owner: JOCELYN POTAZO OMILLO, OF LEGAL AGE, FILI-  
PINO, MARRIED TO HARRY PEDRERO OMILLO  
Address: 946 SAN JOSE STREET BARANGAY MAUWAY,  
MANDALUYONG CITY

TECHNICAL DESCRIPTION (continued from page 1)  
BY LOT 8, BOTH OF BLK. 7, ON THE SE., ALONG LINE 3-4  
BY RD. LOT 7, ON THE SW., ALONG LINE 4-5 BY LOT 12;  
ON THE NW., ALONG LINE 5-1 BY LOT 11, BOTH OF BLK.  
7 ALL OF THE SUBD. PLAN. BEGINNING AT A PT. MARKED  
"1" ON PLAN, BEING N. 67 DEG. 17 E., 349. 74 M. FR. MON.  
134, IMUS ESTATE;  
THENCE N. 77 DEG. 30"E., 6.00 M. TO PT. 2 THENCE S.  
12 DEG. 30"E., 10.00 M. TO PT. 3; THENCE S. 77 DEG. 30  
W., 8.00 M. TO PT. 4 THENCE N, 12 DEG. 30'W., 10.00 M.  
TO PT. 5; THENCE N. 77 DEG. 30'E., 2.00 M. TO THE PT.  
OF BEGINNING, CONTAINING AN AREA OF EIGHTY (80)  
SQ. METERS. ALL PTS. REF. TO ARE INDICATED ON THE  
PLAN AND ARE MARKED ON THE GROUND BY PS. CYL.  
CONC. MONS. 15x60 CM.; BEARINGS TRUE; DATE OF  
ORIGINAL SURVEY, JULY 27, 1905 JUNE 1, 1908, & THAT  
OF THE SUBD. SURVEY, APRIL 11-14, 1995, & WAS AP-  
PROVED ON JULY 28, 1995.

Prospective buyers and/or bidders are hereby en-  
joined 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 under-  
signed on the above-stated time and date.

In the event that the public auction should not take  
place on the said date and time, it shall be held on OCTOBER  
22, 2024, at the same time and place without further notice.

Dasmariñas City, Cavite, August 28, 2024.

ARLYN P. BARCELON  
Sheriff IV

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

PUBLICATION: Cavite Digest  
DATES: Sept 2, 9 & 16, 2024  
Raffle Date of Judicial Notices: August 22, 2024

Copy furnished:  
HOME DEVELOPMENT MUTUAL FUND  
(Otherwise known as PAG-IBIG Fund)  
The Petron Mega Plaza Bldg.,  
No. 358 Sen. Gil Puyat Ave., Makati City

MARIA VICTORIA D. CAPIRAL  
ATTY. SIMEON P. MADRID  
S.P. MADRID  
5th Floor Bedrock Building, Kayumanggi Center, Common-  
wealth Ave.,  
Matandang Balara, Quezon City

JOCELYN POTAZO OMILLO MARRIED TO  
HARRY PEDRERO OMILLO  
(1) #946 San Jose Mauway, Mandaluyong City, Metro Manila;  
2) Lot 10 Blk 7, Berlin St., Summer Meadow Subd., Brgy. Sal-  
itran, Dasmariñas, Cavite  
Notice posted at:  
1.The Bulletin Board of Regional Trial Court, Dasmariñas City,  
Cavite  
2.The Bulletin Board of Dasmariñas City Hall  
3.The Bulletin Board of Dasmariñas City Post Office  
4.The Bulletin Board of Dasmariñas City Public Market

***“Your work is going to fill a large part of your life, and the only way to be truly satisfied is to do what you believe is great work. And the only way to do great work is to love what you do. If you haven't found it yet, keep looking. Don't settle. As with all matters of the heart, you'll know when you find it.”***  
**- Steve Jobs-**