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Duterte declares March 22 as "Cavite Day". Photo courtesy of Crown Asia. | SAGISAG PH
 Duterte declares March 22 as "Cavite Day". Photo courtesy of Crown Asia. | SAGISAG PH

President Duterte declares March 22 as "Cavite Day"

President Rodrigo Duterte approved the declaration of March 22, 2022 as a special non-working holiday in celebration "Cavite Day."

The date also marks the 153th birth anniversary of the first Philippine president, General Emilio Aguinaldo.

Caviteños were granted full opportunity

to celebrate the occasion and participate in the activities, subject to public health precautions placed by the national government amid the Covid-19 pandemic

It was executive secretary Salvador Medialdea, by authority of President Duterte, who declared the holiday. *(Contributed by Jennifer Rose Vergara)*

RD Bagsit visited GIA-CBP Beneficiary and received an award during the Magallanes, Cavite Day



On 15 March 2022, Director Bagsit conducted a site visit for the project: "Enhancement of Community-based Economic Activities through the Adoption of DOST-ITDI's Integrated Coconut Processing Technology by Ramirez Upland Farmers Association, Inc." in Magallanes, Cavite.

RUFAl was registered at the Securities and Exchange Commission (SEC) back in 2011. Their members are farmers working in an identified Community-Based Forest Management Areas (CBFM) site and have been selected as one of the beneficiaries of the Community Empowerment thru the Science and Technology (CEST) Program of DOST-CALABARZON.

This project responds to the shift in the market profile of the coconut industry. "Nothing is wanted in coconut." To date, innovation ushered coconuts into a multi-product industry. The demand is evident to the point where even non-traditional coconut products gaining popularity most specifically RD BAGSIT • 4

Escudero urges gov't: Reconsider on-site work for BPO workers



The national government should reconsider its order for employees of business process outsourcing (BPO) centers to return to their offices by April 1, senatorial candidate Francis Escudero said Thursday.

Escudero said that aside from the threat brought by COVID-19, the continued increase in fuel prices should also be considered as this would also result in the higher prices of goods.

"Kung kaya rin lang naman nila magtrabaho at maging produktibo sa bahay, bakit pa natin pipiliting bumiyahang mga tao?" Escudero said in a statement.

(If they can work and be productive in their homes, why are we forcing them to travel?)

"Baka pwedeng huwag na muna tayo dumagdag sa gastusin kasi nagsisimula pa

ESCUADERO URGES • 2

NEWS

Historical markers honor Malolos Cathedral

Two government cultural agencies have installed historical markers honoring the history of the Immaculate Conception Parish-Cathedral and Minor Basilica in Malolos City.



National Historical Commission, Bulacan Provincial History, Arts, Culture and Tourism Office, and church officials unveil historical markers at the Malolos Cathedral as part of the commemoration of the Diocese of Malolos' 60th anniversary. PHOTOS COURTESY OF SANDIGAN – DIOCESE OF MALOLOS

A dedication ceremony was held in front of the historic church on Monday with some officials of the National Historical Commission of the Philippines, the Bulacan Provincial History, Arts, Culture and Tourism Office (PHACTO), and the Malolos diocese in attendance.

The NHCP marker was unveiled at the belfry in the presence of Bishop Dennis Villarojo, Malolos Cathedral Rector Fr. Alberto D.J. Santiago, and Malolos Church Cultural Heritage chairman Fr. Vicente Lina, Jr.

The Bulacan PHACTO also installed its own marker, citing Malolos Cathedral as an important piece in the history of Malolos City and of the province.

The event was part of

the commemoration of the 60th anniversary of the Diocese of Malolos, which was celebrated on March 11, 2022. Friday's celebration was highlighted with a Mass presided over by Archbishop Charles Brown, Apostolic Nuncio to the Philippines.

Founded in 1580 by the Augustinian friars, the Malolos Cathedral is one of the country's oldest parishes dedicated to the Immaculate Conception.

In 1888, it was this church that became the historic venue for the dialogue between Spanish Governor General Valeriano Weyler and 20 women of Malolos, resulting in the grant given to them to learn Spanish for the first time.

During the First Philippine Republic of 1898-1899,

Malolos served as the first republican capital of the country. The cathedral's convent was also converted as the Presidential Palace for President Emilio Aguinaldo.

In 1962, the church was elevated as the cathedral of Malolos diocese.

On the occasion of the Centennial Year of Philippines Independence (1898-1998), the church was also granted the title of minor basilica. It is one of only two churches in the Philippines that is both a cathedral and a minor basilica besides the Manila Cathedral.

Called by scholars as the "freedom shrine of the Philippines", this historic church is remembered for its remarkable contribution to the history of the Church and of the country.

Food enterprises in Cavite receive DOST Food Safety Training

Cavite-based enterprises, Purefoods-Hormel Company, Inc. – Cavite Plant and Sir Ezer Bakery & Variety Store, underwent Food Safety Training last 15-16 March and 17 March 2022, respectively.



The Department of Science and Technology Provincial Science and Technology Center in Cavite (DOST-Cavite), together with the DOST-CALABARZON Food Safety Team, organized the Hazard Analysis and Critical Control Points (HACCP) Training for the 28 employees of Purefoods, and the Basic Food Hygiene Seminar for Sir Ezer Bakery.

DOST-CALABARZON Food Safety Team members, Ms. Ma. Lorelie Dorado and Ms. Agnes Morales, facilitated the discussion on HACCP during the two-day training. Workshops were also conducted to review and

practice the recommended ways and tips in preventing, controlling, and reducing hazards in all stages of food production: from purchase, receipt, and storage to production, handling, and packaging.

On the other hand, DOST-CALABARZON Food Safety Team member, Ms. Anna Marie S. Daigan, discussed in detail the Basic Food Hygiene to the employees of Sir Ezer Bakery in Silang. The group also reviewed the existing food safety practices of the bakery, evaluated their compliance to food safety standards and provided recommendations for improvement.

Together with Ms. Daigan, DOST-Cavite staff, Ms. Verjo Angelie M. Sisante and Ms. Esther Joy Salazar, likewise conducted Technology Needs Assessment (TNA), interviewing Mr. Eliezer A. Mendoza, owner of Sir Ezer Bakery, and employees of the establishment, and inspecting their facilities, to assess their readiness as potential technology licensee of the DOST – Food and Nutrition Research Institute (DOST-FNRI)-developed Enhanced Nutribun Squash Variant. **(By: Verjo Angelie M. Sisante and Krizzia Mei C. Esperanza)**

Escudero urges

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lang tayo bumangon, at ito na nga, may kinakaharap na naman tayong bagong problema. Pwede bang status quo muna habang nag-iisip tayo ng solusyon?" he added.

(Maybe we can help not to contribute to their expenses because we are just recovering and now we are facing another problem. Can we keep the status quo for now while we think of solutions?)

A resolution issued by the Fiscal Incentives Review Board (FIRB) in September 2021 allowed work-from-home setups for up to 90 percent of workers in BPO firms until March 31, 2022, in consideration of the COVID-19 pandemic.

With the deadline approaching, BPO companies have asked for an extension of the working-from-

home set-up for six more months. However, the FIRB rejected request and even warned BPOs that will not comply that their tax perks will be revoked.

Escudero said Finance Secretary Carlos Dominguez III, who chairs the FIRB, "seems to be out of touch with the realities faced by people on the ground."

"Kailan lang ay iminungkahi nito ang pagkakaroon ng bago o mas mataas na buwis para may ipambayad ang gobyerno sa mga utang na hindi naman dapat mga mamamayan ang nagbabayad," Escudero said.

(Recently he proposed having new or higher taxes so that our government can pay its debts that in the first place should be shouldered by our countrymen.)

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"Ngayon, ito na n a m a n — g u s t o n g pabalikin ang mga BPO workers sa opisina kahit ang presyo ng gas ay halos isandaan na. Talaga bang napakahirap ilagay ang sarili nila sa lugar ng ordinaryong Pilipino? Can we not show a little compassion?" he added.

(Now this—they want BPO workers to return to office even as gas prices are almost P100. Is it really that hard to put themselves in the situation of ordinary Filipinos?)

Escudero said this is why "people who make policies and regulations should not do so from the comfort of their airconditioned offices, oblivious to the plight of those who struggle daily and who have to live with the decisions made by officials in glass towers."

(Inquirer.net)

Relief

from page 1

ernment agency just needs to provide 5 percent of their savings through a directive from the Malacañang for us to allocate PHP250 billion in aid," he said.

He said the reform program seeks to implement permanent changes to the current system being implemented by the government, particularly establishing a comprehensive aid system to help Filipinos during crises.

Cayetano noted that the government still does not have a list of fuel subsidy grantees considering that the transportation

sector has always been a recipient of pandemic aid.

"Two years na tayong may pandemic, bakit hindi pa gumawa ng master list ang DOTr? (We're already two years into the pandemic, so why has the Department of Transportation not made a master list for aid recipients yet?)," he said.

Cayetano said he is eyeing reforms to the government processes in distributing aid so that affected sectors -- transportation, hospitals, and quarantine hotels, among others -- would receive it directly and more efficiently.

As for the recovery aspect, Cayetano said economic recovery will be facilitated by programs for micro, small, and medium enterprises (MSMEs) as well as agriculture.

He said the government can give interest-free or low-interest loans to MSMEs and farmers, with the payables depending on the duration and principal amount.

"More than 50 percent ng mga trabaho sa Pilipinas nanggagaling sa agriculture at sa micro, small, and medium-sized enterprises (More than 50 percent of jobs in the country come from agriculture and micro, small, and medium-sized enterprises)," he said. **(PNA)**

Editorial

BSP's initiative assures credit source to revitalize MSMEs

Micro, small and medium enterprises (MSMEs) account for 99.5 percent of business establishments in the Philippines, employ 63 percent of the workforce, and have been responsible for approximately 40 percent of the country's gross domestic product (GDP). This sector was among the most severely affected by nearly two years of quarantine and lockdown due to the coronavirus pandemic — and its revitalization is pivotal to the objective of increasing the pace of economic recovery.

The Bangko Sentral ng Pilipinas (BSP) has issued the proposed rules to guide banks in allocating a minimum four percent of their loanable funds for innovation development for the benefit of micro, small and medium enterprises (MSMEs) and startups. In the draft circular, the loanable funds for innovation development credit will be computed similar to the calculation of loanable funds for agriculture and agrarian reform credit.

This initiative is also geared toward realizing the goals set forth in Republic Act No. 11293, the Philippine Innovation Act, that was enacted in 2019. Qualified borrowers for innovation development credit are MSMEs, startups, innovation centers and business incubators, as well as other entities that support development of new technologies and innovative goods or services.

In the draft circular, currently being circulated among banks, the BSP acknowledges the key role of innovation in spurring inclusive development, as well as in enhancing the growth and competitiveness of MSMEs: "Innovation encourages creative thinking, which in turn, increases productivity and economic output.

The banking system plays a crucial role in providing credit necessary to support the development of new technologies and other innovation-related activities."

The BSP defines innovation as "the creation of new ideas that results in the development of new or improved products, processes, or services which are then spread or transferred across markets." Innovation development



Duterte signs law allowing full foreign ownership in key sectors

credit includes loans and other financing activities for the development of new technologies, product innovation, process innovation, organizational innovation, and marketing innovation.

The National Innovation Council (NIC) — a multi-sectoral policy formulation body that is tasked by law to craft a National Innovation Agenda and Strategy Document — is developing strategies towards promoting MSME internationalization, digitalization, and participation in the local and global value chains. A comprehensive support program, from incorporation to internationalization, including industry firm-level collaborations, shall be developed by the NIC and implemented by concerned government agencies.

Banks have an existing mandatory credit allocation of eight percent of their loanable funds

for micro and small enterprises and two percent for medium enterprises under RA No. 6977 for the development of the small and medium scale business sector. As of end-2021, based on BSP data, banks' compliance to RA No. 6977 is only 2.08 percent for micro and small enterprises. This translates to P178.14 billion loans for micro and small enterprises when banks should have loaned P685.60 billion. For medium enterprises, the banks released P284.99 billion last year versus the minimum requirement of P171.42 billion.

Economic recovery could be hastened considerably if the MSME sector is given a big boost, especially in terms of driving projects and activities that contribute to employment generation and uplifting the welfare of Filipinos that have been severely affected by the global pandemic.

SAGING: Ang Pinaka-healthy na Prutas sa Buong Mundo

May kasabihan na "An apple a day keeps the doctor away." Mali po iyan. Ang bago ngayon ay "Two bananas a day keep the doctor away." Marami nang pagsusuri ang nagsasabi na ang saging ay sobrang healthy at napakabuti sa katawan.

Heto ang mga nilalaman ng isang saging na 100 grams: Calories: 88 calories, Vitamin A: 430 I.U., Vitamin B: Thiamine .04 mg., Vitamin C: 10 mg., Calcium: 8 mg., Iron: 6 mg., Phosphorus: 28 mg., Potassium: 260 mg., Carbohydrates: 23 grams, at Protein: 1.2 mg.

Sobrang Dami ang Benepisyong ng Saging (Lakatan, Latundan o Saba):

1. Tiyan – Napakaganda ng saging para sa mga may ulcer at nangangasim na sikmura. Ang saging ay may sariling antacid na tinatawag na phospholid. May flavonoid din ang saging na parang tinatapan ang mga sugat sa ating tiyan.

2. Puso – Mabuti ang saging sa puso dahil mataas ito sa potassium at bitamina. Lalu na kung umiinom ka ng mga gamot sa puso at altopresyon, dagdagan mo na rin ng 2 saging bawat araw.

3. Parang Multivitamin - Kung susuriin mo, parang multivitamin na ang saging dahil may vitamin A, B, C, Calcium, Iron, at Potassium ito. Kapag kumain ka ng 2 saging bawat araw, you can Have It All like Edu Manzano and Feel Complete like Piolo Pascual. Tipid pa!

4. Mabuti sa Colon - Dahil mataas sa fiber ang saging, puwede itong panlaban sa colon cancer at iba pang sakit ng bituka natin.

5. Good for exercise – Sa mga mahilig mag-ehersisyo at mag-Gym, kailangan mo ng saging para hindi bumaba ang iyong potassium. Magbaon ng 2 saging sa bag lagi, tulad ko.

6. Para sa stress at pang-relax – Alam ba niyo na ang saging ay may tryptophan? Ito'y isang kemikal na nagpapasaya sa atin at nagpapaganda ng ating

DOKTOR NG MASA

ni Dr. Willie Ong



emosyon. Kaya kung depressed ka dahil iniwan ka ng iyong girlfriend, huwag nang lumuha, mag-saging ka na.

7. Pang-baon talaga – Kaibigan, kaya mo bang magbaon ng abokado o mangga sa bag? Hirap kainin hindi ba? Pero ang saging ay napakaganda ng lalagyan. Talagang ginawa ng Diyos para kainin.

8. Baka makabawas ng Leukemia at Hika sa Bata – May pagsusuri na nagsasabi na kapag ang bata o sanggol ay lagi mong papakainin ng saging, mas hindi sila hihikain, at hindi rin sila magkakaroon ng leukemia. Hindi pa ito tiyak, pero marami ang naniniwala nito.

SAGING: PINAKA-HEALTHY NA PRUTAS



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LEGAL NOTICES

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

BDO UNIBANK, INC.,
Mortgagee,
Foreclosure Case No. F -142-21

- versus -

**Spouses RENIER BERONES MAGCAMIT
and ANNA KARENINA DE LEON MAGCAMIT,**
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 BDO Corporate Center, 7899 Makati Avenue, Makati City against the Mortgagor/s, **PEDRO GUILLERMODE LEON as Attorney-In-Fact of Spouses RENIER BERONES MAGCAMIT and ANNA KARENINA DE LEON MAGCAMIT** ("Debtors/Mortgagors"), all of legal age, with residence and postal address at Lot 14, Block 18, Somerset 14, Navarro, Gen. Trias City, Cavite and # 89 K-6n St., Silangan Kamuning, Quezon City to satisfy the mortgage indebtedness as of 29 November 2021 amounts to **THREE MILLION ONE HUNDRED TWENTY EIGHT THOUSAND EIGHT HUNDRED SEVENTY FOUR PESOS and 07/100 (P3,128,874.07)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **12 APRIL 2022 at 10:00 o'clock in the morning** at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2018027125

LOT NO: 14 BLOCK NO: 18 PLAN NO: PCS-04-028981

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

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

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NW	LOT 12, BLOCK 18, PCS-04-028981
2-3-4	NE, SE	LOT 27, BLOCK 18, PCS-04-028981
4-1	SW	ROAD LOT 22, PCS-04-028981

AREA: NINETY TWO SQUARE METERS (92), 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 MAY 2022** 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.

Trece Martires City 22 FEBRUARY 2022

(Sgd.) **ANDRES B. ESPINA**
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT UNIT

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

BDO UNIBANK, INC.,
Mortgagee,
Foreclosure Case No. F -127-21

- versus -

**SPOUSES ROBERT T. VICTORIANO AND
MICHELLE M. VICTORIANO**
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 BDO Corporate Center, 7899 Makati Avenue, Makati City against the Mortgagor/s, **SPOUSES ROBERT T. VICTORIANO AND MICHELLE M. VICTORIANO**, with residence and postal address at Blk. 3 Lot 13 Maravill Subd., De Fuego, Gen. Trias, Cavite and Lot 13 Blk. 3, Barcelona St., Maravilla Subd., San Francisco, Gen. Trias, Cavite, to satisfy the mortgage indebtedness as of 29 November 2021 amounts to **TWO MILLION EIGHT HUNDRED EIGHTY THREE THOUSAND ONE HUNDRED EIGHTY ONE PESOS and 87/100 (P2,883,181.87)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **12 APRIL 2022 at 10:00 o'clock in the morning** at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2017032059

A PARCEL OF LAND (LOT 13, BLK. 3, OF THE CONS.SUBD. PLAN, PCS-04-011869, BEING A PORTION OF THE CONS. OF LOTS 2680-G-3 TO 8, ALL OF (LRC) PSD-222174, LOTS 2680-J-2, (LRC) PSD-101732, LOTS 2680-H, I, & K, ALL OF PSD-33619, LRC REC. NO.), SITUATED IN THE BRGY. DE FUEGO, MUN. OF GEN. TRIAS, PROV. OF CAVITE, IS OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 15; ON THE SW., ALONG LINES 2-3-4 BY RD. LOT 6; ON THE NW., ALONG LINE 4-5 BY LOT 11; ON THE NE., ALONG LINE 5-1 BY LOT 14, ALL OF THE CONS.-SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN XXX CONTAINING AN AREA OF **NINETY SIX (96) SQ. M. 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 MAY 2022** 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.

11th Floor, South Tower, BDO Corporate Center
7899 Makati, Avenue, Makati City 0726

**PEDRO GUILLERMODE LEON as Attorney-In-Fact
RENIER BERONES MAGCAMIT and ANNA KARENINA DE
LEON MAGCAMIT**
Lot 14, Block 18, Somerset 14, Navarro, Gen. Trias City, Cavite
89 K-6n St., Silangan Kamuning, Quezon City

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 7, 14 & 21, 2022

**WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED,
DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE
ON OR BEFORE THE DATE OF SALE**

Trece Martires City MARCH 3, 2022

(Sgd.) **LUCIO C. ALEJO III**
Sheriff IV

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BDO UNIBANK, INC.,
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT UNIT
11th Floor, South Tower, BDO Corporate Center
7899 Makati, Avenue, Makati City 0726

**SPOUSES ROBERT T. VICTORIANO
AND MICHELLE M. VICTORIANO**
Blk. 3 Lot 13 Maravill Subd., De Fuego, Gen. Trias, Cavite
Lot 13 Blk. 3, Barcelona St., Maravilla Subd., San Francisco,
Gen. Trias, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 7, 14 & 21, 2022

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ON OR BEFORE THE DATE OF SALE**



RD Bagsit

from
page 1

in the field of health and wellness. Through the assistance extended by DOST-CALABARZON under its Grants-In-Aid Community-Based Project (GIA-CBP) programs and DOST-PCAARRD's Agroforestry Support Program for Enhancing Resiliency of Community Based Forest Management Areas (ASPIRE-CBFM), LGU-Magallanes' and RUFAl's aspiration to establish an integrated coconut processing technology will now translate to life. DOST-CALABARZON together with DOST-PCAARRD, and the Provincial Science and Technology (PSTC) – Cavite led by Provincial Director Gilda de Jesus will facilitate the acquisition of production supplies and equipment as well as the training and capacity-building among the members of RUFAl. Ultimately, through this project, we are looking at increased employment of locals in the future and uplifted socio-economic statuses

in this CBFM site. On the same day, Mayor Jasmin Maligaya-Bautista, on behalf of the Local Government Unit (LGU) of Magallanes, awarded Dir. Emelita P. Bagsit, Regional Director of DOST-CALABARZON a plaque of appreciation during the celebration of Magallanes Day in honor of her vital support and assistance in the deployment of several DOST Technologies and provision of S&T interventions through DOST-CALABARZON's projects and programs. The event was also graced by various representatives from fellow government agencies, the academe, and provincial government offices in Cavite, the event also involved activities such as the Banchetto, Farmers Forum, Bazaar, Agri Fair, Mass Rabies Vaccination, Jobseekers Mobile, LMI and Career Coaching and a Local Recruitment Activity. **(By: Cesaree M. Caperare)**

LEGAL NOTICES

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

**NATIONAL HOME MORTGAGE
 FINANCE CORPORATION (NHMFC)**
 Mortgagee/Petitioner,

**For: Extra-Judicial Foreclosure of Real
 Estate Mortgage under Act 3135,
 as Amended by Act No. 4118**

- versus -

VINNELA. DONA,
 Mortgagor/Respondent.

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial petition for sale under Act 3135, as amended by Act 4118 filed by **NATIONAL HOME MORTGAGE FINANCE CORPORATION (NHMFC)** mortgagee/petitioner, a government owned and controlled corporation created under Presidential Decree No. 1267 with principal office at 104 Amorsolo St., Legaspi Village, Makati City, which mortgage against, **VINNEL A. DONA** with postal address at Villa Apolonia PH-2 Lot 25, Blk 19, Naic Cavite, to satisfy the mortgage indebtedness which as of February 28, 2022 amounts to **NINE HUNDRED FIFTY THREE THOUSAND, ONE HUNDRED SEVENTY SIX & 03/100 PESOS (P953,176.03)** Philippine currency, exclusive of penalty, the undersigned Sheriff will sell at public auction on **April 12, 2022 at 9:00 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. T-571128

A PARCEL OF LAND (LOT 25 BLK. 19 OF THE CONS.-SUBD. PLAN, Pcs-04-010852, being a portion of the cons. of Lots 1483, 1484 & 1469 Naic Estate situated in the Brgy. Of Sabang, Mun. of Naic, Prov. of Cavite, Island of Luzon, bounded 26; on the NE., along line 34 by Lot 6; and on the NE., along line 3-4 BY LOT 6; AND ON THE SE., ALONG LINE 4-1 BY LOT 24., ALL OF BLK. 19, ALL OF THE CONS.-SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, BEING N. 68 DEG. 06'E., 1283.87 M. FROM MO. NO. 1, NAIC ESTATE; THENCE N. 30 DEG. 12'W., 6.50 M. TO PT. 2; THENCE N. 59 DEG. 48'E., 9.50 M. TO PT. 3; THENCE S. 30 DEG. 12'E., 6.50 M. TO PT. 4; THENCE S. 59 DEG. 48'W., 9.50 M. TO PT. OF BEGINNING, CONTAINING AN AREA OF **SIXTY-ONE SQ. METERS.** X x x

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

Prospective bidders or buyers are hereby enjoined to investigate for themselves, the title herein above-described and the encumbrances thereon, if any there be.

In case of the absence of any participating bidder on the above-scheduled date, said auction sale will be reset and finally held on **April 19, 2022.**

Naic, Cavite, February 28, 2022.

(Sgd.) JANELLE V. LAGADON, MBA
 Sheriff IV

Copy Furnished:

NATIONAL HOME MORTGAGE FINANCE CORPORATION (NHMFC)
 104 Amorsolo St., Legaspi Village, Makati City

Atty. Nestor A. Formaran 212 ODESSA DR., CAMELLA HOMES, Counsel for NHMFC 3-D LAS PINAS 4/F Filomena Bldg., 104 Amorsolo St., Makati City

VINNEL A. DONA
 Villa Apolonia PH-2 Lot 25, Blk 19, Naic, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 7, 14 & 21, 2022

Republic of the Philippines
Fourth Judicial Region
FAMILY COURT
 Branch 5, Trece Martires City
 Fc1tmt0005@judiciary.gov.ph
 09234824559

CHRISTINE PARIS SAMPAGA,
 Petitioner,

- versus - **CIVIL CASE NO. TMCV-012-21**
**FOR: DECLARATION OF ABSOLUTE
 NULLITY OF VOID MARRIAGE**

ROLANDO DAVID SAMPAGA,
 Respondent.

X- - - - - X

SUMMONS
(by Publication)

TO: **ROLANDO DAVID SAMPAGA,**
 N. Santos Street, Santo Tomas Bukid, Pasig City

GREETINGS:

WHEREAS, on 18 March 2021, CHRISTINE PARIS SAMPAGA through counsel, Atty. Lester Alvarado Flores filed before this Court a petition for declaration of absolute nullity of void marriage against ROLANDO DAVID SAMPAGA.

WHEREAS, on 17 February 2022, petitioner through counsel filed a Motion for Leave of Court for Service of Summons by Publication.

WHEREAS, on 21 February 2022, an Order was issued granting the motion of the petitioner to serve summons by publication.

NOW THEREFORE, ROLANDO DAVID SAMPAGA, you are hereby directed to get a copy of the Petition personally or through an authorized representative, and are required to file your answer at this Court sitting at the Government Center Building, Trece Martires City, within thirty (30) days from the last publication of this summons. If you fail to answer within the aforesaid time, the petitioner will take judgment against you and may be granted the relief applied for in said petition.

Let a copy of the Summons and the Order of the Court be also served upon respondent ROLANDO DAVID SAMPAGA at his last known address at N. Santos Street, Santo Tomas Bukid, Pasig City.

WITNESS THE HONORABLE FLODELIZ CABANLIT FARGAS this **21 February 2022** at Trece Martires City.

(Sgd.) MICHAEL A. LEVITA
 OIC/Acting Clerk of Court

Republic of the Philippines
Fourth Judicial Region
FAMILY COURT
 Branch 5, Trece Martires City
 Fc1tmt0005@judiciary.gov.ph
 09234824559

CHRISTINE PARIS SAMPAGA,
 Petitioner,

- versus - **Civil Case No. TMCV-012-21**
**For: Declaration of Absolute
 Nullity of Void Marriage**

ROLANDO DAVID SAMPAGA,
 Respondent.

X- - - - - X

ORDER

Pursuant to A.M. No. 20-12-01-SC, videoconference hearings shall be allowed in court towards all cases where the conditions warrant to prevent the spread of the Corona Virus Disease and to protect the health and welfare of the court personnel, litigants and other court users. The court allows videoconference hearings provided that the technical equipment are all complied with, there is no problem with the internet connection of all the parties, and the court can observe the demeanor of the witness while testifying.1

During today's hearing, the petitioner Christine Paris

Sampaga is absent. Petitioner's counsel Atty. Lester Alvarado Flores made a remote appearance. The respondent is absent. Public Prosecutor Gee B. Rosanes appeared for the State.

This is a petition for declaration of absolute nullity of void marriage on the ground of absence of marriage license and absence of marriage ceremony between the parties' marriage. Since the address of the respondent is insufficient and unknown in the area as stated in the Sheriff's return, petitioner's counsel moved that summons be served through publication which was granted by the court. The petitioner is hereby directed to serve a service of summons through publication once a week for two consecutive weeks in a newspaper of general circulation in the Philippines. In addition, a copy of the summons shall be served to the respondent at his last known Philippines address at N. Santos Street, Santo Tomas Bukid, Pasig City2. The respondent is hereby directed to file an answer within thirty (30) days from the last issue of publication.

The summons to be published shall be contained in an order of the court with the following data: 1) title of the case; 2) docket number; 3) nature of the petition; 4) principal grounds of the petition and the reliefs prayed for; 5) a directive for the respondent to answer within thirty (30) days from the last issue of publication.3

The petitioner is hereby directed to coordinate with the Clerk of Court for the raffle of the publication.

1OCA Circular No. 209-20 dated 29 December 2020.

2Section 6 (1) of A.M. No. 02-11-10 SC.

3 Section 6 (2) of A.M. No. 02-11-10 SC.

Let this case be set for monitoring of the publication on 11 April 2022 at 1:30p.m.

SO ORDERED.

GIVEN IN OPEN COURT on 21 February 2022 in Trece Martires City, Cavite, Philippines.

(Sgd.) FLODELIZ CABANLIT FARGAS
 Presiding Judge

Copy Furnished:

Pros. Gee B. Rosanes
 Trial Prosecutor

Atty. Lester Alvarado Flores
 Counsel for the petitioner

Christine Paris Sampaga
 Petitioner

Rolando David Sampaga
 Respondent

Office of the Solicitor General
 134 Amorsolo St., Legaspi Village, Makati City

Office of the Clerk of Court
 Trece Martires City, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 7, 14 & 21, 2022

Pope Francis

from
 page 12

secration to the Immaculate Heart of Mary of Ukraine and Russia, as requested by the Blessed Virgin in Fatima," said the letter, published on the bishops' website on Ash Wednesday, March 2.

Following the bishops' call, Our Lady of Fatima shrines worldwide were invited to unite in prayer for the conversion of Russia.

The appeal was made by Father Andrzej Draws, rector of the Sanctuary of the Blessed Virgin Mary of Fatima in

Krisovychi, western Ukraine.

He encouraged all shrines in honor of Our Lady of Fatima to unite in prayer for the conversion of Russia on March 13.

Ukraine and Russia, the two largest countries in Europe by area, are both predominantly Eastern Orthodox countries with deep traditions of Marian devotion.

Yaroslav the Wise, the grand prince of Kyiv, dedicated his lands to Mary in 1037 and she



LEGAL NOTICES

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 130
TRECE MARTIRES CITY
rtc1tmt130@judiciary.gov.ph
09198753023

MAXIMA PANGILINAN ET.AL IN HIS OWN
BEHALF AND AS A REPRESENTATIVE OF THE
OTHER HEIRS OF CANUTO PANGILINAN,
Plaintiff,

CIVIL CASE NO. TMCV-060-15
FOR: CANCELLATION OF TCT
NO. T-84883 WITH DAMAGES

- versus - SUMMONS BY PUBLICATION

THE TEEM GROUP MULTIVENTURES
CORP, JOHN STEVEN SY, NENITA SY,
& THE REGISTRAR OF DEEDS FOR
THE CITY OF TRECE MARTIRES,
Defendants.

X- - - - - X

TEEM GROUP MULTIVENTURES CORP
JOHN STEVEN SY
NENITA SY

Suite 1025 Pioneer Highlands Condominium, East Tower
Pioneer St., Mandaluyong City

REGISTER OF DEEDS FOR TRECE MARTIRES CITY
City Hall, Trece Martires City, Cavite

YOU ARE HEREBY REQUIRED within Thirty (30) days
after service of this Summons upon you to file with this
Court and serve on the plaintiff your answer to the complaint
copy of which is attached, together with the annexes. You
are reminded of the provision in the **IBP-OCA
Memorandum on Policy Guidelines date March 12,
2022** to observe restraint in filing in a Motion to Dismiss and
instead allege the grounds thereof as defense in the Answer.
If you fail to answer within the time fixed, the plaintiff will
take the judgement and may be granted the relief applied for
in the complaint.

WITNESS the **HON. GAYSOL C. LUNA**, Presiding Judge of
this Court, this 9th day of February 2022.

(Sgd.) **ATTY. ALEXANDER JR. G. SANTOS**
Branch Clerk of Court

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
Trece Martires City - Branch 23

MAXIMA PANGILINAN, RESTIE PANGILINAN,
MIDEL PANGILINAN, FAMILYN A. PANGILINAN,
SOLITA A. PANGILINAN, LANILYN A.
PANGILINAN, TIRSO A. PANGILINAN, DORIS
A. PANGILINAN, PRINCESS JOYCE A.
PANGILINAN and DOMER PANGILINAN, in his
own behalf and as representative of the
other HEIRS OF CANUTO PANGILINAN
Plaintiffs,

- versus - Civil Case No. TMCV-060-15
For: Cancellation of TCT No.
T-84883 with damages

THE TEEM GROUP
MULTIVENTURES CORPORATION,
JOHN STEVEN SY, NENITA SY, AND
THE REGISTRAR OF DEEDS FOR
THE CITY OF TRECE MARTIRES
Respondent.

X- - - - - X

COMPLAINT

COME NOW, plaintiffs through counsel and unto this

Honorable Court most respectfully states and alleges that:

THE PARTIES

(1) Plaintiffs are the heirs of Canuto Pangilinan herein
represented by their duly authorized representative and one
of the heirs Domer A. Pangilinan, Filipino citizen, of legal age
and a resident of Brgy. Pangil, Amadeo, Cavite. For purposes
of this complaint, pleadings, notice and other court process
may be served at the address of their counsel at 3D-14 GSIS
Metrohomes Bldg., Sta. Mesa, Manila

*Copy of the Special Power of Attorney is hereto attached
as Annex "A".*

(2) Respondent Teem Multiventures Corporation is a
corporation existing under the laws of the Republic of the
Philippines represented by John Steven Sy and Nenita Sy with
office address Suite 1025 Pioneer Highlands Condominium, East
Tower, Pioneer St., Mandaluyong City where copy of the
complaint, summons, notice and other court processes may be
served.

(3) Respondents John Steven Sy and Nenita Sy are Filipino
citizens, both of legal ages and with office address at Suite
1025 Pioneer Highlands Condominium East Tower, Pioneer St.,
Mandaluyong City where copy of the complaint, summons,
notice and other court processes may be served.

(4) Respondent Registry of Deeds for the City of Trece
Martires is a public office located at City Hall of Trece Martires
City where copy of copy of complaint, notice and other court
processes may be served and is impleaded as formal party for
being the custodian of the transfer certificates of title of
properties located in the said city, the transfer certificate of
title subject matter of this case.

FACTS AND CAUSES OF ACTION

(5) Canuto Pangilinan (herein after referred to as Canuto)
was the owner of a parcel of land located at Barangay Conchu,
Trece Martires City covered by Transfer Certificate of Title No.
T-3387 and Tax Declaration No. 202-A with an area of sixty six
thousand five hundred eighty two square meters (66,582 sq.
m).

(6) On June 4, 1994, Canuto entered in a *Kasunduan* with
Imarflex Battery Manufacturing Corporation (herein after
referred to as Imarflex) represented by Mr. Henry Ng. The
said *Kasunduan* is in the nature of a deed of conditional sale
setting forth several conditions, fulfillment of which could have
reached the consummation of an absolute deed of sale.

Copy of the Kasunduan is hereto attached as Annex "B".

(7) Despite the fulfillment of the conditions in the *Kasunduan*
and the transfer of the title under the name of Imarflex and its
sister company the sale did not push through. Imarflex suddenly
changed its mind into acquiring the property leaving Canuto
and plaintiffs in limbo. Plaintiffs are the owner and in possession
of the property but registered under the name of another.

(8) As far as they know the property subject matter of their
transaction with Imarflex are covered by five transfer
certificates of title under the name of Imarflex and its sister
company, Weilong Electrical Industrial Corporation, to wit: TCT
No. T-48508; TCT No. T-48505; TCT No. T-48502 (Weilong);
TCT No. T-48501; and TCT No. T-48500.

*Copies of TCT No. T-48500; TCT No. T-48501; TCT No. T-
48502; TCT No. T-48505; and TCT No. T-48508 are hereto
attached as Annexes "C" to "G".*

(9) It was very unfortunate that Canuto did not enjoy the
supposed proceeds of the sale of his property because of his
untimely death on May 4, 1997. Nevertheless, Imarflex through
series of meetings with the plaintiffs and their counsel amicably
settled their issues and agreed that they are willing to cooperate
and execute the necessary documents if ever the property
would be sold.

(10) Nobody wants to buy the property of the Pangilins
because of its situation. In 2012 Domer Pangilinan went to the
Registry of Deeds of the City of Trece Martires City to get
certified copies of the certificates of title of their property but
he was informed that there is a pending transaction or transfer
of registration under the name of a certain company.

(11) The deed was executed allegedly for the sale of
properties covered by TCT No. 48500 with an area of Thirty
Three Thousand Two Hundred Eighty Nine square meters
(33,289 sq. m.) and TCT No. 48505 with an area of Two
Thousand One Hundred Forty Two square meters (2,142 sq.
m.). This came as a surprise to the plaintiffs because they
already had an understanding with Imarflex as early as 2010
about these properties and upon inquiry with Imarflex, they
firmly deny transacting with The Teem Multiventures and
confirmed that they honor their agreement with the plaintiffs.

(12) Not knowing what to do plaintiffs referred the matter
to their counsel who conducted an investigation on what really

happened. They investigate led the plaintiffs to a Transfer
Certificate of Title No. T-84883 under the name of defendant
The Teem Group Multiventures Corporation and the
corresponding tax declaration also under its name.

*Copy of the Transfer Certificate of Title No. T-84883 is
hereto attached as Annex "H" and Tax Declaration No. 004-
01-0466-1 is hereto attached as Annex "I".*

(13) More importantly, plaintiffs were able to secure a
copy of a Notice of Denial date August 9, 2012 addressed to
Mr. Antonio Tamaca of Malayan Bank Savings and Mortgage
Bank from the Registry of Deeds for Trece Martires City. It
was the denial to register the Certificate of Sale (Extra-Judicial
Foreclosure of Mortgage-Voluntary) involving the title in the
name of Teem Multiventures.

*Copy of the Notice of Denial is hereto attached as Annex
"J".*

(14) The notice shed light on the real status of the titles.
Apparently, the property has two sets of titles, one set (TCT
No. 48500 and TCT No. 48505) in the name of Imarflex and
one in the name of Teem Multiventures (TCT No. T-84883).
The registrar of deeds refused to register the Certificate of
Sale which rooted from the title of Teem Multiventures and
correctly pointed out that a judicial determination of which
two titles must be respected was necessary before his office
could act upon the request for registration.

(15) The plaintiffs are of the firm belief that the Teem
Multiventures title is spurious backed by the result of the
investigation of the registry of deeds, to wit:

"(2) Results from the investigation that the undersigned
conducted on the matter reveals that TEEM's title appears to
have been generated sans the submission of certain essential
requisites for a valid registration of transfer transaction. For
one, the requisite national taxes (capital gains and
documentary stamp taxes) due on the transfer transaction
that purportedly led to the issuance of TEEM's title do not
seem to have been settled at the time of the entry of the said
transaction or after the alleged registration thereof is gross
violation of the pertinent provisions of the National Internal
Revenue Code, as amended (NIRC). The absence of the
corresponding Certificate Authorizing Registration (CAR) is
statement to this allegation. For another, it also appears that
the local tax (transfer tax free) due thereon may not have
been duly settled at the time of the entry or even after the
alleged registration of said transfer transaction, again in gross
violation of the provisions of the Local Government Code.
The absence of any proof of payment such as receipts and
the like from local government unit concerned seems to validate
said violation. To top it all, even the real estate taxes due on
the subject property may not have been paid at the time of
the alleged registration of the said transfer transaction in
view of the absence of the requisite Tax Clearance or
equivalent thereof from local government unit concerned."

(16) Plaintiffs need not say more as the results of the
investigation on the matter is very clear. Teem Multiventures'
title is fake as the same was obtained in violation of laws,
through fraud and through whatever illegal means defendants
Teem Multiventures, John Sy and Nenita Sy perpetrated to
the damage and prejudice of plaintiffs.

(17) Obviously, defendants used the title to secure a loan
from Malayan Bank. Because they do not care about the
property at all, they did not bother to pay the loan or redeem
the property and just let the bank foreclose it.

(18) It is already painful that the plaintiffs cannot use their
property or dispose the same whenever they want because it
is registered under the name of Imarflex but to learn that
defendants already made money out of their property, when
they are left with nothing but bare promises, is more painful
but it took them years to assert their rights because of lack of
money and means to do the such.

(19) A transfer certificate of title secured through fraud
and illegal means should therefore be cancelled.

(20) Due to the foregoing acts of the defendants, the
plaintiffs suffered moral damages in the form of mental
anguish, mental torture, moral shock, social humiliation and
besmirched reputation, for which the plaintiff should be held
liable to the defendant in the sum of P200,000.00.

(21) To serve as an example and to deter commission of
similar acts, exemplary damages in the amount to be fixed by
the Court.

(22) To protect their rights and interests in this case,
defendants were forced to engage the services of their
undersigned counsel for a fee of P100,000.00 and P4,000.00
per appearance on which the defendants should be made
liable.

PRAYER

LEGAL NOTICES

WHEREFORE, it is respectfully prayed of this Honorable Court that, after due proceedings, judgment be rendered for the plaintiffs -

- a. Canceling TCT No. T-84883 under the name of The Teem Group Multiventures Corporation.
 - b. Ordering defendant Registry of Deeds for Trece Martires City to make the necessary cancellation of above stated title.
 - c. Ordering defendants The Teem Group Multiventures Corporation, John Steven Sy and Nenita Sy to pay the plaintiffs.
 1. Moral damages in an amount not less than P200,000.00;
 2. Exemplary damages in such amount as may be fixed by the Court; and
 3. Attorney's fees of P100,000.00, in addition to appearance fee of P4,000.00 for every hearing attended;
- Other reliefs, just and equitable under the premises are likewise prayed for.

Manila for Trece Martires City, August 5, 2015.

(Sgd.) EVAN CARLOS PINGOL

Counsel for the Plaintiffs

3D-14 GSIS Metrohomes Bldg., Sta. Mesa, Manila
PTR No. 5768505 - 08/04/15-Bulacan
IBP No. 013753 - 04/15/15
Roll No. 64822 - Admitted 2015
Mobile No. 0917-553-3842

VERIFICATION AND AFFIDAVIT OF NON-FORUM SHOPPING

I, Domer A. Pangilinan, Filipino Citizen, of legal age, married and with residence and postal address at Brgy. Pangil, Amadeo, Cavite after having been duly sworn to in accordance with law, hereby depose and state:

1. That I am the authorized representative and one of the complainants in the above-titled case;
2. That I have caused the preparation and filing of the foregoing Complaint;
3. That I have read the said Complaint and that the allegations therein are true and correct of my own knowledge and based on authentic records;
4. That I have not commenced any initiatory action or proceeding involving the same action in any other court, the Supreme Court, or in any other tribunal or agency and to the best of my own knowledge, no such action or proceeding is pending in any other court, tribunal or agency, and if thereafter I learn that a similar action or proceeding has been filed before the any other court, the Supreme Court, Court of Appeals, or any other tribunal or agency, I undertake to report that fact within five (5) days there from to this Honorable Court.

IN WITNESS WHEREOF, I have hereunto set my hand this AUG 06, 2015 at CITY OF MANILA.

(Sgd.) DOMER A. PANGILINAN

Affiant

SUBSCRIBED AN SWORN to before me this AUG 06, 2015, affiant exhibited to me his competent evidence if identify with number ____ issued by _____ on _____.

(Sgd.) ATTY. JOSELYN BONNIE V. VALEROS

NOTARY PUBLIC, ROLL NP. 54516

PTR No. 3827659 Until 12-31-15 Manila

18P Life No. 05925, Commission No. 2014 -022 Until 12-31-15

Office Add: Imperial Bayfront Tower, 1642 A. Mabini, Manila

MCLE No. IV-0017420 ISSUED ON APR 18, 2013

Doc. No. 241;

Page No. 53;

Book No. 14;

Series of 2015.

Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
Branch 130, Trece Martires City
rtc1tmt130@judiciary.gov.ph
09198753023 / 09561662514

MAXIMA PANGILINAN, RESTIE PANGILINAN,
MIDEL PANGILINAN, FAMILYNA. PANGILINAN,
SOLITA A. PANGILINAN, LANILYN A.
PANGILINAN, TIRSOA. PANGILINAN, DORISA.

PANGILINAN, PRINCESS JOYCE A. PANGILINAN
and DOMER PANGILINAN, in his own behalf and
as representative of the
other HEIRS OF CANUTO PANGILINAN

Plaintiffs,

-versus-

CIVIL CASE NO. TMCV-060-15
FOR: CANCELLATION OF TCT NO.
T-84883 WITH DAMAGES

THE TEEM GROUP MULTIVENTURES
CORPORATION, JOHN STEVEN SY, NENITA
SY, AND THE REGISTRAR OF DEEDS
FOR THE CITY OF TRECE MARTIRES,
Respondents.

X-----X

ORDER

The present case is an unloaded case from the Regional Trial Court of Trece Martires, Branch 23 and submitted for this Court's resolution is the EX-PARTE MOTION WITH -LEAVE OF COURT TO EFFECT SERVICE OF SUMMONS THROUGH PUBLICATION dated November 24, 2015, filed by the plaintiffs, through counsel.

In the motion the plaintiffs-movants prayed that the service of summons be effected through publication since the complaint was returned unserved because the defendants no longer hold its office in the last known address, and their whereabouts are unknown despite diligent efforts to locate them.

Section 16, Rule 14 of the Rules of Civil Procedure clearly states that:

Section 16. Service upon defendant whose identity or whereabouts are unknown. - In any action where the defendant is designated as an unknown owner, or the like, or whenever his or her whereabouts are unknown and cannot be ascertained by diligent inquiry, within ninety (90) calendar days from the commencement of the action, service may by leave of court, be effected upon him or her by publication in a newspaper of general circulation and in such places and for such time as the court may order.

Any order granting such leave shall specify a reasonable time, which shall not be less than sixty (60) calendar days after notice, within which the defendant must answer. (14)

The Court resolves to grant the said motion pursuant to Section 16, Rule 14 of the 2019 Amended Rules of Court.

The Office of the Clerk of Court is directed to cause the publication of summons and complaint against defendants The Teem Group Multiventures Corporation, John Steven Sy and Nenita Sy. Let the copy of the complaint, summons and Order of the Court be sent to the last known address of the defendants.

SO ORDERED.

DONE IN CHAMBER on February 9, 2022 in Trece Martires City, Cavite Philippines.

(Sgd.) FLODELIZ CABANLIT FARGAS

Presiding Judge

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 14, 21 & 28, 2022

EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE ALBERTO REYES MAIGUE

NOTICE is hereby given to the public that the estate of the late **ALBERTO REYES MAIGUE**, who died intestate on October 20, 2021 at 656 Fatima St., Medicion II-E, Imus City, Cavite and left without any will and testament nor debts but at the time of his death left one (1) parcel of land covered by Transfer Certificate of Title No. 361477 situated in Brgy. Medicion II, Imus, Cavite in which the undersigned legal heirs have agreed to divide and adjudicate among themselves the said estate equally in the manner provided therein before Notary Public Atty. EULOGIA B. MANILA as per Doc. No. 216, Page No. 88, Book No. I, Series of 2022.

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 14, 21 & 28, 2022

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

HOME DEVELOPMENT MUTUAL FUND

Mortgagee,

FORECLOSURE CASE NO. F-385-16

- versus -

FROYLAN MEDINA MONTEMOR

married to **LUZ M. MONTEMOR**

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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **FROYLAN MEDINA MONTEMOR married to LUZ M. MONTEMOR** with residence and postal address at #2121-E, CONCHA ST., SAN ANDRES BUKID, MANILA AND #1975-C SINGALONG ST. COR. QUIRINO AVE., MALATE, MANILA AND, LOT 30, BLOCK 41-A, CRYSTAL AIRE SUBDIVISION, ELANG, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness which as of 30 September 2015 amounts to **TWO HUNDRED TWENTY SEVEN THOUSAND SEVEN HUNDRED FOURTEEN PESOS AND 35/100 (P227,714.35)**, Philippine Currency, including interest, penalties undersigned Sheriff will set at public auction on **21 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1220654

A parcel of land (Lot 30 of the cons. Subd. Plan Pcs-04-012963, being a portion of Lots 1-27, Block 41, Psd-042108-076214, L.R.C. Record No.), situated in the Barangay Elang, Municipality of Gen. Trias, Province of Cavite, Island of Luzon. Bounded on the NW., along line 1-2 by Lot 29; on the NE., along line 2-3 by Lot 32, all of the cons.subd. plan; on the SE., along lines 3-5, incl., by Road 40, Psd-042108-076214; and on the SW., along line 5-1 by Lot 28 of the cons. Subd. Plan. Beginning at a point marked "1" on plan xxx containing an area of **SIXTY FIVE (65) 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 **12 MAY 2022** 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, 08 MAR 2022

(Sgd.) LUCIO C. ALEJO III
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
12th Floor JELP Business Solution Center,
No. 409 Shaw Boulevard, Mandaluyong City

FROYLAN MEDINA MONTEMOR
married to **LUZ M. MONTEMOR**
#2121-E, CONCHA ST., SAN ANDRES BUKID, MANILA AND
#1975-C SINGALONG ST. COR. QUIRINO AVE., MALATE,
MANILA AND, LOT 30, BLOCK 41-A, CRYSTAL AIRE
SUBDIVISION, ELANG, GEN. TRIAS, CAVITE

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 21, 28 & April 4, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

LEGAL NOTICES

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,

FORECLOSURE CASE NO. F-1181-14

- versus -

VILMA A. GALOSO
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **VILMA A. GALOSO** with residence and postal address at LOT 24, BLOCK 26, PHASE 5, CARISSA HOMES, BAGTAS, TANZA, CAVITE, to satisfy the mortgage indebtedness which as of 20 November 2013 amounts to **FIVE HUNDRED NINETY TWO THOUSAND FIVE HUNDRED EIGHTY NINE PESOS AND 37/100 (P592,589.37)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned sheriff will set at public auction on **07 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-726265

A parcel of Land (Lot 24, Blk. 26 of the subd. Plan Psd-04-094679, being a portion of Lot 8-B, Psd-04-092759, L.R.C. Rec. No.), situated in the Brgy. Of Bagtas, Mun. of Tanza, Prov. Of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 25, on the SW., along line 2-3 by Lot 22 of both Blk. 26; on the NW., along line 3-4 by Alley 24 and on the NE., along line 4-1 by Lot 26, Blk. 26, all of the subd. Plan. Beginning at a point marked "1" x x x containing an area of **THIRTY FIVE (35) SQ. M.** x x X

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

In the event the public auction should not take place on the said date and time, it shall be held on **28 APRIL 2022** 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, 17 FEBRUARY 2022

(Sgd.) **LUCIO C. ALEJO III**
 Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

VILMA A. GALOSO
 LOT 24, BLOCK 26, PHASE 5, CARISSA HOMES, BAGTAS, TANZA, CAVITE,

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21 - 27, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,

FORECLOSURE CASE NO. F-578-15

- versus -

SPOUSES WILLIAM BERDUL
And RAMONCHITA C. BERDUL
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **SPOUSES WILLIAM BERDUL and RAMONCHITA C. BERDUL** with residence and postal address at P4, LOT 21, 10TH 27TH ST., VILLAMOR AIR BASE, PASAY CITY, and LOT 6, BLOCK 11 FIDGIE SUBDIVISION, SAN AGUSTIN, TRECE MARTIRES CITY, CAVITE to satisfy the mortgage indebtedness which as of 24 July 2015 amounts to **SIX HUNDRED EIGHTY FOUR THOUSAND EIGHT HUNDRED TWENTY ONE PESOS AND 43/100 (P684,821.43)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **31 MARCH 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-328319

A parcel of land (Lot 6, Blk. 11 of the subd. Plan Psd-04-045051, being a portion of Lot 2178-New, Sta. Cruz de Malabon Estate, LRC Rec. No.), situated in the Bo. Of San Agustin, City of Trece Martires. Bounded on the NE., along line 1-2 by Lot 8, Blk. 11; on the SE., along line 2-3 by Alley 2 (4.00 m. wide) on the SW., along line 3-4 by Lot 4; on the NW., along line 4-1 by Lot 5, both Blk. 11, all of the subd. Plan. Beginning at a pt. marked "1" on plan x x x containing an area of **ONE HUNDRED (100) SQUARE METERS.** X x X

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

In the event the public auction should not take place on the said date and time, it shall be held on **21 APRIL 2022** 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, 08 FEBRUARY 2022

(Sgd.) **LUCIO C. ALEJO III**
 Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

SPOUSES WILLIAM BERDUL
and RAMONCHITA C. BERDUL
 P4, LOT 21, 10TH 27TH ST., VILLAMOR AIR BASE, PASAY CITY, And LOT 6, BLOCK 11 FIDGIE SUBDIVISION, SAN AGUSTIN, TRECE MARTIRES CITY, CAVITE

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21 - 27, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,

FORECLOSURE CASE NO. F-582-16

- versus -

PINKY C. VILLANUEVA
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **PINKY C. VILLANUEVA** with residence and postal address at LOT 1-A, BLOCK 8, YELLOW ST. CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE, and LOT 12, BLOCK 8, TULIP ST., CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE to satisfy the mortgage indebtedness which as of 06 June 2016 amounts to **SIX HUNDRED NINETY SIX THOUSAND ONE HUNDRED EIGHTY EIGHT PESOS AND 56/100 (P696,188.56)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **31 MARCH 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-49774-

A parcel of land (Lot 12, Blk. 8) 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 Blk. 12; 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 SE., along line 1-2 by Rd. Lot 10 (6m. wide); on the SW., along line 2-3 by Lot 13, Blk. 8; on the NW., along line 3-4 by Lot 37., blk. 8 & on the NE., along line 4-1 by Lot 11, Blk. 8, 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 undersigned on the above-stated time and date.

In the event the public auction should not take place on the said date and time, it shall be held on **21 APRIL 2022** 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, 08 FEBRUARY 2022

(Sgd.) **LUCIO C. ALEJO III**
 Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

PINKY C. VILLANUEVA
 LOT 1-A, BLOCK 8, YELLOW ST. CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE, and LOT 12, BLOCK 8, TULIP ST., CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21 - 27, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

LEGAL NOTICES

SM SUPERMALLS AWARDED SPECIAL RECOGNITION AWARDS; LAUDED AS GOVERNMENT'S LARGEST PRIVATE SECTOR PARTNER FOR ITS NATIONAL VACCINATION PROGRAM

SM Supermalls was awarded for its continuous nationwide efforts by the DILG, DOH, DTI, and DICT for their unwavering support of the National Vaccination and VaxCertPH Programs, as well as carrying the DTI Safety Seal in all 76 of their malls.

In recognition of the vaccination efforts of the best performing local government units (LGUs), the DILG held an awards ceremony on Tuesday, March 22, 2022 at the SM Mall of Asia, with the

opening remarks led by Mr. Steven Tan, President of SM Supermalls.

President Rodrigo Roa Duterte, in a video message, congratulated the winners for their strong leadership during the



In photo from L-R, Department of the Interior and Local Government Undersecretary Jonathan Malaya, Department of Trade and Industry Undersecretary Ireneo Vizmonte, National Task Force Against Covid-19 Deputy Chief Implementer Secretary Vivencio Dizon, Department of Information and Communications Technology Secretary Emmanuel Caintic, Department of the Interior and Local Government Secretary Eduardo Año, and SM Supermalls President Steven Tan.

pandemic and for being valued partners of the national government in implementing important projects that contributed to the country's improved COVID-19 status.

"Salute to all the recipients of this day's awards for your robust commitment and partnership with the national government as we altogether implement these programs down to the grassroots. I know and acknowledge that without your support, we would have not surmounted the past two years of this pandemic. Kaya nais kong ipaabot sa inyo ang aking taos-pusong pasasalamat," President Duterte said.

The winners have shown synergy with the government's implementation of numerous programs, according to DILG Secretary Eduardo M.

Año, two years into the COVID-19 pandemic. He believes that the other LGUs can learn from the winners and should strive to emulate their victory.

"The victory of today's winners are founded on their cooperation and support to these programs which have changed the landscape of the country's COVID-19 response. Pagbati sa inyong tagumpay at hangad namin na kayo ay pamarisan ng iba pang mga LGU sa bansa," Año said.

'Bayanihan Bakunahan'

For the '2nd Doses Accomplishment' category, Zamboanga City was named first placer, while Ilocos Norte was the best-performing province in the 'A2 Doses' category. Nueva Ecija took first place in the 'Total Doses Administered' category.



Safety Seal Certification

In the VaxcertPH awards, Marikina, Iloilo, and Davao were named best performing LGUs in the Highly Urbanized City (HUC) category; in the Component City/Independent Component City (CC/ICC) category, Antipolo City, Rizal was named winner for Luzon; Roxas City, Capiz was named winner for Visayas; and Malaybalay City, Bukidnon was named winner for Mindanao. San Simon, Pampanga received the citation for Luzon; Caluya, Antique received the recognition for Visayas; and Manolo Fortich, Bukidnon received the award for Mindanao.

The Safety Seal program grants a Safety Seal to public and private businesses or buildings, signifying that the building or establishment is in

compliance with COVID-19 health guidelines.

With 5,800 Safety Seals awarded to enterprises in the HUC category, Quezon City topped the victors; Dasmariñas City, Cavite issued 500 Seals to take first place in the CC/ICC category. Bambang, Nueva Vizcaya was declared the winner in the Municipality category, receiving 807 Safety Seals.

DILG-Manila City, on the other hand, took first place in the HUC category for DILG-issued Safety Seals with 557. DILG-San Carlos City, Pangasinan, led the CC/ICC category with 284 Safety Seals. Last but not least, in the Municipality category, DILG-Santiago got first position with 289 Safety Seals granted, followed by DILG-Narvacan with 258 and DILG-Magsingal with 208.

ERRATUM

This is to correct the error made in the publication of Extra-Judicial Foreclosure of Real Estate Mortgage filed by **HOME DEVELOPMENT MUTUAL FUND**, against **VILMAA. GALOSO** filed at RTC Trece Martires with **FORECLOSURE CASE NO. F-1181-14** has an error on the **FORECLOSURE CASE NO. F-1182-14**. The right and correct entry should be **FORECLOSURE CASE NO. F-1181-14**, dated on February 21 & 28 & March 7, 2022. Our apology.

The Publisher

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Date: March 21 - 27, 2022

ERRATUM

This is to correct the error made in the publication of Extra-Judicial Foreclosure of Real Estate Mortgage filed by **HOME DEVELOPMENT MUTUAL FUND**, against **SPOUSES WILLIAM BERDUL AND RAMONCHITA C. BERDUL** filed at RTC Trece Martires with **FORECLOSURE CASE NO. F-578-15** has an error on the name **SPOUSES WILLIAM BERDUL and RAMONCHITA C. BERDUL**. The right and correct entry should be **SPOUSES WILLIAM BERDUL and RAMONCHITA C. BERDUL**, dated on February 21 & 28 & March 7, 2022. Our apology.

The Publisher

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Date: March 21 - 27, 2022

ERRATUM

This is to correct the error made in the publication of Extra-Judicial Foreclosure of Real Estate Mortgage filed by **HOME DEVELOPMENT MUTUAL FUND**, against **PINKY C. VILLANUEVA** filed at RTC Trece Martires with **FORECLOSURE CASE NO. F-582-16** has an error on the blk. 3 to 11;. The right and correct entry should be blks. 3 to 11;, dated on February 21 & 28 & March 7, 2022. Our apology.

The Publisher

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Date: March 21 - 27, 2022

ERRATUM

This is to correct the error made in the publication of Extra-Judicial Foreclosure of Real Estate Mortgage filed by **HOME DEVELOPMENT MUTUAL FUND**, against **JAIME S. SAPLAGIO MARRIED TO JESSICA E. SAPLAGIO** filed at RTC Trece Martires with **FORECLOSURE CASE NO. F-239-17** has an error on the name **AIME S. SAPLAGIO**. The right and correct entry should be **JAIME S. SAPLAGIO**, dated on February 21 & 28 & March 7, 2022. Our apology.

The Publisher

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Date: March 21 - 27, 2022



LEGAL NOTICES

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

BDO UNIBANK, INC.,
Mortgagee,

- versus -

JAIMIE N. ALBERTO,
Debtor/Mortgagor,
X- - - - - X

File No. FC-DC-0285-22

EXTRA JUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE
UNDER ACT 3135, AS AMENDED BY ACT 4118

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the mortgagee, **BDO UNIBANK, INC.** with postal address at BDO Towers Valero, formerly Citibank Tower, 8741 Paseo De Roxas, 8741 Makati City, 1226, Metro Manila against the mortgagor **JAIMIE N. ALBERTO** with postal address at (1) Lot 1, Road Lot 3-B (now Alaska St.), Washington Place, Phase 1, Malinta (now Sampaloc 2) Dasmariñas, Cavite; (2) Lot 9 Block 6, Road Lot 11, Boston St., Washington Place, Brgy. Malinta (now Sampaloc) Dasmariñas, Cavite; and (3) 4560 ME (G) Zone 1A, Brgy. Zone 1-A, Dasmariñas, Cavite and for the satisfaction of the mortgaged debt which as of FEBRUARY 15, 2022 amounts to **ONE MILLION NINE HUNDRED THIRTY EIGHT THOUSAND SEVEN HUNDRED THIRTY FIVE PESOS & 21/100 (Php1,938,735.21)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned sheriff will sell at public auction on **April 22, 2022 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 the Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

Transfer Certificate of Title No. 057-2017007289

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF (MALINTA) NOW, SAMPALOC-2, MUNICIPALITY OF DASMARIÑAS, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:

LOT NO: 1 PLAN NO: PCS-04-028544

PORTION OF: LOT 10, 11, 12, 14, 15, ALL OF BLOCK 3, PCS-04-026017; LRC REC. NO. 8843

LOCATION: BARANGAY OF (MALINTA) NOW, SAMPALOC-2, MUNICIPALITY OF DASMARIÑAS, PROVINCE OF CAVITE, ISLAND OF LUZON

TECHNICAL DESCRIPTION

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NORTH	LOT 16, BLOCK 3, PCS-04-026017
2-3-4	EAST	LOT 3 (EXCLUDED AREA), BLOCK 4, PCS-04-026017
4-5-6	SE	LOT 6, PCS-04-028544
6-7	SW	LOT 2, PCS-04-028544
7-8-9-1	WEST	ROAD LOT 3-B, PCS-04-026017

TIE POINT: MON. NO. 84, IMUS ENSTATE

LINE	BEARING	DISTANCE
TO CORNER 1	N. 02 * 19'W	2086.46 M.
1-2	N. 88 * 38'E	20.00 M.
2-3	S. 01 * 22'E	6.59 M.
3-4	S. 11 * 02'W	8.17 M.
4-5	S. 43 * 00'W	0.56 M.
5-6	S. 55 * 08'W	1.69 M.
6-7	N. 78 * 58'W	18.53 M.
7-8	N. 11 * 02'E	5.67 M.
8-9	N. 04 * 50'E	4.00 M.
9-1	N. 01 * 22'W	2.41 M.

AREA: TWO HUNDRED FIVE SQUARE METERS (285), MORE OR LESS

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

Owner: JAIMIE N. ALBERTO, FILIPINO, OF LEGAL AGE, SINGLE

Address: B 6, L 9, WASHINGTON PLACE, BRGY. SAMPALOC II, DASMARIÑAS CITY

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

All sealed bids must submitted to the undersigned 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 **April 29, 2022**, at the same time and place without further notice.

14 March 2022, Dasmariñas City, Province of Cavite.

(Sgd.) ARLYN P. BARCELON
Sheriff IV

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

Copy furnished:
BDO Unibank, Inc.,
BDO Towers Valero, formerly Citibank Tower, 8741 Paseo De Roxas, 8741 Makati City, 1226, Metro Manila

JAIMIE N. ALBERTO
(1) Lot 1, Road Lot 3-B (now Alaska St.), Washington Place, Phase 1, Manila (now Sampaloc 2) Dasmariñas, Cavite;
(2) Lot 9 Block 6, Road Lot 11, Boston St., Washington Place, Brgy. Malinta (now Sampaloc) Dasmariñas Cavite; and
(3) 4560 ME (G) Zone 1A, Brgy. Zone 1-A, Dasmariñas, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 21, 28 & April 4, 2022

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

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,

FORECLOSURE CASE NO. F-965-15
- versus -

JUDITH REDULLA PANIGSING
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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **JUDITH REDULLA PANIGSING** with residence and postal address at LOT 36, BLOCK 1, SECTION 3, SUNNY BROOKE 2 SUBDIVISION, ELANG, GENERAL TRIAS, CAVITE, to satisfy the mortgage indebtedness which as of 03 August 2015 amounts to **TWO HUNDRED FIFTY THOUSAND NINE HUNDRED SIX PESOS AND 01/100 (P250,906.01)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **21 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1302501

A parcel of land (Lot 36, Lot 1, Sec. 3 of the cons. - subd. Plan -, Psd-04-012498, being a portion of Blk. 61, Psd-042108-076214 & Sec. 15, of Gen. Trias, Prov. Of Cavite, Island of Luzon. Bounded on the SW., along line 1-2 by Lot 35, Blk. 1, Sec. 3; on the NW., along line 2-3 by Lot 38, Blk. 1, Sec. 3; on the NE., along line 3-4 by Alley 54; and on the SE., along line 4-1 by Lot 34, Blk. 1, Sec. 3, 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 **12 MAY 2022** 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, 08 MAR 2022

(Sgd.) LUCIO C. ALEJO III
Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
12th Floor JELP Business Solution Center,
No. 409 Shaw Boulevard, Mandaluyong City

JUDITH REDULLA PANIGSING
LOT 36, BLOCK 1, SECTION 3, SUNNY BROOKE 2
SUBDIVISION, ELANG, GENERAL TRIAS, CAVITE,

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 21, 28 & April 4, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

LEGAL NOTICES

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

BANGKO MABUHAY (A RURAL BANK), INC
Mortgagee/Petitioner,

FNC - 2021-03

- versus -

For: Extra-Judicial Foreclosure of Real
Estate Mortgage under Act 3135,
as Amended by Act No. 4118

HAIDEE ANN O. AGAPITO Married to
AMIEL LEE C. AGAPITO,
Mortgagor/Respondent.

X- - - - - X

AMENDED NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial petition for sale under Act 3135, as amended by Act 4118 filed by **BANGKO MABUHAY (A RURAL BANK), INC**, mortgagee/petitioner, a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679 with principal office at A. Soriano Highway, Daang, Amaya III, Tanza, Cavite, which mortgage against **Haidee Ann O. Agapito married to Amiel Lee C. Agapito**, with postal address at 379 Purok 6, Alulod, Indang, Cavite, to satisfy the mortgage indebtedness which as of November 11, 2021 amounts to **NINE HUNDRED FORTY FOUR THOUSAND FIVE HUNDRED THIRTY SEVEN PESOS & 38/100 (P 944,537.38)** Philippine currency, inclusive of interest and other charges, the undersigned Sheriff will sell at public auction on **April 5, 2022 at 9:00 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. 2014000239

A parcel of land (Lot No. 9689 B, Csd-04-041927-D, situated at Alulod, Indang, Cavite. Bounded on the N., along line 1-2 by Lot 9689-E, Csd-04-041927-D (Road); on the E., along line 2-3 by Lot 9689-C, Csd-04-041927-D; on the S., along line 3-4 Lot 9689-D, Csd-04-041927-D and on the W., along line 4-1 by Lot 9689-A, Csd-04-041927-D. Containing an area of **TWO HUNDRED SIXTEEN (216) Square Meters, more or less.**

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

Prospective bidders or buyers are hereby enjoined to investigate for themselves, the title herein above-described and the encumbrances thereon, if any there be.

In case of the absence of any participating bidder on the above scheduled date, said auction sale will be reset and finally held on **April 7, 2022.**

Naic, Cavite, November 22, 2021

(Sgd.) **JANELLE V. LAGADON, MBA**
Sheriff IV

Copy Furnished:

BANGKO MABUHAY (A RURAL BANK), INC.
A. Soriano Highway, Daang, Amaya III, Tanza, Cavite

Atty. Cesario G. Gonzales, Jr.
Counsel for the BANGKO MABUHAY (A RURAL BANK), INC.

HAIDEE ANN O. AGAPITO married to AMIEL LEE C. AGAPITO
379 Purok 6, Alulod, Indang, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 7, 14 & 21, 2022

EXTRA-JUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE EDGARDO POBLETE SAQUILAYAN

NOTICE is hereby given that the estate of the late **EDGARDO POBLETE SAQUILAYAN**, who died intestate on April 15, 2021 at Silang Specialists Medical Center - Silang, Cavite, left real properties more particularly described as follows: **TRANSFER CERTIFICATE OF TITLE NO. 076-2017005398** LOT 2143, CAD-452-D, C-1 BEGINNING AT A POINT MARKED "1" OF LOT 2143, CAD-452-d; BEING S. 15-02 W., 6437.47 M. FROM BLLM #1, CAD-452-D SILANG CADASTRE; THENCE S. 05-10 E., 15.86 M. TO POINT 2; S. 78-46 W., 64.43 M. TO POINT 3; S. 80-02 W., 22.78 M. TO POINT 4; S. 11-33 W., 37.93 M. TO POINT 5; N. 79-42 E., 01.83 M. TO POINT 6; N. 79-42 E., 01.83 TO POINT 6; N. 79-55 E., 89.30 M. TO POINT 7; S. 05-40 E., 21.94 M. TO POINT 1; POINT OF BEGINNING. CONTAINING AN AREA OF **THREE THOUSAND THREE HUNDRED FORTY THREE (3,343) SQUARE METERS; TRANSFER CERTIFICATE OF TITLE NO. 076-2017002031** A PARCEL OF LAND (PLAN PSU-247713, IS EQUIVALENT TO LOT 2141, CAD-452-D, SILANG CADASTRE, LRC CASE NO. TG-363, LRA (NALTDR) RECORD NO. N-61473), SITUATED IN THE BARRIO LALAN, MUNICIPALITY OF SILANG, PROVINCE OF CAVITE. BOUNDED ON THE S., FROM POINT 1-2, BY PROPERTY OF LIWAYWAY AMISCOSA; ON THE W., FROM POINT 2-3, BY PROPERTY OF ALEJANDRO ORTIZ; AND FROM THE 3-4, BY PROPERTY OF CATALINO AMISCOSA; ON THE N., FROM POINT 4-5, BY PROPERTY OF ISABEL BEDRUZ; CONTAINING AN AREA OF **TWO THOUSAND ONE HUNDRED THREE (2,103) SQUARE METERS, MORE OR LESS; TRANSFER CERTIFICATE OF TITLE NO. 057-2016063163** A PARCEL OF LAND (LOT 2451-J OF THE SUBD. PLAN PSD-04-019478, BEING A PORTION OF LOT 2751, SAN FRANCISCO DE MALABON ESTATE, LRC REC. NO. 5964), SITUATED IN THE BO. OF BUENAVISTA, MUN. OF GEN. TRIAS, PROV. OF CAVITE. BOUNDED ON THE SW., ALONG LINE 1-2 BY ROAD LOT (10.00 M. WIDE) ON THE NW., ALONG LINE 2-3 BY LOT 2751-A; ALONG LINE 3-4 BY LOT 2751-B, ALONG LINE 4-5 BY LOT 2751-C; ALONG LINE 5-6 BY LOT 2751-D; ALONG LINE 6-7 BY LOT 2751-E, ALL OF THE SUBD. PLAN; ON THE NE., ALONG LINE 7-8 BY ROAD (10.00 M. WIDE); ON THE SE., CONTAINING AN AREA OF **FOUR HUNDRED FIFTEEN (415) SQ. METERS; TRANSFER CERTIFICATE OF TITLE NO. 057-2017000637** A PARCEL OF LAND (LOT 2751-I OF THE SUBD. PLAN PSD-04-019478, BEING A PORTION OF LOT 2751, SAN FRANCISCO DE MALABON ESTATE, L.R.C. REC. NO. 5964), SITUATED IN THE BO. OF BUENAVISTA, MUN. OF GEN. TRIAS, PROV. OF CAVITE. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 2751; BY LOT 2751; ON THE NW., ALONG LINE 2-3 BY PERMANENT RIGHT OF WAY; ON THE NE., ALONG LINE 3-4 BY LOT 2751-H, ALL OF THE SUBD. PLAN; AND ON THE SE., ALONG LINE 4-1 BY LOT 2752, SAN FRANCISCO DE MALABON ESTATE. BEGINNING AT A PT. MARKED "1" ON PLAN, BEING S. 36 DEG. 46'E., CONTAINING AN AREA OF **ONE HUNDRED NINETY NINE (199) SQ. METERS; TRANSFER CERTIFICATE OF TITLE NO. T-1071873** A parcel of land (Lot 3452-B-3, of the subd. plan, Psd-04-167307, being a portion of Lot 3452-B Psd-04-042658, L.R.C. Rec. No.), situated in the Brgy. of Sabang, Municipality of Dasmariñas, Province of Cavite. Bounded on the NE., along line 1-2 by Creek 6.00 m. wide); on the SE., along lines 2-3-4 by Lot 3452-B-2 of the subd. plan; on the SW., along line 4-5 by lot 3452-S-10 (Alley) on the NW., along lines 5-6-1 by Lot 3452-B-4 of the subd. plan. Beginning at a pt. marked "1" on plan, being S. 06 deg. containing an area of **EIGHTY (81) SQ. METERS; TAX DECLARATION NO. 18-0032-03426** A parcel of land located at Lalaan II, Silang, Cavite with an area of **FIVE THOUSAND THREE HUNDRED NINETY-EIGHT (5,398) SQUARE METERS** bounded as follows: North 37 (Lot No. 2094, Sec. 012); South: 12 (Lot No. 2084); East: 02 (Lot No. 2087) & 03 (Lot No. 2086); West: Sabang River; **TAX DECLARATION NO. 18-0032-03425** A parcel of land located at Lalaan II, Silang, Cavite with an area of **SIX THOUSAND ONE HUNDRED SIXTY-SIX (6,166) SQUARE METERS** bounded as follows: North 17 (Lot No. 2097); South: 37 (Lot No. 2094); East: 33 (Lot No. 2091) & 31 (Lot No. 2088); West: 36 (Lot No. 2095-P); **TAX DECLARATION NO. 18-0032-03474** A parcel of land located at Lalaan II, Silang, Cavite with an area of **FIVE THOUSAND THREE HUNDRED NINETY-THREE (5,393) SQUARE METERS** bounded as follows: North: 37 (Lot No. 2094-Part); South: 01 (Lot No. 2093, Sec. 013); East: 34 (Lot No. 2090); West: 03 (River); **TAX DECLARATION NO. 18-0011-00449** A parcel of land located at Balite II, Silang, Cavite with an area of **THREE THOUSAND SIX HUNDRED NINETEEN (3,619) SQUARE METERS** bounded as follows: North: 15 (Lot No. 2311-PART); South: 17, 18 (Lot No. 2311-PART); East: RIVER; West: 20 (Lot No. 2311-PART); **TAX DECLARATION NO. 18-0011-00451** A parcel of land located at Balite II, Silang, Cavite with an area of **NINETEEN THOUSAND TWO HUNDRED FIFTY (19,250) SQUARE METERS** bounded as follows: North: 16 (Lot No. 2311-PART); South: 57 (Lot No. 2270-PART); East: CREEK; West: 19 (Lot No. 2311-PART), and left Bank accounts with BDO more particularly described as follows: A savings account with **BDO under Account No. 5170222905** in the amount of **SIXTY SEVEN THOUSAND THREE HUNDRED THREE PESOS AND NINETY- FOUR CENTAVOS (PHP67,303.94)**; A savings account with **BDO under Account No. 5170185880** in the amount of **THIRTY THREE THOUSAND SIX HUNDRED FIFTY- SEVEN PESOS AND FIFTY FOUR CENTAVOS (PHP33,657.54)**; A savings account with **BDO under Account No. 5170186232** in the amount of **THIRTY THOUSAND FOUR HUNDRED FORTY PESOS AND SIX CENTAVOS (PHP30,440.06)**; A joint investment with **BDO - Silang Cavite under Long Term Investment Management Account No. IMA 01 - 140113576** more particularly described as follows: 1. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434558**; 2. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434574**; 3. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434592**; 4. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 54346725**; 5. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434830**; 6. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434617**; 7. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434660**; 8. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434643**; 9. The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434631**; The amount of **TWO MILLION (PHP2,000,000.00) PESOS** under **Disclosure Statement No. 5434798**; The amount of **FIVE MILLION (PHP5,000,000.00) PESOS** under **Disclosure Statement No. 86349568**, we Extra-Judicially Settled among the legal heirs **EDGARDO DELA REA SAQUILAYAN JR. married to Cindy P. Saquilayan**, and **EDWARD DELA REA SAQUILAYAN married to Olympia Gaudiosavell C. Saquilayan**; both Filipinos, both of legal age, and both residents of 101 P. Montoya St. Silang, Cavite; of the said deceased in the said instrument, executed before Notary Public **Atty. Rochelle V. Castillo - Angcao**, under Doc. No. 398, Page No. 80, Book No. 41, Series of 2021.

Publication: PMC Pulso ng Makabagong Caviteño News Publication
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Pope Francis

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page 5

has been known since then as "Queen of Ukraine." Pope Francis used the title in his Angelus address on March 6, saying: "Let us pray together, as brothers and sisters, to Our Lady, Queen of Ukraine."

Before the revolutions of 1917 that overthrew the Russian Empire and

led to the creation of the Soviet Union, Russia was colloquially known as the "house of Mary" because there were more shrines and churches dedicated to Our Lady than in any other country at the time.

During the Fatima apparitions in 1917, the Blessed Virgin Mary revealed three secrets.

The second secret was a statement that World War I would end, and a prediction of another war that would start during the reign of Pius XI if people continued to offend God and Russia was not consecrated to Mary's Immaculate Heart.

Sister Lucia, one of the three Fatima visionaries, recalled in her memoirs that Our Lady

asked for "the Consecration of Russia to my Immaculate Heart, and the Communion of reparation on the First Saturdays" to prevent a second world war.

She said that Mary told her: "If my requests are heeded, Russia will be converted, and there will be peace; if not, she will spread her errors throughout the world,

causing wars and persecutions of the Church. The good will be martyred; the Holy Father will have much to suffer; various nations will be annihilated."

"In the end, my Immaculate Heart will triumph. The Holy Father will consecrate Russia to me, and she shall be converted, and a period of peace will be granted

to the world."

In a letter written in 1989, Sister Lucia confirmed that Pope John Paul II satisfied Our Lady's request for Russia's consecration in 1984. Other authorities, including the Congregation for the Doctrine of the Faith, also have affirmed the consecration was completed to Sister Lucia's satisfaction.



LEGAL NOTICES

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

BDO UNIBANK, INC.,
Mortgagee,
Foreclosure Case No. F-008-22

- versus -

KRISANDRA MALANA ROBLES,
represented by her Attorney-in-Fact,
BERNADETTE MALANA EVANGELISTA,
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 BDO Corporate Center, 7899 Makati Avenue, Makati City against the Mortgagor/s, **Bernadette Malana Evangelista signing as the Attorney-in-Fact of Krisandra Malana Robles,** with residence and postal address at: 1.) Block 13, Lot 21, Kensington 22, Brgy. Bacao 1 General Trias, Cavite; and 2.) 67C Amado T. Reyes Street, Buayang Bato, Mandaluyong City to satisfy the mortgage indebtedness as of 29 November 2021 amounts to **TWOMILLION SEVENTY SIX THOUSAND NINE HUNDRED FIFTY SEVEN PESOS and 65/100 (P2,076,957.65),** Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **12 APRIL 2022 at 10:00 o'clock in the morning** at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2017041595

LOT NO: 21 BLOCK NO: 13 PLAN NO: PCS-04-028977

PORTION OF: THE CONS/ SUBD OF LOTS 1632-A, 1632-B, 1632-C, PSD-04-134487; LOT 1631, (FRS-04-005440) & LOT 1642, (RS-04-002863) SAN FRANCISCO DE MALABON ESTATE. DECREED NO. 4270; LRC REC. NO 5964

LOCATION: BARANGAY OF BACAO 1, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	LOT 7, BLOCK 13, PCS-04-028977
2-3	SW	LOT 22, BLOCK 13, PCS-04-028977
3-4	NW	ROAD LOT 23, PCS-04-028977
4-1	NE	LOT 20, BLOCK 13, PCS-04-028977

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 MAY 2022** 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.

Trece Martires City 22 FEBRUARY 2022

(Sgd.) RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT UNIT
11th Floor, South Tower, BDO Corporate Center

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

BDO UNIBANK, INC.,
Mortgagee,
Foreclosure Case No. F-015-22

- versus -

Spouses ZARNE MORALES AQUINO II and SHIRLEY TIRONA AQUINO,
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 BDO Corporate Center, 7899 Makati Avenue, Makati City against the Mortgagors, **ZARNE MORALES AQUINO II, for himself and as Attorney-In-Fact of SHIRLEY TIRONA AQUINO,** with residence and postal addresses at (1) 229 Purok 6 General Luna, Zaragoza, Nueva Ecija, (2) Blk. 1 Lot 45 Kensington 22, Bacao 1, General Trias, Cavite, to satisfy the mortgage indebtedness as of 10 December 2021, amounts to **THREE MILLION ONE HUNDRED THIRTY TWO THOUSAND SIX HUNDRED NINETY EIGHT PESOS & 13/100 (Php3,132,698.13),** Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **12 APRIL 2022 at 10:00 o'clock in the morning** at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2019019875

LOT NO: 45 BLOCK NO: 1 PLAN NO: PCS-04-028977

PORTION OF: THE CONS/SUBD OF LOTS 1632-A; 1632-B, 1632-C, PSD-04-134487; LOT 1631, (FRS-04005440) & LOT 1642, (RS-04-002863) SAN FRANCISCO DE MALABON ESTATE, DECREED NO. 4270; LRC REC. NO. 5964

LOCATION: BARANGAY OF BACAO 1, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	LOT 44, BLOCK 1, PCS-04-028977
2-3	SE	ROAD LOT 7, PCS-04-028977
3-4	SE	LOT 46, BLOCK 1, PCS-04-028977
4-5	SW	LOT 69, BLOCK 1, PCS-04-028977
5-1	NW	LOT 33, BLOCK 1, PCS-04-028977

AREA: ONE HUNDRED TWENTY SIX SQUARE METERS (126), MORE OR LESS

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

7899 Makati, Avenue, Makati City 0726

KRISANDRA MALANA ROBLES
Block 13, Lot 21, Kensington 22, Brgy. Bacao 1 General Trias, Cavite
67C Amado T. Reyes Street, Buayang Bato, Mandaluyong City

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: March 7, 14 & 21, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

In the event the public auction should not take place on the said date and time, it shall be held on **04 MAY 2022** 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.

Trece Martires City 22 FEBRUARY 2022

(Sgd.) REYNALDO L. SALOMA
Sheriff IV

Copy Furnished:

BDO UNIBANK, INC.,
RISK MANAGEMENT GROUP-REMEDIAL MANAGEMENT UNIT
11th Floor, South Tower, BDO Corporate Center
7899 Makati, Avenue, Makati City 0726

ZARNE MORALES AQUINO II / SHIRLEY TIRONA AQUINO
(1) 229 Purok 6 General Luna, Zaragoza, Nueva Ecija
(2) Blk. 1 Lot 45 Kensington 22, Bacao 1, General Trias, Cavite,

Publication: PMC Pulso ng Makabagong Caviteño News Publication
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ERRATUM

This is to correct the error made in the publication of Extra-Judicial Foreclosure of Real Estate Mortgage filed by **HOME DEVELOPMENT MUTUAL FUND,** against **JAIME S. SAPLAGIO MARRIED TO JESSICA E. SAPLAGIO** filed at RTC Trece Martires with **FORECLOSURE CASE NO. F-239-17** has an error on the name **AIME S. SAPLAGIO.** The right and correct entry should be **JAIME S. SAPLAGIO,** dated on February 21 & 28 & March 7, 2022. Our apology.

The Publisher

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Date: March 21 - 27, 2021

PH Teacher

from page 12

direct translations or introduction to grammatical structures, but is effectively learned from simple hearing up to interactive applications.

“(CLIL) allows us to provide rich optimal input, following the idea that when the student-speaker is right, they are showing what they already know, they are practicing in fact. Whereas when they listen or read, they are learning new things,” she added.

Meanwhile, Ellaine Gallagher, one of the invited American English language specialists, emphasized the use of the English language in teaching during this formative season, along-

side the consideration of promoting the use of the mother tongue.

“If kindergarten is being taught in the mother tongue, then there’s no room for English. How is English being taught? But if the school system decides that they want the mother tongue to be promoted, they can have part of the day in the mother tongue and then some subjects being taught in English. For example, they could do Music and Art in English,” she said.

According to the DepEd, more than 300,000 teachers from various district offices nationwide are expected to join the month-long training. **(PNA)**

LEGAL NOTICES

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,
FORECLOSURE CASE NO. F-239-17

- versus -

JAIME S. SAPLAGIO
 married to **JESSICA E. SAPLAGIO**
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **JAIME S. SAPLAGIO married to JESSICA E. SAPLAGIO** with residence and postal address at LOT 13 & 14, BLOCK 3, HAZEL ST., CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE, to satisfy the mortgage indebtedness which as of 08 February 2017 amounts to **THREE MILLION ONE HUNDRED THIRTY SIX THOUSAND SIXTY THREE PESOS AND 37/100 (P3,136,063.37)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **07 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-47845-

A parcel of land (Lot 13, Blk. 3) 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, Blk. 12; 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 SE., along line 1-2 by Rd. Lot 3, (8 m. wide); on the SW., along line 2-3 by Lot 14, Blk. 3 both of the cons./subd. Plan; on the NW., along line 3-4 by Lot 3345, Fls-2316, & on the NE., along line 4-1 by Lot 12, Blk. 3 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**

TRANSFER CERTIFICATE OF TITLE NO. T-47846-

A parcel of land (Lot 14, Blk. 3) 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, Blk. 12; 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 SE., along line 1-2 by Rd. Lot 3, (8 m. wide); on the SW., along line 2-3 by Lot 15, Blk. 3 both of the cons./subd. Plan; on the NW., along line 3-4 by Lot 3345, Fls-2316, & on the NE., along line 4-1 by Lot 13, Blk. 3 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 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 **28 APRIL 2022** 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, 17 FEBRUARY 2022

(Sgd.) LUCIO C. ALEJO III
 Sheriff IV

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

JAIME S. SAPLAGIO married to JESSICA E. SAPLAGIO
 LOT 13 & 14, BLOCK 3, HAZEL ST., CAPITOL HILLS EXECUTIVE SUBDIVISION, LAPIDARIO, TRECE MARTIRES CITY, CAVITE,

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21 - 27, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,
FORECLOSURE CASE NO. F-327-17

- versus -

GILBERT M. ECALNER
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **GILBERT M. ECALNER** with residence and postal address at NO. 570, SAN JOSE, MANDALUYONG CITY, LOT 16 BLOCK 22 HAUSKON HOMES JULUGAN TANZA CAVITE to satisfy the mortgage indebtedness which as of 29 March 2017 amounts to **SIX HUNDRED FIFTY NINE THOUSAND ONE HUNDRED NINETY SIX PESOS AND 82/100 (P659,196.82)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **21 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-716825

A parcel of land (Lot 16, Blk. 22, of the cons./subd. Plan, Pcs-042120-006959, being a portion of the cons. Of Lots 800-E & 800-F, Psd-04-052328, L.R.C. Rec No.), situated in the Brgy. Of Julugan, Mun. of Tanza, Prov. Of Cavite. Bounded on the NW., along line 1-2 by Lot 14, Blk. 22; on the NE., along line 2-3 by road Lot 20, on the SE., along line 3-4 by Lot 18, Blk. 22 and on the SW., along line 41 by Lot 15, Blk. 22, all of the cons./subd. Plan. Beginning at a pt. marked "1" on plan. x x x containing an area of **FIFTY FIVE (55) SQUARE METERS x x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **12 MAY 2022** 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, 08 MAR 2022

(Sgd.) LUCIO C. ALEJO III
 Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

GILBERT M. ECALNER
 NO. 570, SAN JOSE, MANDALUYONG CITY,
 LOT 16 BLOCK 22 HAUSKON HOMES JULUGAN TANZA CAVITE

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21, 28 & April 4, 2022

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVED, DEFACE, OR DESTROY THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE THE DATE OF SALE

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

HOME DEVELOPMENT MUTUAL FUND
 Mortgagee,
FORECLOSURE CASE NO. F-0347-14

- versus -

MARIA LOURDES C. DURAN
 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**, with business address at 12th Floor JELP Business Solution Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, **MARIA LOURDES C. DURAN** with residence and postal address at LOT 12 BLOCK 10, CAMACHILE SUBDIVISION, PASONG CAMACHILE, GENERAL TRIAS, CAVITE, to satisfy the mortgage indebtedness which as of 20 August 2013 amounts to **TWO HUNDRED NINETY ONE THOUSAND NINE HUNDRED EIGHTY THREE PESOS AND 45/100 (P291,983.45)**, Philippine Currency, including interest, penalties and other charges as of said date but exclusive of all other expenses incidental to this foreclosure and sale, the undersigned Sheriff will set at public auction on **21 APRIL 2022 at 10:00 o'clock in the morning** 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1189910

A parcel of land (Lot 12, Blk. 10 of the cons. Subd. Plan Pcs-04-016688, being a portion of Lot 1949 of San Francisco de Malabon Estate, RS-04-002555, L.R.C. Rec. No. 5964), situated in the Brgy. Of Pasong Camachile, Mun. of Gen. Trias, Prov. Of Cavite. Bounded on the SE., along line 1-2 by lot 10; on the SW., along line 2-3 by Alley 20; on the NW., along line 3-4 by lot 14; on the NE., along line 4-1 by lot 11, all of the subd. Plan. Beginning at a pt. marked "1" on plan x x x containing an area of **THIRTY SIX (36) SQ. METERS. X x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **12 MAY 2022** 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, 08 MAR 2022

(Sgd.) LUCIO C. ALEJO III
 Sheriff IV

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND
 12th Floor JELP Business Solution Center,
 No. 409 Shaw Boulevard, Mandaluyong City

MARIA LOURDES C. DURAN
 LOT 12 BLOCK 10, CAMACHILE SUBDIVISION, PASONG CAMACHILE, GENERAL TRIAS, CAVITE,

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: March 21, 28 & April 4, 2022

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Pope Francis to consecrate Russia and Ukraine to Immaculate Heart of Mary



Pope Francis prays at the Sanctuary of Our Lady of Fatima in Fatima on May 12, 2017 in Fatima, Portugal. VATICAN MEDIA

VATICAN— Pope Francis will consecrate Russia and Ukraine to the Immaculate Heart of Mary, the Vatican announced on Tuesday.

The Holy See press office said on March 15: "On Friday, March 25, during the Celebration of Penance at which he will preside at 5 p.m. in St. Peter's Basilica, Pope Francis will consecrate Russia and Ukraine to the Immaculate Heart of Mary."

"The same act, on the same day, will be carried out in Fatima by His Eminence Cardinal Krajewski, Apostolic Administrator, as envoy of the Holy Father."

Cardinal Konrad Krajewski was one of two papal envoys sent to Ukraine last week in an expression of the pope's concern for the war-torn country's population.

March 25 was the day in 1984 that Pope John Paul II consecrated Russia and the world to the Immaculate Heart of Mary. It is also the Solemnity of the Annunciation of the Lord.

Ukraine's Latin Rite Catholic bishops asked Pope Francis earlier this

month to consecrate Ukraine and Russia to the Immaculate Heart of Mary.

In a letter to the pope, the Ukrainian bishops said that they were writing "in these hours of immeasurable pain and terrible ordeal for our people" in response to many requests for the consecration.

"Responding to this prayer, we humbly ask Your Holiness to publicly perform the act of con-

POPE FRANCIS • 5

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PH teachers to optimize learning approaches for K-3

To optimize Filipino teachers' competence in securing quality education among learners from kindergarten to Grade 3 (K-3), the Department of Education (DepEd) and the Regional English Language Office Manila have started their six-week webinar series on Monday.



CLIL CONCEPT. Three American English Language Specialists share how vital the Content and Language Integrated Learning (CLIL) concept is for English language learning among Kindergarten to Grade 3 students, in a webinar launched by the Department of Education (DepEd) and the Regional English Language Office Manila on Monday (March 21, 2022). It is the first part of their webinar series focused on literacy and numeracy. (Screengrab from DepEd webinar)

The online series is expected to set its focus on literacy and numeracy, subdivided into three clusters in Luzon, Visayas, and Mindanao until April 27.

In a webinar livestreamed on Facebook, three American English Language Specialists shared effective approaches to ensure the learners' ability to speak, read, and comprehend during their formative stage.

During the event's kickoff, Rosalie Bongon, a Supervising Education Program Specialist in the Teaching and Learning Division, attested how effective language integration in subjects can help students learn English, particularly with the use of the Content and Language Integrated Learning (CLIL) concept.

"English is not a subject, it is a tool for com-

municating as is any language, and that CLIL is teaching a language via a subject and teaching the subject using a target language.

This tells us that both the language and the content mutually support each other," she said.

Bongon said children's knowledge-acquisition on the English language is not solely achieved through

PH TEACHER • 10

'Relief, Reform, Recovery' bill pushed amid oil crisis

Senatorial candidate and Taguig-Pateros Rep. Alan Peter Cayetano on Tuesday said he would prioritize the passage of a "Relief, Reform, Recovery" bill to offer concrete solutions to address the recent fuel price hike if he wins a Senate seat in the May polls.

In an interview, Cayetano said the relief program aims to distribute direct financial incentives and subsidies to Filipino families, especially those coming from the affected sectors.

"Example po ng relief [program] 'yung sampung libong ayuda. Nagawa na natin iyan noong Bayanihan 1, bagkus two gives, PHP5,000. [...] Ngayon, ang kailangan lang natin, 5 percent savings [ng lahat ng ahensiya ng gobyerno] na idedeklarang lang ng Malacañang, may PHP250 billion ka na



(One example of a relief program is the PHP10,000 assistance. We were able to implement it during Bayanihan

1, where money was distributed in two segments of PHP5,000 each. Now, each gov-

RELIEF • 2



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