



## DOST represents PH, advocates UNESCO STI initiatives

PARIS, FRANCE - The Department of Science and Technology (DOST) Secretary Renato U Solidum Jr. led the Philippine delegation at the 42nd session of the UNESCO General Conference held from 07-22 November 2023 in Paris, France. Secretary Solidum delivered the Philippine Statement and highlighted the country's firm commitment to UNESCO's principles and emphasized the country's initiatives in education, culture and arts, technical and vocational education and training, digital literacy, science and technology, ocean conservation, cultural heritage preservation, and freedom of speech and press.

**PMC**  
**pulsocaviteño**  
 ng Makabagong  
**NEWS PUBLICATION**  
 PINAGBUBUKLOD ANG MAMAMAYANG CAVITEÑO

VOL. 20 NO. 37      NOVEMBER 13 - 19, 2023      P 10.00  
 Email: pulsocavitenyo@yahoo.com      ISSN 1656-7684

# LRT-1 Cavite Extension on track to open next year

The first phase of the Light Rail Transit Line 1 (LRT-1) Cavite Extension attained a 94- percent completion rate as of September, putting the rail project on schedule to open for commercial operations by the end of 2024.

The Light Rail Manila Corp. (LRMC), operator of LRT-1, is close to finishing the LRT-1 Cavite Extension, reporting a 94.1-percent progress for the expansion of the railway as of September.

This puts LRMC on track to comply with its commitment to finish the construction and begin the operations of the LRT-1 Cavite Extension by the fourth quarter of 2024.

LRT-1 CAVITE • 7

## Parent Summit: Nurturing Connections for Lifelong Learning



The Office of the Provincial Population Officer in cooperation with the Provincial Government of Cavite Employees and Community Multipurpose Cooperative (PGCECMPC), orchestrated a meaningful parent summit on November 10, 2023 at the Ceremonial Hall of the Provincial Capitol in Trece Martires City, where parent-leaders from municipalities of Naic, Indang, Rosario and Cities of General Trias and Trece Martires gained profound learnings, meaningful exchanges and connections.

PARENT • 7

## DOST CELEBRATES 2023 REGIONAL SCIENCE WEEK IN CAGAYAN VALLEY

THE Department of Science and Technology (DOST) celebrated the Regional Science, Technology and Innovation Week (RSTW) in Cagayan Valley on Nov. 14-16 with the theme, "Siyensya, Teknolohiya at Inobasyon: Kabalikat sa Matatag, Maginhawa at Panatag na Kinabukasan."



DOST talked on its important role, along with its agenda and vision as significant in maximizing the advantages provided by the sciences, technologies and innovations for the country's development and progress.

In Secretary Dr. Renato U. Solidum's keynote speech read by DOST DOST • 7

# NEWS

## DOST-CALABARZON celebrates its 60th Anniversary

This coming 17 November 2023, the Department of Science and Technology (DOST)-CALABARZON will be celebrating its 60th Anniversary with the theme, "DOST 4's 60 Years of Iridescence: Illuminating the Path of Science, Technology, and Innovation" together with its staff, project partners/collaborators, laboratory clients, media partners, and SETUP adopters at the Lima Park Hotel, Lipa-Malvar, Batangas.

To commemorate its six decades of Science, Technology, and Innovation (STI) in CALABARZON, the agency aims to express its gratitude by showcasing its achievements through the partnerships and linkages they have established through the years.

Part of this celebration is the recognition of its project partners and collaborators who have been instrumental in the organization's journey. Several awards will be given to project partners/collaborators, loyal laboratory clients, Tambuli outstanding media, and certificates of ownership to graduated SETUP adopters.

They will recognize 36 partners composed of DOST Attached Agencies, Regional Offices of National Government Agencies, State Universities

and Colleges, and other organizations and institutions for their constant and unwavering support and invaluable contributions to the agency's projects and endeavors.

DOST-CALABARZON will also recognize the loyal customers of its 4 Testing and Calibration Laboratories. There will be 17 awardees for the Regional Services and Testing Laboratory (RSTL), 3 for the Regional Metrology Laboratory (RML), 8 for the Regional Volumetric Calibration Laboratory (RVCL), and 9 for the Cavite Water and Wastewater Testing Laboratory (CWWTL).

Through the Gawad Tambuli: Outstanding Media Awards, DOST-CALABARZON will also recognize the media's outstanding contribution to the development and dissemination of DOST

and Science and Technology-related news in the CALABARZON Region in terms of Radio Interviews, Printed Releases, TV Coverages, and Web Releases.

Additionally, the Awarding of Certificates of Ownership to Graduated SETUP Adopters aims to recognize 22 companies that DOST-CALABARZON assisted and have now finished the program; 6 of these MSMEs are from Laguna, 4 from Batangas, 4 from Cavite, 7 from Rizal, and 1 from Quezon.

DOST-CALABARZON leaders will be officiating the recognition rites: Regional Director, Emelita P. Bagsit; Assistant Regional Director for Technical Operations, Engr. Francisco R. Barquilla III; and Assistant Regional Director for Finance and Administrative Services, Lyn A. Fernandez.



DOST-CALABARZON staff, Provincial Directors of its 5 Provincial Science and Technology Offices with their respective staff will partake in the ceremonies: Gilda S. De Jesus (DOST-Cavite), Engr. Samuel L. Caperiña (DOST-Laguna); Felina C. Malabanan (DOST-

Batangas); Fernando E. Ablaza (DOST-Rizal); and Maria Esperanza E. Jawili (DOST-Quezon). Note to editors: DOST-CALABARZON is one of the regional offices of the Department of Science and Technology and is located at Jamboree Road, Brgy. Timugan, Los

Baños, Laguna. For more information, you may visit us on Facebook at facebook.com/dostcalabarzon or website www.region4a.dost.gov.ph. You may also reach us at parcu@ro4a.dost.gov.ph. **(By Clarenz Polo B. Ocampo)**

## 50 cafe and carinderia owners graduate from DTI 4-A's KMME-MME Program

50 CALABARZON cafe and carinderia owners graduate from the Department of Trade and Industry Region 4-A's KAPATID Mentor ME-Money and Market Encounter (KMME-MME) Program on November 14, 2023 via Zoom. This program is in partnership with the Philippine Center for Entrepreneurship-Go Negosyo that is designed to integrate MME into the regular KMME Program.

"It is with immense pride and joy that we extend our heartfelt congratulations to the 50 strong mentees for achieving this remarkable milestone. They have completed all the module sessions, actively participated in the government services forum, attended the coaching sessions, and presented their Business Improvement Plans. Now, they are ready to mark the final step of their journey. Today's graduation does not signify a farewell or an end; instead, it marks the opening of a new door, a new chapter with promising opportunities for growth of your business," said DTI 4-A SME Development Division Chief Marina V. Manalo in her welcome remarks.

In her congratulatory message, DTI Regional

Operations Group Undersecretary Blesila A. Lantayona mentioned that there are now more than 8,000 KMME mentee graduates in the country who aim to scale up their businesses under the continued mentorship of the program's 800 accredited mentors. She encouraged the mentees to take advantage of this and maximize engagement with mentors and fellow mentees even after graduating from the program.

"Mentoring does not stop in graduating. Learning should not stop from graduating. Continue to engage and keep learning. You will continue to keep in touch with your mentors and attend mentoring events, summits, and many other programs and activities

by the DTI and Go Negosyo nationwide. Graduating from this program does not guarantee you a success, but we and our partners are just here to guide you if you need us. I hope that this will be a one great ride to success," said Go Negosyo Founder Joey A. Concepcion.

The KMME-MME program provides a platform for existing and aspiring entrepreneurs to learn and be inspired from the entrepreneurial journey of the mentors online, be the channel for capacity building on an online platform using the KMME modules and canned lectures via webinar, provide an avenue for business mentorship of waitlisted micro and small entrepreneurs (MSEs) across the regions and enhance their resiliency through

crisis, and inspire the MSEs to adapt their business strategies in responding to the challenges of the "new normal" business environment.

The graduate-mentees completed the 10-module program: entrepreneurial mind-setting; marketing mindset; business model canvas; operations management; digitalization; supply and value chain; enterprise accounting/financial management; human resources/organization management; product development and marketing expansion and internationalization; and good governance & ethics.

"We started our business during the peak of the COVID-19 pandemic. Mabilis man ang paglago pero hindi maiwasan ang mga pagsubok. When we shifted to the new normal, unti-unting humina ang aming benta, nagmamahal ang mga bilihin, at may mga empleyadong umalis. Fortunately, I was able to join in this KMME-MME program, and it opened many opportunities for us like radio guestings and bazaars. We thank the DTI for giving their 100



percent support to us. Salamat po sa inyong malasakit sa amin. To our mentors, our heartfelt gratitude for their valuable insights na magagamit namin sa aming negosyo," said James Smith Colorado, owner of Apeng's Ihawan in Trece Martires, Cavite.

Another MSE from Alaminos, Laguna, Engr. Jonathan O. Bondad, owner of Owl Fab Cafe, expressed his gratitude to the DTI and Go Negosyo for the assistance and guidance in his business.

"I attended all the sessions with an open mind, and now I have come out with tons of knowledge from the KMME-MME Pro-

gram. Our mentors have taught us the entrepreneurial mindset and values—that it is not just about business but about how you approach it. They gave us necessary tools to run our businesses more efficiently," said Bondad.

The KMME-MME Online is a public-private partnership program between the DTI and the PCE-Go Negosyo to provide business coaching and mentorship for entrepreneurs across the country. If you want to be a mentee of the KMME-MME Online, visit your nearest DTI Regional and Provincial Office or Negosyo Center nationwide.

## Editorial

### Gaining momentum

Critics of the Marcos administration are wont to point out that the President has a more laid-back approach to governing, preferring to let his official alter egos do most of the heavy lifting when it comes to formulating policies and executing them.

Indeed, not a few observers have commented over the past year that President Marcos seems lacking a sense of urgency in his moves, preferring to let many of his pet policies and projects unfold at the normal government pace of development which is, unfortunately, often painfully slow. "Nothing wrong," many pundits are quick to say, while hastily adding: "Nothing much going on either."

But if recent events are any indication, it looks like things are picking up pace in the executive branch ... And if this current trend is maintained, it bodes well for the Filipino people who are counting on the administration to make the country's recovery from the devastating COVID-19 pandemic gain more traction and speed.

After a lackluster stint as concurrent agriculture secretary since he became President, Mr. Marcos has appointed a full-time head of the Department of Agriculture amid rising prices of basic agricultural products, unabated smuggling, and many other problems besetting the agriculture sector. Most recently, the President set the ball rolling on the Maharlika Investment Fund (MIF) with his appointment last Monday of its first chief executive officer—something that has been the subject of intense lobbying in private and intense speculation in public.

This comes after Malacañang paused its implementation last month in order to ease the restrictive provisions of its implementing rules and regulations which could have potentially hamstrung the institution in the performance of its mandate. The revised framework and the appointment of a CEO means that the Marcos administration's pet project can finally take off and start investing in big-ticket projects with the aim of maximizing returns that would, in turn, redound to economic benefits for the Filipino people.

To be clear, red flags remain in Maharlika's structure, not least of which is the contribution of the Land Bank of the Philippines and the Development Bank of the Philippines of substantial resources into the fund, which has the unfortunate result of weakening their own finances.

The revised implementing rules, meanwhile, give



management greater leeway to manage the billions of pesos that are expected to come under their control while relaxing safeguards that were put in place earlier to assuage worried Filipinos.

It will be critical for the Marcos administration to be mindful of these concerns even as it forges ahead with its plans for Maharlika. Gaining and retaining the confidence of the people in the administration's methods is key to the success of future initiatives that will be rolled out over the next four and a half years.

On the political front, this week saw former senator Leila de Lima being granted bail for the last remaining drug case filed against her by the previous leadership.

That Mr. Marcos lifted no finger, overtly or covertly, to oppose her release bodes well for our country which has suffered too long under the divisive atmosphere that has pervaded its politics.

"Unity" may have been nothing more than a buzzword during the campaign but, this week, it became real when the former lawmaker walked to freedom after over six years of detention at the behest of the former administration.

Finally, today, Mr. Marcos will carry the aspirations of 110 million Filipinos on his shoulders as he meets with fellow world leaders at the annual Asia-Pacific

Economic Cooperation summit in San Francisco.

It comes at a crucial time when policymakers are grappling with global economic challenges, while the region tries to coalesce to form a unified front against China's increasingly aggressive stance in the South China Sea.

With Mr. Marcos now wearing his hat as chief executive more comfortably, and with him having grown more into his shoes as our nation's leader, he should maximize this high-profile gathering to bring our economic and geopolitical concerns before the rest of the world, all while inviting the rest of the world to do business in the Philippines.

All these developments point to an emerging trend in the current administration: It is gaining momentum after a slow and frustrating start. Mr. Marcos would do well to seize the opportunity provided by recent gains to build further on them to create a virtuous cycle.

He should make sure that the MIF is well-run and avoids the abuses and financial pitfalls that its critics are warning about; he should maintain the current course of his politics by undoing the divisive policies of recent years; and he should take every opportunity to make the case for the Philippines in the global arena.

## Bakit Mahalaga ang Ihi at Kulay Nito

Ang ihi ay mula sa dugo na nasala sa kidneys. Bumababa ang ihi sa ureter at pupunta sa pantog. Ang ihi ay binubuo ng tubig, dumi tulad ng urea, asin tulad ng urates, ammonia, sobrang bitamina (B at C), mineral, protina (creatinine), taba, carbohydrates at gamot na tinatanggal sa katawan.

Gusto natin na magandang kalidad ng ihi kasi ibig sabihin ay natanggal maigi sa katawan ang mga dumi.

Ang normal na dalas ng pag-ihing ay 7 beses sa loob ng 24 oras. Pero ang 4 to 10 ay ayos na din. ang normal na dami o urine output kapag sinukat ay 800 ml hanggang 2000 ml per 24 oras. Uminom ng mga 2 litro o 8-10 baso ng tubig kada araw.

Kulay dilaw ang kulay ng ihi dahil galing ito sa pigment ng dugo.

Kapag kulay pula o may dugo sa ihi, posibleng may sakit na cystitis o impeksiyon sa pantog mula sa bacteria. May kasamang lagnat, masakit na puson, madalas umihi, at masakit paglabas ng ihi.

Ang kulay ng ihi ay depende sa tubig sa katawan. Kapag may puti ay posible na may nana o white cells o protina o taba. Pag kulay pink, pula o brown ay may dugo.

Kapag naging red o brown, maaring sobrang bilirubin mula sa atay, o umiinom ng gamot na rifampicin.

Kung kulay orange ay dehydrated, may sakit sa

## DOKTOR NG MASA

ni Dr. Willie Ong



atay, o uminom ng gamot na primaquine, riboflavin, vitamin B2, o INH.

Nagiging blue o green ang kulay ng ihi dahil sa gamot, dye sa pagkain o food color, o sakit na familial benign hypercalcemia.

Meron din gassy urine o may kasamang utot (pneumaturia) kapag nagkaroon ng koneksyon sa bituka at pantog tulad ng fistula, o koneksyon sa pantog at puwerta mula sa panganganak.

May pagkakataon na may kakaibang amoy ang ihi tulad ng amoy ammonia kapag may diabetes o kumain ng bawang, spinach, mushroom, kabute, truffle, at vitamin B6.

Mahalagang paalala na kapag mabula ang ihi ay magpa-urinalysis at blood test ng creatinine para masigurado na walang protina sa ihi. Kapag may protina sa ihi ay posibleng may sakit sa kidneys. Kumonsulta sa doktor.

### SUBSCRIPTION RATE

1 Month .....	P 20.00	3 Months .....	P 60.00
6 Months .....	P 120.00	One Year .....	P 240.00

### ADVERTISING RATE

Commercial.....P200.00/col. cm. Legal.....P160.00/col. cm.

MEMBER  
**Papi**

Publishers Association  
of the Philippines, Inc.

NOTE: All news articles and opinions expressed by the writers are entirely their own and do not reflect the opinion of the Publisher, Management of this Publication.

# LEGAL NOTICES

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

HOME DEVELOPMENT MUTUAL FUND (HDMF),

Petitioner-Mortgagee,

- versus - **FNC 2023-569**

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

**JENEALYN P. MILLEZA Married to ROBERT D. MELLIZA**

Respondents-Mortgagors.

X----- X

**NOTICE OF EXTRA-JUDICIAL SALE**

WHEREAS, upon Extra-Judicial Petition for Sale under Act No. 3135 as amended by the Act No. 4118, filed by **HOME DEVELOPMENT MUTUAL FUND (HDMF)** Mortgagee, with postal address at Petron Mega Plaza Building, No. 358 Sen Gil Puyat Avenue, Makati City, against **JENEALYN P. MILLEZA married to ROBERT D. MELLIZA** with a postal address at 2531 CALLEJON 7, STA. ANA, MANILA, to satisfy the mortgage indebtedness which as of May 30, 2023, amounted to **FIVE HUNDRED TWENTY THOUSAND THREE HUNDRED FOURTY-SEVEN & 02/100 (Php 520,347.02)** PESOS Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on **December 11, 2023 at 9:00 in the morning** or soon thereafter at the Regional Trial Court, Naic, Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in Philippine Currency the property with all the improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE NO. 057-2019017204**

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows: LOT NO: 11, BLOCK NO: 27, PLAN NO: PCS-04-031172 PORTION OF: CONS-SUBD. OF LOTS 2977 & 2978, FLS-986-D, (NAIC ESTATE) (VS-04-000597) LOCATION: BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON xxx CONTAINING AN AREA OF FIFTY-SIX (56) SQUARE METERS xxx.

Prospective bidders So the encumbrance existing thereon, if any there be.

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

In the event the public auction should not take place on the said date, it shall be held on **December 18, 2023** at same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, August 21, 2023.

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

**Copy furnished:**

**HOME DEVELOPMENT MUTUAL FUND (HDMF)**  
Petron Mega Plaza Building, No. 358 Sen Gil Puyat Avenue, Makati City

**JENEALYN P. MILLEZA**  
2531 CALLEJON 7, STA. ANA, MANILA  
LOT 11, BLOCK 27, PHASE I, PASINAYA HOMES I NORTH, TIMALAN, NAIC, CAVITE

**Maria Victoria D. Capiral**  
c/o **ATTY. MELANIO A. BADENAS JR.**  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737 G. Araneta Ave., Tatalon, Quezon City

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 13, 20 & 27, 2023

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

HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND),

Mortgagee,

- versus - **FNC – 2023-600**

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

**JUFREY L. BAYNOSA, SINGLE**  
Mortgagor.

X----- X

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon Extra-Judicial petition for sale under Act 3135, as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal office address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **JUFREY L. BAYNOSA, SINGLE** with postal address at Brgy. Sta. Cruz, Antipolo, Rizal, to satisfy the mortgage indebtedness which as of August 23, 2023 amounts to **FOUR HUNDRED THIRTY FOUR THOUSAND NINE HUNDRED FIFTY EIGHT PESOS AND 55/100 (P434,958.55)** Philippine currency, inclusive of interest, penalties and other charges, the undersigned Sheriff will sell at public auction on **December 11, 2023 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Ex-Officio Sheriff at the Hall of Justice formerly Mayor Macario B. Pena Memorial Hall, Naic, Cavite, to the highest bidder, for cash and in Philippine currency, the following described property with all the improvements existing thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE NO. 057-2018027357**

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF SABANG (FORMERLY TIMALAN), MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:  
**Lot No: 3, Block No: 50, Plan No: PSD-04-246095**  
**Portion of:** Subd. of Lot 2933, FLS-986-D, Naic Estate, (VS-04-000597), L.R.C. No. 8340  
**Location:** BARANGAY OF SABANG (FORMERLY TIMALAN) MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described.

**Boundaries:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	ROAD LOT 11, PSD-04-246095
2-3	SW	LOT 2, BLOCK 50, PSD-04-246095
3-4	NW	LOT 2931, FLS-986-D- (NAIC ESTATE)
4-1	NE	Lot 4, BLOCK 50, PSD-04-246095

**Area: TWENTY EIGHT SQUARE METERS (28), more or less**  
**Description of Corners:** All points are referred on the plan by P.S. Cyl. Conc. Mons. 15x40 CMS

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

In the event the public auction should not take place on the said date, it shall be held on **December 18, 2023** without prior notice.

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

Naic, Cavite, September 29, 2023.

(Sgd.) **MA. CAROLINA M. POTENTE**  
Sheriff IV

**Copy furnished:**

**Maria Victoria D. Capiral**  
Acting Department Manager III  
Foreclosure Department  
**Home Development Mutual Fund (PAG-IBIG FUND)**  
The Petron Mega Plaza Building No. 358 Sen. Gil Puyat Avenue Makati City, Metro Manila

**JUFREY L. BAYNOSA, SINGLE**  
Brgy. Sta. Cruz, Antipolo, Rizal / Lot 3, Block 50, Pasinaya Homes, Phase 2 Sabang (Formerly Timalan), Naic, Cavite

**Maria Victoria D. Capiral, c/o Atty. Antonio E. Escobar**  
Attorney-in-Fact, CONSORTIUM (Tagayuna Panopio Escobar Law Firm, ESP Collection Agency, Panopio Escobar Law Offices)  
2/F AZPHI Bldg., Ma. Aurora St., cor. E. Zobel St.  
Brgy. Poblacion, Makati City

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

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 13, 20 & 27, 2023

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

LAND BANK OF THE PHILIPPINES,  
Mortgagee,

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

**ARNOLD O. ABAO married to LOTA V. ABAO,**

Mortgagors.

**FC NO. 18511-23**

X----- X

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **LAND BANK OF THE PHILIPPINES-PROVIDENT FUND**, mortgagee, with principal office at LANDBANK Plaza, No. 1598 M. H. Del Pilar corner Dr. J. Quintos Streets, Malate, Manila, against **ARNOLD O. ABAO married to LOTA V. ABAO**, mortgagors, with residence and postal address at Bldg. A, Room 401, Sambahayan sa Moriones, Tondo, Manila and Bldg. A, Rm. 308, Sambahayan Moriones cor. Kagitingan, Tondo, to satisfy the mortgage indebtedness which as of June 30, 2023 amounts to **TWO MILLION ONE HUNDRED EIGHTY SIX THOUSAND THREE HUNDRED FORTY EIGHT & 02/100 (Php2,186,348.02)** Philippine Currency, including interest, penalty charges and advances, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at Public Auction on **December 5, 2023 at 10:00 a.m.**, or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus, Bulwagan Ng Katarungan, Aguinaldo Highway, Imus, Cavite, to the highest bidder for cash and in Philippine Currency, the following property with all the improvements therein, to wit:

**TRANSFER CERTIFICATE OF TITLE NO. 057-2016050766**

A PARCEL OF LAND (LOT 9, BLK. 1 OF THE SUBD. PLAN PSD-04-080727, BEING A PORTION OF LOT 249-NEW, FLS-2394-D, LRC REC. NO. ), SIT. IN THE BO. OF BAYAN LUMA, MUN. OF IMUS, PROV. OF CAVITE. BOUNDED ON THE E., ALONG LINE 1-2 BY LOT 8, BLK. 1, OF THE SUBD. PLAN; ON THE S., ALONG LINE 2-3 BY LOT 249-B, FLS-2349-D; ON THE W., ALONG LINE 3-4 BY LOT 10, BLK. 1; ON THE N., ALONG LINE 4-1 BY RD. LOT 1, BOTH, OF THE SUBD. PLAN. X X CONTAINING AN AREA OF THIRTY EIGHT (38) SQ. METERS. X X X"

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

In the event the public auction should not take place on the said date, it shall be held on **December 12, 2023** at 10:00 a.m. without prior notice.

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

Imus, Cavite, Philippines, August 25, 2023.

(Sgd.) **BENITO A. CARRASCAL**  
Sheriff IV  
RTC Branch 120

APPROVED BY  
(Sgd.) **ARMIE A. FRANCISCO**  
Clerk of Court VI

**Copy Furnished:**

**LAND BANK OF THE PHILIPPINES**  
LANDBANK Plaza, No. 1598 M. H. Del Pilar corner Dr. J. Quintos Streets, Malate, Manila

**ARNOLD O. ABAO married to LOTA V. ABAO**  
Bldg. A, Room 401, Sambahayan, Moriones, Tondo, Manila  
Bldg. A, Rm. 308, Sambahayan, Moriones cor. Kagitingan, Tondo

**ATTY. MICHAEL ANGELO G. SICO**  
LEGAL SERVICES GROUP  
LAND BANK OF THE PHILIPPINES  
FIELD LEGAL SERVICES-CAVITE  
Counsel for Creditor-Mortgagee LBP Provident Fund  
3rd Floor, LBP Building, Brgy. San Agustin II  
Emilio Aguinaldo Hi-way, Dasmariñas, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 6, 13 & 20, 2023

# LEGAL NOTICES

Republic of the Philippines  
 Fourth Judicial Region  
 REGIONAL TRIAL COURT  
 OFFICE OF THE CLERK OF COURT  
 City of Bacoor  
 Email: [rtcbcrocc@judiciary.gov.ph](mailto:rtcbcrocc@judiciary.gov.ph)  
 Telephone No. 09273707489

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

- versus - **Foreclosure No. 2023-391**  
 For: Extra-Judicial Foreclosure of  
 Real Estate Mortgage

**ANTONIO LEAL married to NENA LEAL,**  
 Mortgagors.

X- - - - - X

**NOTICE OF EXTRA JUDICIAL FORECLOSURE**

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, at The Petron Mega Plaza Bldg., No. 358 Sen Gil Puyat Avenue, Makati City and against the mortgagors **ANTONIO LEAL married to NENA LEAL** at Lot 11 Block 10, Gardena Subd., Bacoor, Cavite and Lots 48, Lot 49, Lot 50, Block 3, Greatwoods Subd., Bahayang Pag-asa, Molino, Bacoor, Cavite, to satisfy the mortgagee indebtedness which as of August 15, 2023, amounts to **FOUR HUNDRED EIGHTY ONE THOUSAND FORTY SIX PESOS & 11/100 (P481,046.11)**, Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fee incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on **December 05, 2023 at 10:00 o'clock in the morning** or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit;

**TRANSFER CERTIFICATE OF TITLE NO. T-645520**

"A Parcel of Land (Lot 48 Blk. 3 of the cons./subd. plan, Psd-042103-007977, being a portion of the cons. of Lots 5521-B, (LRC) Psd-309017, 5521-A-1, 5521-A-2, Psd-035614, Lot 6283, Imus Estate, LRC Record No. 8843), situated in the Brgy. of Molino, Mun. of Bacoor, Prov. of Cavite. X x x, Containing an area of **FORTY (40) SQ. METERS.**"

**TRANSFER CERTIFICATE OF TITLE NO. T-645566**

"A Parcel of Land (Lot 49 Blk. 3 of the cons./subd. plan, Psd-042103-007977, being a portion of the cons. of Lots 5521-B, (LRC) Psd-309017, 5521-A-1, 5521-A-2, Psd-035614, Lot 6283, Imus Estate, LRC Record No. 8843), situated in the Brgy. of Molino, Mun. of Bacoor, Prov. of Cavite. X x x, Containing an area of **FORTY (40) SQ. METERS.**"

**TRANSFER CERTIFICATE OF TITLE NO. T-645567**

"A Parcel of Land (Lot 50 Blk. 3 of the cons./subd. plan, Psd-042103-007977, being a portion of the cons. of Lots 5521-B, (LRC) Psd-309017, 5521-A-1, 5521-A-2, Psd-035614, Lot 6283, Imus Estate, LRC Record No. 8843), situated in the Brgy. of Molino, Mun. of Bacoor, Prov. of Cavite. X x x, Containing an area of **FORTY (40) SQ. METERS.**"

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

"In the event the public auction should not take place on the said date, it shall be held on **December 12, 2023**, without further notice."

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

City of Bacoor, November 7, 2023.

(Sgd.) **MELY C. HERMOSURA-VISTA**  
 Clerk of Court VI

By:

(Sgd.) **ROBERT JON A. DEAN CRUZ**  
 Sheriff IV

**Copy Furnished:**  
**HOME DEVELOPMENT MUTUAL FUND**  
 (otherwise known as Pag-IBIG Fund)

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

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

- versus - **EJF-2023-126**  
 For: EXTRA JUDICIAL FORECLOSURE  
 OF REAL ESTATE MORTGAGE UNDER  
 ACT 3135, AS AMENDED BY ACT 4118

**ROMEO S. LIBAY, married to**  
**RHEMYJEAN S. LIBAY,**  
 Mortgagors/Borrowers.

X- - - - - X

**NOTICE OF SHERIFF'S SALE**

Upon Extra-Judicial petition for sale under Act No. 3135, as amended by Act 4118 filed by the mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the mortgagors/borrowers, **ROMEO S. LIBAY married to RHEMYJEAN S. LIBAY**, with postal address/es at 1.) 949 Area-D, Lot 11 Block 34, Gen. Mariano Alvarez, Cavite; and 2.) Lot 11 Block C-34-D, 949 Area D, Bo. San Gabriel, Carmona, Cavite, and for the satisfaction of the mortgaged debt which as of 05 September 2023 amounts to **TWO HUNDRED SEVENTY-EIGHT THOUSAND FOUR HUNDRED TWENTY-ONE PESOS AND 64/100 (PhP278,421.64)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned or his duly authorized representative will SELL at public auction on **November 23, 2023 at 1:00 o'clock in the afternoon** at the Court Room of Branch 109, Regional Trial Court, Hall of Justice Building, Carmona, Cavite to the highest bidder for CASH or MANAGER'S CHECK, in Philippine currency, the mortgaged property/ies with all the improvements thereon to wit:

**TRANSFER CERTIFICATE OF TITLE NO. T-742863**

IT IS HEREBY CERTIFIED that certain land situated in the Municipality of Carmona, Province of Cavite, bounded and described as follows: "A parcel of land (Lot 11 Blk. C-34-D, of the cons.-subd. plan Pcs-04-000283, being a portion of the cons. of Lots A,B, & G, Psd-11882; Lot 1-B, Psd-1350; Lots 1-A-4 & 1-A-5, Psd-19955; & Blk. C-9-C1 & C-12-C1, (LRC) Psd-217418, LRC Rec. No. 41926 & 20852), situated in the Bo. of San Gabriel, Mun. of Carmona, Province of Cavite. Bounded on the NW., along line 1-2 by Lot 12, Blk. C-34-D; on the NE., along line 2-3 by Blk. C-47-D; on the SE., along line 3-4 by Alley Lot C-27-D; & on the SW., along line 4-1, by Lot 9, Blk. C-34-D all of the cons.-subd. plan. Beginning at a pt. marked "1" on plan, being S. 63 deg. 13'W., 542.11 m. from BLLM 13, Carmona Cad.; thence N. 62 deg. 54 min. E., 10.00 m. to pt. 2; thence S. 27 deg. 06 min. E., 20.00 m. to pt. 3; thence S. 62 deg. 54 min. W., 10.00 m. to pt. 4; thence N.

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

**PAULINO E. CASES, JR.**  
 c/o Cases Chun & Associates Law Offices  
 6th Floor JELP Business Solution Building, 409 Addition Hills,  
 Shaw Blvd. Mandaluyong City

**ANTONIO LEAL married to NENA LEAL**  
 Lot 11 Block 10, Gardena Subd., Bacoor, Cavite  
 Lots 48, Lot 49, Lot 50, Block 3, Greatwoods Subd., Bahayang  
 Pag-asa, Molino, Bacoor, Cavite

**WARNING:** It is absolutely prohibited to remove, deface or destroy this notice of Extra-judicial Sale on or before the date of sale.

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
 Dates: November 13, 20 & 27, 2023

27 deg. 06 min. W., 20.00 m. to the pt. of beginning, containing an area of **TWO HUNDRED (200) SQ. METERS.** All pts. referred to are indicated on the plan and are marked on the ground by PS cyl. conc. mons. 15x60 cm. bearings true; date of the orig. survey, May 26-28, 1914 and March 22, 1926, and that of the cons.-subd. survey, June 5-Dec. 14, 1978. Date approved, Jan. 7, 1980."

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

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

In the event the public auction should not take place on the said date and time, it shall be held on **November 30, 2023** at the same time and place without further notice.

October 2, 2023 at Carmona, Cavite.

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

Prepared by:

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

**Copy furnished:**

**HOME DEVELOPMENT MUTUAL FUND**  
 The Petron Mega Plaza Bldg. No. 358 Sen. Gil Puyat Avenue,  
 Makati City

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

**ROMEO S. LIBAY / RHEMYJEAN S. LIBAY**  
 1.) 949 Area-D, Lot 11 Block 34, Gen. Mariano Alvarez, Cavite  
 2.) Lot 11 Block C-34-D, 949 Area D, Bo. San Gabriel, Carmona,  
 Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
 Dates: October 30, November 6 & 13, 2023

**PBBM** from page 8

Summit and other related activities is to prioritize and secure beneficial trade and investment, quality and green jobs, human development and poverty alleviation.

The President said he will be engaging with economic leaders of the Asia-Pacific region to agree on how the Philippines can achieve food and energy security and economic inclusion of the country's micro, small and medium enterprises (MSMEs).

The chief executive added that he will also prioritize and push for ensuring the welfare of women, indigenous people and other sectors of the Philippine economy whose potential remains to be unlocked through digitalization and innovation, and for sustainable development and addressing climate change.

President Marcos is also scheduled to attend several meetings with business leaders to invite

them to invest in the Philippines and several meetings with world leaders as part of the government's efforts to strengthen the bilateral relationships.

He emphasized that his attendance to the 30th Asia-Pacific Economic Cooperation (APEC) Economic Leaders' Meeting and related activities in San Francisco is important for the Philippines as the regional bloc serves as the most important platform for trade, investment, and economic cooperation.

The Philippines is a founding member of APEC since 1989.

The APEC region hosts 38 percent of the world's population, 48 percent of its trade, and 62 percent of its Gross Domestic Product (GDP) while 85 percent of the country's trade and top investors are from the region, and the second home to the largest segment of the overseas Filipino workers (OFWs).  
 / PND



# LEGAL NOTICES

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

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

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

**JENNIFER R. ORTEGA, for herself and as Atty-  
in-fact of her husband TYRONE G. ORTEGA,**  
Mortgagors.  
**FC Case No. 18611-23**

X- - - - - X

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **JENNIFER R. ORTEGA, for herself and as Atty-in-fact of her husband TYRONE G. ORTEGA**, mortgagors, with residential and postal address at Blk. 02, Lakas Bisig West Floodway, Brgy. San Andres, Cainta, Rizal, and/or Lot 1, Blk. 9, The Legian South Subd., Carsadang Bago, Imus, Cavite, to satisfy the mortgage indebtedness which as of August 3, 2023 amounts to **NINE HUNDRED FIFTY FIVE THOUSAND FIVE HUNDRED SIXTY NINE PESOS & 86/100 (Php955,569.86)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **December 5, 2023 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

**TRANSFER CERTIFICATE OF TITLE No. 057-  
2017023390**

"A PARCEL OF LAND ( LOT 1 BLK 9 OF THE CONS. SUBD. PLAN PCS-04-027645, BEING A PORTION OF LOT 1310-C-1, (LRA) PSD-403628, LOT 1311, (NOW RS-04-004658), LOTS 1317-A TO 1317-I, PSD-04-043289 ) SITUATED IN CARSADANG BAGO, IMUS, CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW ALONG LINE 1-2-3 BY ROAD LOT 1, ON THE NE ALONG LINE 3-4 BY ROAD LOT 3, ON THE SE ALONG LINE 4-5 BY LOT 2 BLK 9, ON THE SW ALONG LINE 5-1 BY LOT 7 BLK 9 ALL OF THE CONS. SUBD. PLAN. XXX CONTAINING AN AREA OF **NINETY TWO (92) 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, it shall be held on **December 12, 2023** at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, October 6, 2023.

**(Sgd.) ROSVIDA C. NOCUM**  
Sheriff IV  
Branch 22

APPROVED BY  
**(Sgd.) ARMIE A. FRANCISCO**  
Clerk of Court VI

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

**ATTY. SIMEON P. MADRID**  
Attorney-in-Fact, S.P. Madrid & Associates  
Unit 2010 20/F Herrera Tower, V.A. Rufino cor. Valero Streets, Makati City

**JENNIFER R. ORTEGA  
TYRONE G. ORTEGA**  
Blk. 02, Lakas Bisig West Floodway, Brgy. San Andres, Cainta, Rizal and/or Lot 1, Blk. 9, The Legian South Subd., Carsadang Bago, Imus, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 6, 13 & 20, 2023

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

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

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

**ARIEL L. RABANSO,**  
Mortgagor.  
**FC Case No. 18148-23**

X- - - - - X

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG FUND)**, mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **ARIEL L. RABANSO**, mortgagor, with residential and postal address at 167 Palongon Tipas Taguig Metro Manila AND/OR Blk 7 Lot 44 Bahayang Pag-Asa Subdivision-Woodside 3, Pasong Buaya, Imus, Cavite to satisfy the mortgage indebtedness which as of March 21, 2023 amounts to **TWO HUNDRED SIXTY-FOUR THOUSAND SEVEN HUNDRED NINETY-THREE PESOS & 15/100 (Php264,793.15)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction **December 5, 2023 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

**TRANSFER CERTIFICATE OF TITLE No. T-575914**

"A Parcel of Land (Lot 44 Blk. 7 of the cons./subd. Plan Pcs-04-010524, being a portion of the cons. Of Lot 5593-B, (LRC) Psd-38541 & lots 5609, 5608-A & 5624, Imus Estate, L.R.C. Rec. No. ), situated in the Brgy. Of Pasong Buaya, Mun. of Imus, Prov. Of Cavite, Island Of Luzon. Bounded on the E., along line 1-2 by Lot 46, Blk. 7; on the S., along line 2-3 by Road Lot 8; on the W., along line 3-4 by Lot 42, and on the N., along line 4-1 by Lot 45, both of Blk. 7 all of the cons.-subd. 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, it shall be held on **December 12, 2023** at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, September 20, 2023.

**(Sgd.) MHINARD SANTOS**  
Sheriff IV  
BRANCH 122

APPROVED BY  
**(Sgd.) ARMIE A. FRANCISCO**  
Clerk of Court VI

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

**ATTY. JOHN LINCOLN F. LAURON**  
Attorney-In-fact, The Law Firm of Lauron Delos Reyes and Partners  
Unit 1003 Union Square Condominium, #145 15th Avenue, Cubao, Quezon City

**ARIEL L. RABANSO**  
167 Palongon Tipas Taguig Metro Manila and/or Blk 7 Lot 44 Bahayang Pag-Asa Subdivision-Woodside 3, Pasong Buaya, Imus Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 6, 13 & 20, 2023

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

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

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

**PAUL C. MONROY married to  
MARISSA F. MONROY,**  
Mortgagors.  
**FC Case No. 18555-23**

X- - - - - X

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG FUND)**, mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **PAUL C. MONROY married to MARISSA F. MONROY**, mortgagors, with residential and postal address at B-F L-22 Ph 5, ACM Woodstock Homes, Alapan 1, Imus, Cavite to satisfy the mortgage indebtedness which as of August 17, 2023 amounts to **FIVE HUNDRED SEVENTY EIGHT THOUSAND EIGHT HUNDRED NINETY PESOS AND 87/100 (Php578,890.87)**, Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **December 5, 2023 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

**TRANSFER CERTIFICATE OF TITLE No. T-741698**

"A parcel of land (Lot 22 Blk F of the subd. Plan, Psd-04-098008, being a portion of Lot 1576-B, Psd-34020, L.R.C. Rec. No. 8843 ), situated in the Brgy. of Carsadang Bago, Mun. of Imus, Prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 21, Blk. F; on the SW., along line 2-3 by Lot 20, Blk. F on the NW., along line 3-4 by Rd. Lot B (6.50 m. wide), and on the NE., along line 5-1 by Lot 24 Blk. F all of the subd. Plan. X x x containing an area of **FIFTY TWO (52) 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, it shall be held on **December 12, 2023** at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, October 16, 2023.

**(Sgd.) MHINARD SANTOS**  
Sheriff IV  
BRANCH 122

APPROVED BY  
**(Sgd.) ARMIE A. FRANCISCO**  
Clerk of Court VI

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

**ANTONIO E. ESCOBER**  
Attorney-In-Fact, CONSORTIUM (Tagayunan Panopio Escobar Law Firm, ESP Collection Agency, Panopio Escobar Law Offices)  
2/F/AZPHI Bldg., Ma. Aurora St., cor. E. Zobel St., Brgy. Poblacionalati City

**PAUL C. MONROY married to MARISSA F. MONROY**  
B-F L-22 Ph 5, ACM Woodstock Homes, Alapan I, Imus, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
Dates: November 6, 13 & 20, 2023

# LEGAL NOTICES

Republic of the Philippines  
 Fourth Judicial Region  
 REGIONAL TRIAL COURT  
 OFFICE OF THE CLERK OF COURT  
 City of Bacoor  
 Email: [rtcbcrocc@judiciary.gov.ph](mailto:rtcbcrocc@judiciary.gov.ph)  
 Telephone No. 09273707489

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

- versus - **Foreclosure No. 2023-367**  
 For: Extra-Judicial Foreclosure of  
 Real Estate Mortgage

**ROSALIE A. AUSTRIA married to**  
**REYMANDO T. AUSTRIA,**  
 Mortgagors.

X-----X

**NOTICE OF EXTRA JUDICIAL FORECLOSURE**

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, at The Petron Mega Plaza Bldg., No. 358 Sen Gil Puyat Avenue, Makati City and against the mortgagors **ROSALIE A. AUSTRIA married to REYMANDO T. AUSTRIA** at 2009 San Pascual St., Quirino Ave., Malate Manila and Lot 5 Blk. 32 Wood Estate Village II, Bo. Molino, Bacoor, Cavite, to satisfy the mortgagee indebtedness which as of September 05, 2023, amounts to **TWO HUNDRED THIRTY EIGHT THOUSAND THREE HUNDRED SIXTY SIX PESOS & 98/100 (P238,366.98)**, Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fee incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on **December 05, 2023 at 10:00 o'clock in the morning** or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit;

**TRANSFER CERTIFICATE OF TITLE NO. T-714245**

"A Parcel of Land (Lot 5 Blk. 32 of the cons.-subd. plan, Pcs-042103-008724, being a portion of the cons. of Lots 5570, 5526, Imus Estate, & Lot 5871-A-Fls-1059, LRC Rec. No. ), situated in the Bo. of Molino, Mun. of Bacoor, Prov. of Cavite, Is. of Luzon. X x x, Containing an area of **THIRTY EIGHT (38) SQ. METERS**.

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

"In the event the public auction should not take place on the said date, it shall be held on **December 12, 2023**, without further notice."

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

City of Bacoor, November 7, 2023.

(Sgd.) **MELY C. HERMOSURA-VISTA**  
 Clerk of Court VI

By:  
 (Sgd.) **ALLISON ROMAN D. LABIAGA**  
 Sheriff IV

**Copy Furnished:**

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

**ATTY. JULIUS VOLTAIRE ROMMEL C. CUBELO**  
 3F Fass Inteli College Bldg., No. 11 Pittsburgh St., Brgy.  
 Silangan, Cubao Quezon City

**ROSALIE A. AUSTRIA married to**  
**REYMANDO T. AUSTRIA**  
 2009 San Pascual St., Quirino Ave., Malate Manila  
 Lot 5 Blk. 32 Wood Estate Village II, Bo. Molino, Bacoor,  
 Cavite

**WARNING:** It is absolutely prohibited to remove, deface or destroy this notice of Extra-judicial Sale on or before the date of sale.

Publication: PMC Pulso ng Makabagong Caviteño News Publication  
 Dates: November 13, 20 & 27, 2023

## DOST

from  
 page 1

undersecretary Teodoro Gatchalian, the celebration likewise showcased the products and successes of the DOST's science, technology and innovation (STI) programs, projects and activities in Cagayan Valley region, "bringing together various DOST agencies through a lineup of lectures, for a awards and exhibits."

The event's guest of honor, Cagayan Province Governor Manuel M. Mamba, said "it's always an honor to witness the unfolding of innovative ideas from brilliant minds who will shape the future of our nation." He wel-

comed the guests at Robinson's Tuguegarao.

Meanwhile, DOST undersecretary for regional operations, Sancho A. Maborang, said that the Region 2 celebration has served as the agency's platform for recognizing the contributions of STI to the country's long-term development. His message was likewise read by Gatchalian.

"The progress we have achieved throughout the years serves as a testament to our efforts in promoting and celebrating the triumphs of our scientific community and the fruits of the

hard work of our Filipino scientists, researchers, innovators, and engineers for many years," Maborang told the guests and attendees.

In her message, DOST Region 2 Director, Dr. Virginia G. Bilgera, said that the event is DOST's way of bringing its family of agencies, its programs, projects, and technologies, to a wider public.

"This only shows that DOST values the participation of all sectors, such as partner government agencies, the academe, the private sector, and civil society, in this program, particularly in identifying the gaps and in developing suitable solutions," Bilgera said.

She stressed that as

a result of the yearly celebration, DOST Region 2 has produced national winners in the past years under one of its flagship programs, SETUP or Small Enterprise Technology Upgrading Program. This year, the region supported 59 new SETUP beneficiaries, ready to grow and improve their firms through technology and innovation.

"This is a lifelong vision of DOST built on the foundations of collaboration, innovation, and progress to harness the power of science, technology, and innovation for the betterment of our people," Solidum concluded in his keynote speech. **(Nelson Santos PAPI)**

## Parent

from  
 page 1

Ms. Lorena R. Cron, Chairperson, PGCECMPC, welcomed the participants, setting a positive tone for the event.

The activity resonated with inspirational messages from Ms. Rose Adlawan, Project Manager of Family Planning Organization of the Philippines (FPOP), Ms. Angelina C. Bergonio,

General Manager of PGCECMPC, Ms. Karen De Jesus, Grievance Officer, and Mr. Ariel G. Jarin, Provincial Population Officer I, each emphasizing the significance of open communication in fostering strong parent-child relationships. Parenting, as underscored during the speech of Ms. Anna Viela V. Amparo, Provin-

cial Population Officer I, was portrayed as a lifelong journey and commitment.

The summit also featured a livelihood training session with Ms. Venus Romerosa. Attendees learned the techniques in preparing longganisa, hamonado, tocino, skinless, and lumpiang shanghai, enhancing the culinary skills and potentially opening economic avenues.

Adding a touch of excitement, a raffle draw

was included during the event, creating a sense of community and shared celebration for the participants.

Open communication is the cornerstone of effective parenting, making it a lifelong pursuit and responsibility. The event not only educated but also empowered parents, reinforcing the idea that nurturing connections with their children is a continuous, evolving process. **(OPIO)**

## LRT-1 Cavite

from  
 page 1

On a per station basis, LRM C has built 86.3 percent of the Redemptorist Station, the stop closest to the current end of the rail line. The concessionaire has also delivered 86.9 percent of the MIA Station, where commuters may drop off to get to the Ninoy Aquino International Airport.

Further, LRM C has finished 72.9 percent of the

Asia World Station that will be connected to the Parañaque Integrated Terminal Exchange, providing passengers with convenient transfer. LRM C has also completed 81.5 percent of the Ninoy Aquino Station.

Last, LRM C has put up 90.5 percent of the Dr. Santos Station – the final stop in the first phase of the project – that links to a bus terminal and a

nearby mall.

LRM C president and CEO Juan Alfonso said the LRT-1 Cavite Extension will pave the way for a new era in Philippine railway, as it features modern facilities that promote the safety and security of commuters.

"We are optimistic that in less than a year, we will begin the commercial operations of the LRT-1 Cavite Extension Phase 1," Alfonso committed.

After the first portion, the LRT-1 Cavite Extension

will expand by two more segments, allowing the rail system to reach Las Piñas City and Cavite. In an earlier interview with reporters, Alfonso said LRM C, however, has yet to secure the right of way for the final phases of the project.

The second portion of the extension will add two stops to LRT-1: Las Piñas and Zapote Stations. Meanwhile, the final part of the project will extend the railway to Bacoor, Cavite.

## DOST: Earthquake

from  
 page 8

One strong ground breaking, he added, "does not kill" but the collapsed houses, buildings and infrastructures. Often, the cause of the collapse is bad construction practices. It could be that the old or even new buildings do not meet today's standards.

Solidum said that tools of science should be known and understood "to assist in making

earthquake resilient communities to prevent destruction and death."

DOST has developed tools or apps that are readily usable from PCs, laptops and mobile devices. Some of these are: FaultFinder – tells how far away is the house, workplace or school from earthquake source; Hazard Hunter – tells what are the natural hazards that can affect the neigh-

borhood; GeoanalyticsPH – shows in maps and figures the hazards assessment of the neighborhood and PlanSmart-gives national and local planners the necessary information needed for their development planning needs.

Tacloban City Mayor Alfred Romualdez for his part said that a lot can be learnt from DOST. "I urge everyone, know where you live, surroundings ninyo pag-aralan ninyo para pagdating ng disasters nakahanda

kayo," he told those present in the event.

Dir. Lord Byron Torrecarion, regional director from the Office of the Civil Defense VIII, thanked everyone for their participation in the simulation exercise.

"For doing this drill, we hope to be better prepared and to keep us right on track to evaluate our shortcomings and to help us prepare for any future eventualities," he said in his closing remarks. **(Nelson Santos PAPI)**

## PBBM ARRIVES IN SAN FRANCISCO FOR 30TH APEC



President Ferdinand R. Marcos Jr. arrived at the San Francisco International Airport in California at 5:06 p.m. (9:06 a.m. Manila) along with First Lady Atty. Louise Araneta-Marcos and the Philippine delegation for the 30th Asia-Pacific Economic Cooperation (APEC) Economic Leaders' Meeting and related activities.

President Marcos was warmly welcomed by the government officials of San Francisco.

Before the APEC proper, President Marcos is expected to meet with the Filipino community at the San Francisco Conference Center where he will present the government's efforts to uplift the lives and ensure the welfare of Filipinos including those working abroad.

President Marcos said that the government's focus in his attendance to the APEC PBBM • 5



FFCCII President Dr. Cecilio Pedro and Senator Cynthia Villar both attended the 119th anniversary and induction of new set of officers of Fookien Merchant Benevolent Association on November 9, Thursday at the East Ocean Palace Restaurant. They invited Pres. Cecilio Pedro to be their Keynote Speaker and donated to FFCCII Student Assistance for Education. Their new president is the Co-Chair of the FFCCII Organization Committee, Ms. Elaine Chong. Sen. Cynthia Villar expressed support for progressive Filipino-Chinese entrepreneurs who work hard to help build up a strong Philippine economy and who help create more jobs for the country.

# Sports Life



By Francis Buenaventura

## "Youth Basketball Extravaganza: CSSM's November 2023 Showdown!"

Get ready for an electrifying basketball extravaganza as the Cavite School of St. Mark (CSSM) gears up to host the highly anticipated Developmental Tournaments Season 4 3x3 Age Group Championships of Scholastic Basketball, and the Bacoor City Organization of Private Schools Athletic Association (BCOPSAA) Basketball Tournament.

Mark your calendars for two sensational Sundays on November 26 and December 3, 2023, as teams from various clubs, grassroots training centers, and both private and public schools, gather for this groundbreaking event. Excitingly, this season welcomes teams from the vibrant cities of Tanauan, Bacoor, and Imus, as well as a formidable squad from Brown International School in Silang Cavite, making its debut in the U15 Age Group.

Witness a total of 33 teams battling it out across different age groups, with a staggering 84 games that promise to be a spectacle of skill and talent development in the 3x3 Age Group Championships.

Adding to the excitement, November 18 will see the BCOPSAA Basketball Tournament, featuring a thrilling opening ceremony with live dance and singing performances from the different participating schools. It promises to be a day filled with not just intense basketball action but also a celebration of talent and school spirit.

Feel the adrenaline as these young athletes showcase their skills and compete fiercely for victory. Don't miss the chance to be part of this groundbreaking event in the world of youth basketball development, now enhanced with the exciting inclusion of the BCOPSA Basketball Tournament! Whether you're a basketball enthusiast or just looking for a day of thrilling entertainment, CSSM has got you covered with this unforgettable celebration of sportsmanship and skill. Join us for a weekend that will leave you cheering for more!

For more news and updates from Coach Francis:

Follow and Like my FB Page: <https://www.facebook.com/CoachFrancisB>

Join My Community: <https://www.facebook.com/groups/sportsandpegroup>

Watch and Subscribe to my YT Channel: <https://www.youtube.com/c/CoachFrancis>

Sports Life, A Wordpress Blog by Coach FrancisPH: <https://buenaventurafa.wordpress.com/>



## DOST: EARTHQUAKE DEATHS, DESTRUCTION ARE PREVENTABLE



WE should bear in mind that deaths and destruction due to earthquake are preventable, according to Secretary Renato U. Solidum Jr. of the Dept. of Science and Technology (DOST).

Of all natural hazards also, earthquake is the deadliest disaster accounting to 58% of total disaster deaths between 2000-2019, according to the United Nations Office for Disaster Risk Reduction (UNDRR) report as announced by Solidum, during the Ceremonial Pressing of the Button for earthquake drill in Tacloban City last Thursday, Nov. 9.

"By now, Filipinos must already know and appreciate what an earthquake disaster means. It is highly likely that we know someone, if not ourselves who experienced impacts of devastating earthquakes in the Philippines in the last two decades," the Science chief said.

DOST: EARTHQUAKE • 7

**SM 65** **SM CITY TANZA**

3-DAY SALE

NOV 17 • 18 • 19

UP TO 70% OFF ON GREAT FINDS

SHOP AND GET A CHANCE TO WIN A SUZUKI AVENIS MOTORCYCLE!

SUZUKI

SM STORE

UP TO 50% off + 10% off + 10% off

SMAC EXTRA BANK PROMOS

See posters for details. Per DTI Fair Trade Permit No. FTEB-178803, Series of 2023.

@amsupermails.com | @SMSupermails | customercare@amsupermails.com

Prestige Friday | Nov 17 | Whole Day  
SMAC Sat & Sun | Nov 18 & 19 | 3 to 7 PM