



STARTING THE EVENT
 RECOGNITION OF STAKEHOLDERS AND
 TOP PERFORMING MUNICIPALITIES
 AND CITIES OF CAVITE
 August 20, 2024
 The Bayleaf Hotel
 City of Gen. Trias, Cavite



PMC
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 ng Makabagong
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TAPAT SA BAYAN. TAPAT SA USAPAN.



Cavite honors stakeholders and top cities and municipalities in polio immunization drive

The Provincial Government of Cavite through the Office of the Provincial Health Officer held a recognition ceremony on August 20, 2024, at the Bayleaf Hotel in General Trias, Cavite, to honor the outstanding cities and municipalities in the recent Bivalent Oral Polio Vaccine Catch-up and Supplemental Immunization Activity. The event highlighted the collective efforts of various local government units and national agencies in the fight against polio.

During the event, several awards were presented to acknowledge the dedication and excellence of the participating municipalities, cities, and stakeholders. **CAVITE HONORS • 9**

Dr. Raquel S. Buban at Dr. Dolores R. Taylan, Gagawaran sa KWF Dangal ng Wikang Filipino 2024



Gagawaran ng Komisyon sa Wikang Filipino (KWF) ng Dangal ng Wikang Filipino 2024, sina Dr. Raquel E. Sison-Buban, isang edukador, tagasalin, mananaliksik, tagapanayam, manunulat at alagad ng wika at Dr. Dolores R. Taylan, isang edukador, tagasalin, manunulat, at mananaliksik.

Si Dr. Buban ay nagbigay ng iba't ibang panayam at lektura sa iba't ibang akademikong institusyon para sa iba't ibang paksa kabilang ang: Espesyal na Maikling Kurso ng Pagsasalin; Pagbasag sa mga Mito ng **DR. RAQUEL • 5**

MPT South conducts Photowalk tour showcasing Laguna Heritage

Metro Pacific Tollways South (MPT South), in collaboration with the Department of Interior and Local Government – Laguna (DILG Laguna), Laguna Tourism Culture Arts and Trade Office (LTCATO), Biñan City Culture, History, Arts, and Tourism Office (BCHATO), and Sta. Rosa Tourism Office (SRTO) successfully culminated its first Biyaheng South's "Discover Laguna: A Heritage Photo Walk Tour" in Biñan and Santa Rosa.



'Biyaheng South' invited photo enthusiasts and selected media partners to take part in the Photo Walk Tour. It started in Biñan, with a quick tour of the Cavite-Laguna Expressway (CALAX) from Mamplasan to Silang-Aguinaldo exit to highlight its features as a green expressway which makes **MPT SOUTH • 10**

NEWS

DOST-CALABARZON launches comprehensive GAD Multi-Purpose Help Desk

The Department of Science and Technology (DOST)-CALABARZON, through its Gender and Development (GAD) Unit, has taken a step forward in promoting gender equality and employee welfare with the launch of its Gender and Development (GAD) Multi-Purpose Help Desk on August 14, 2024, at the DOST-CALABARZON Regional Office in Los Baños, Laguna. The GAD Multi-Purpose Help Desk is designed to address various needs of the department's employees, by consolidating several crucial functions under one roof.



DOST CALABARZON

#OneDOST4U

This facility marks a major upgrade from the previous GAD corner setup, transitioning to a dedicated multipurpose space.

The launch of this new facility coincides with the anniversary of the Re-

public Act 9710 also known as the Magna Carta of Women, and National Breastfeeding Awareness Month. This alignment serves as a testament to DOST-CALABARZON's commitment to mainstreaming

GAD.

"Having a GAD help desk in our office only shows the commitment of our top management, since this helpdesk will serve as the frontline or the starting contact point for a safe space to relax, collaborate, and create an open dialogue for discussion, advice, and provide positive intervention to address gender-related issues and concerns," said Ms. Lyn A. Fernandez, Assistant Regional Director for Finance and Administrative



DOST CALABARZON

#OneDOST4U

Services and GAD Executive Committee Vice-Chairperson.

The multipurpose space houses four key functions:

- * GAD Help Desk: Offers advice and interventions on gender-related issues and provides technical assistance for GAD policies and planning.

- * Committee on Decorum and Investigation (CODI) Mini-Conference Room: Provides a private space for deliberations and investigations on sensitive matters.

- * Lactation Room: Complies with RA 10028 (Expanded Breastfeeding Promotion Act of 2009).

- * Kumustahan Lounge: Fosters open dialogue between employees and HR personnel.

This initiative enhances the department's gender-related services and promotes a healthier workplace environment. The facility aims to strengthen collaboration on GAD efforts and provide a safe and inclusive space for employees to address various concerns.

The GAD Unit is encouraging all staff members to actively utilize the new facility. "We request the active participation of our staff to use the facility because if we do not utilize it, the establishment of the facility will not achieve its intended purpose," Mr. Ristian Aldrin C. Calderon, DOST-CALABARZON GAD focal person, added. "And with the Kumustahan Lounge,

it's now more inclusive and open for all staff members."

As government agencies continue to adapt to the evolving needs of their employees, DOST-CALABARZON's GAD Multi-Purpose Help Desk stands as a significant advancement in gender mainstreaming efforts. It demonstrates how thoughtful space allocation can address multiple needs while promoting important social initiatives.

The launch of this facility represents DOST-CALABARZON's ongoing efforts to create a more inclusive and supportive work environment, setting a precedent for other government agencies to follow. **(By Harley G. Margallo)**

PROLOGUE By Juan P. Dayang

Sheer is the joy brimming in my heart and deep is the pride swelling in my chest as I ponder the significance of the 50th founding anniversary of the Publishers' Association of the Philippines, Inc. To say that PAPI is part and parcel of my life is an understatement. My lifetime advocacy of promoting and defending press freedom, fostering local community newspapers and upholding the dignity of journalism and the publishing profession, found expression in the many years – more than 20 in all – of my stint as president of PAPI, even extending to being chairman emeritus of this professional organization since 2013 until now.

I remain unfazed in the principled belief that media should not be for profit or business. The need to safeguard the integrity of PAPI persists as its members and officers strive to fulfill their mandate for public service, ensuring that the organization does not degenerate into an elitist group by becoming politicized. The lofty ideals of journalism are best met when there is commitment to communicate the truth and to enlighten the public about cogent and urgent issues with accuracy, fairness and thoroughness.

Working with the likes of Nick Joaquin, who was editor-in-chief of the Philippine Graphic Magazine of which I was publisher, and of Jaime Cardinal Sin at the Catholic Mass Media Awards, led me to a much deeper appreciation of the power of words and media. Such power, when used with honesty, courage and responsibility by institutions such as PAPI, could catalyze creativity to address the most pressing challenges of today. With its niche firmly carved in the nation's journalistic and publishing landscape, PAPI will continue to accomplish its mission. The new chapter in PAPI's history is something to look forward to with renewed optimism.



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It's finally here again! Aquaflask's Sakura collection has bloomed again, with more choices! Introducing their Sakura collection, now available in three bottle designs: Regular, Slate & Trek for hydration options! Sizes vary by bottle model. Not only that, it also comes in three colors: Pink, Blue, and Navy blue to complement your aesthetic! Admire its pinkish petals as you hydrate in your favorite design and color! Get yours NOW at AquaFlask SM Center Imus, SM City Molino, and SM City Bacoor! Available in stores and online!!

Editorial

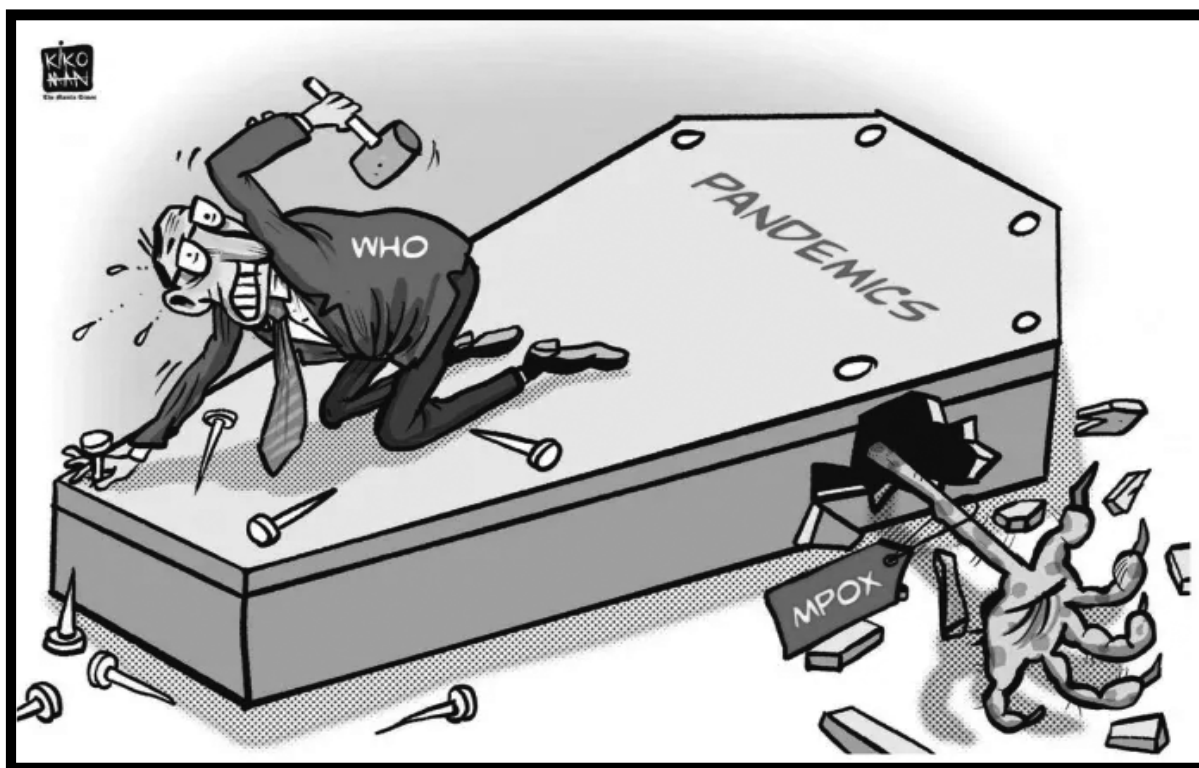
Wika: Tulay sa pagbuong bansa at pagsulong ng ekonomiya

Habang ipinagdiriwang natin ang Buwan ng Wika ngayong 2024, napapanahon ang pagsuri sa kahalagahan ng pagkakaroon ng pambansang wika, lalo na sa isang multilinggwal na lipunan tulad ng Pilipinas, at kung paano ito makapagpapalakas ng pagsulong ng ekonomiya at magsisilbing pwersa ng pagkakaisa pagbuo ng bansa.

Ang pambansang wika ay higit pa sa isang paraan ng komunikasyon; ito ay simbolo ng identidad, kultura, at pamana. Ito ang sinulid na nagbubuklod sa iba't ibang etnisidad, kultura, at tradisyon ng isang bansa. Para sa Pilipinas, ang wikang Filipino ay kumakatawan sa kolektibong tinig ng isang bayan na may pinag-isang kasaysayan at iisang kinabukasan. Ang pagdiriwang ng Buwan ng Wika ay nagpapatibay sa kahalagahan ng iisang tinig na ito sa pagpapaulad ng pambansang dangal at pagkakaisa.

May mahalagang papel ang pambansang wika sa pagpapaulad ng edukasyon, pamahalaan, at ekonomiyang partisipasyon. Ang edukasyon sa pambansang wika ay nagsisiguro na lahat ng mamamayan, anuman ang kanilang rehiyonal na pinagmulan, ay may akses sa pagkatuto at kaalaman. Ito ay lalong mahalaga sa pagsulong sa mga programang nakatuon sa pag-angat ng kabuhayan ng mga hikahos at maralita. Sa pamamagitan ng pagpapalaganap ng karunungan bumasa't sumulat sa pambansang wika, tinutulungan ang mga Pilipino na magkaroon ng mga kasanayan na kinakailangan upang ganap na makibahagi sa ekonomiya.

Higit pa rito, ang pambansang wika ay nagpapadalisa epektibong pamamahala sa pamamagitan ng pagtitiyak ng malinaw na komunikasyon sa pagitan ng pamahalaan at mamamayan. Ang mga polisiya at programang ipinaabot sa isang wikang naiintindihan ng karamihan ay mas may tsansang magtagumpay, dahil mas madali itong maipapatupad at masusubaybayan. Sa sektor ng negosyo, ang isang pinag-isang wika



ay maaaring magpahusay sa kolaborasyon at inobasyon, gayundin sa pagpapadali ng kalakalan at pamumuhunan, kapwa sa loob ng bansa at sa labas nito.

Subalit, ang Pilipinas ay nahaharap sa mga malaking hamon bilang isang multilinggwal na bansa. Sa mahigit 180 wika na sinasalita sa buong kapuluan, ang pagkakaiba-iba ng wika ay maaaring magdulot ng pagkakawatak-watak sa halip na pagkakaisa. Ang mga rehiyonal na wika, bagama't mayaman sa kultural na kahalagahan, ay maaaring magdulot ng mga hadlang sa komunikasyon at pagkakaunawaan, lalo na sa mga lugar kung saan hindi dominante ang wikang Filipino. Ang pagkakaibang ito sa wika ay nagpapakita rin ng mga hamon sa sistemang pang-edukasyon, kung saan maaaring mahirapan ang mga estudyante na matuto sa isang wikang hindi kanilang unang wika.

Upang malampasan ang mga hamong ito, mahalagang isulong ang isang balanseng pananaw na nagbibigay-galang sa pagkakaiba-iba ng wika habang pinapalakas ang papel ng pambansang wika. Ang pagpapalaganap ng Filipino ay hindi dapat gawin sa kapinsalaan

ng iba pang mga rehiyonal na wika. Simula pa noong 2009, ipinapatupad ang isang multilinggwal na sistema ng edukasyon na nagbibigay-diin sa pagtuturo ng parehong pambansang at rehiyonal na wika. Sa ganitong pamamaraan, tinitiyak na ang lahat ng Pilipino ay makikinabang sa mga pang-ekonomiyang bentahe ng isang pambansang wika habang pinapangalagaan ang mayamang pamana ng wika sa bansa.

Dapat magtulungan ang pamahalaan at pribadong sektor sa paglikha at pagsulong ng mga polisiya at inisyatiba na nagtataguyod ng paggamit ng Filipino sa lahat ng sektor ng lipunan, mula sa edukasyon at media hanggang sa negosyo at pamahalaan.

Habang ipinagdiriwang natin ang Buwan ng Wika 2024, kilalanin natin ang kapangyarihan ng wika sa paghubog ng ating pambansang identidad at pagtulak sa ating kolektibong pag-unlad. Sa pamamagitan ng pagtanggap sa ating pambansang wika, habang pinapahalagaan ang ating pagkakaiba-iba ng wika, maaari tayong bumuo ng isang mas nagkakaisa, inklusibo, at maunlad na Pilipinas.

Mga Pagkain Para Gumanda

Marami ang nagtatanong, ano ba ang magandang kainin para gumanda ang balat? Mahalaga ang hitsura kasi ito ang unang nakikita kapag tayo ay may kausap.

Ang kulubot o wrinkles ay dulot ng pagkabawas ng collagen at elastin epekto ng pag-edad. Ang mga anti-oxidants tulad ng vitamin A, C, E at selenium ay depensa sa free radicals na sumisira ng mga selula.

1. Ang vitamin A o beta carotene ay para sa pagsasa-ayos o repair ng body tissue at proteksyon sa damage na dulot ng araw. Mga pagkaing mayaman sa vitamin a o beta carotene ay kamote, Karots, Kalabasa, kamatis, bayabas, letsugas, mangga at kangkong.

2. Ang vitamin C ay tumutulong sa pag-gawa ng collagen at proteksyon sa free radicals. Mayaman sa vitamin C ang bayabas, mangga, kalamansi, dalandan, sili, melon, strawberry, okra, pinya, papaya at pakwan.

3. Ang vitamin E ay proteksyon ng cell membrane. Taglay ito ng abokado, mani, red bell pepper, manga, papaya broccoli at tomato paste.

4. Kailangan ang selenium para sa posibleng proteksyon sa pinsala ng araw. May selenium ang talaba, tilapia, laman ng baka, hipon, brown rice, pitso ng manok, itlog, kabute, de latang tuna.

5. Kailangan ang Zinc para mapanatili ang collagen at maiwasan ang pamumula, pagbabalat, pagkakaroon ng nana o impeksyon sa balat. Kumain

DOKTOR NG MASA

ni Dr. Willie Ong



ng talaba, baka, tenderloin o laman ng baboy, peanut butter, kasoy, mani, walnuts, at green peas.

6. Ang omega 3 fatty acids ay proteksyon sa pinsala ng araw. Ang mga pagkaing mayaman sa omega 3 ay sardinas, dilis, tawilis, hasa-hasa, alumahan, galunggong, tamban, walnuts, talaba, seaweeds o nori.

7. Uminom ng sapat na tubig para at kumain ng mga prutas at gulay na matubig tulad ng pakwan, papaya, pineapple, peppers, melon, mangga, kalamansi, dalandan, broccoli, Karots, cauliflower, letsugas, kabute at kalabasa.

8. Pwede din ang tsaa dahil meron itong polyphenols, antioxidant at tubig.

9. Piliin ang dark chocolate dahil ang cacao ay may anti-oxidant na flavonoids at pampasaya pa.

10. Ang lato o seaweeds o nori ay may phytonutrients para sa balat, buhok at kuko. Mayroon ding iron, iodine, zinc, omega 3 fatty acid at selenium.

LEGAL NOTICES

**Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF
Dasmariñas City, Cavite**

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

Petitioner/Mortgagee,

**- versus - File No. FC-DC-1394-24
EXTRA JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135, AS AMENDED BY ACT 4118**

NELIA T. ESPARTINEZ,
Respondent/Mortgagor.

X-----X

NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, in favor of the EAST WEST BANKING CORPORATION, a corporation duly organized and existing under and by virtue of the laws of the Republic of the Philippines with principal place of business at Ground Floor, Oppen Bldg., #349 Sen. Gil Puyat Ave., Makati City, Metro Manila, against the respondent/mortgagor **NELIA T. ESPARTINEZ**, with postal address at #11 Planet Bel, #4 Makati City, Metro Manila; Lot 16, Block 37, Bahay Pangarap, Brgy. BuroI, Dasmariñas, Cavite; and for the satisfaction of the mortgaged debt which as of 7 May 2024 amounts to **TWO HUNDRED FORTY FOUR THOUSAND FOUR HUNDRED FOUR PESOS & 15/100 (Php244,404.15)**, exclusive of legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **September 20, 2024 at 10:00 o'clock in the morning** or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, BuroI I, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-631763

IT IS HEREBY CERTIFIED that certain land situated in the Municipality of DASMARIÑAS, Province of CAVITE, bounded and described as follows: A parcel of land (Lot 16 blk. 37 of the subdivision plan PSD-042106-075257, being a portion of Lot 3891, Imus Estate (Rs-04-000059, LRC Rec. No.), situated in the Brgy. BuroI, Municipality of Dasmariñas, Province of Cavite, Island of Luzon. Bounded on the NW., along line 1-2 by Lot 15, Blk. 37; on the NE., along line 2-3 by Road Lot 3; on the SE., along line 3-4 by Alley 40; & on the SW., along line 4-1 by Lot 10 Blk. 37, all of the subd. plan. Beginning at a point marked "1" on plan being N. 35 Deg. 3'E., 2666.28 m. from MON. 153, Imus Estate; Thence N. 71 Deg. 23'E., 10.00 m. point 2; thence S. 18 Deg. 37'E., 5.60 m. to point 3; thence S. 71 Deg. 23'W., 10.00 m. to point 4; thence N. 18 Deg. 37'W., 5.60 m. to the point of beginning; containing an area of **FIFTY SIX (56) SQ. METERS**. All points referred to are indicated on the plan and are marked on the ground by P.S. Cyl. Conc. Mons. 15x60 cm; bearings true; date of original survey July 27, 1905-June 11, 1908 & that of subdivision survey, March 15-30, 1994 and was approved on October 27, 1994.

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

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

In the event the public auction should not take place on the said date and time, it shall be held on **October 4, 2024** at the same time and place without further notice.

Dasmariñas City, Province of Cavite, July 26, 2024.

(Sgd.) GERALD A. FARGAS
Sheriff IV

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

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

**SALVACION O. BAS married to
BENITO B. BAS herein represented by their
Attorney-In-Fact, CRISTELA B. SARIA,**
Mortgagors.

F.C. Case No. 18385-23

X-----X

AMENDED NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by **HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND)**, mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **SALVACION O. BAS married to BENITO B. BAS herein represented by their Attorney-In-Fact, CRISTELA B. SARIA**, mortgagors, with residence and postal addresses at 303 Bucandala II, Imus, Cavite, and Lot 29 and Lot 31, Blk. 5 Ph.-B, The Legian Imus Two Subd., Calsadang Bago, Imus, Cavite, to satisfy the mortgage indebtedness which as of May 16, 2023 amounts to **ONE MILLION THREE HUNDRED TWENTY FIVE THOUSAND TWO HUNDRED NINETEEN PESOS & 02/100 (Php1,325,219.02)** Philippine Currency, including interest but excluding penalties, 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 **September 17, 2024 at 10:00 a.m.**, 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 the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2014046813

"A PARCEL OF LAND (LOT 29 BLOCK 5 OF THE CONS.-SUBD. PLAN PCS-04-026819; BEING A PORTION OF LOTS 1298; 1300 BOTH OF IMUS ESTATE, 1301 (NOW RS-04-005038), 1302 (NOW RS-04-005065), 1188 (NOW RS-04-005039), 1304-A-1 AND 1304-A-2 BOTH OF PSD-04-081431 AND LOT 1 BLOCK 13, PCS-04-026053) SITUATED IN CALSADANG BAGO, IMUS, CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., ALONG LINE 1-2 BY ROAD LOT 5, ON THE SE., ALONG LINE 2-3 BY LOT 31 BLK. 5, ON THE SW., ALONG LINE 3-4 BY LOT 30 BLK. 5, ON THE NW., ALONG LINE 4-1 BY LOT 27 BLK. 5 ALL OF THE CONS.-SUBD. PLAN. XXX CONTAINING AN AREA OF **THIRTY SIX (36) SQUARE METERS. X X X**"

TRANSFER CERTIFICATE OF TITLE NO. 057-2014046814

"A PARCEL OF LAND (LOT 31 BLOCK 5 OF THE CONS.-SUBD. PLAN PCS-04-026819; BEING A PORTION OF LOTS 1298; 1300 BOTH OF IMUS ESTATE, 1301 (NOW RS-04-005038), 1302 (NOW RS-04-005065), 1188 (NOW RS-04-005039), 1304-A-1 AND 1304-A-2 BOTH OF PSD-04-081431 AND LOT 1 BLOCK 13, PCS-04-026053) SITUATED IN

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
5th Flr. Bedrock Building, Kayumanggi Center,
Commonwealth Ave., Matandang Balara, Quezon City

NELIA T. ESPARTINEZ

#11 Planet Bel, #4 Makati City, Metro Manila
Lot 16, Block 37, Bahay Pangarap, Brgy. BuroI, Dasmariñas, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

CALSADANG BAGO, IMUS, CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., ALONG LINE 1-2 BY ROAD LOT 5, ON THE SE., ALONG LINE 2-3 BY LOT 33 BLK. 5, ON THE SW., ALONG LINE 3-4 BY LOT 32 BLK. 5, ON THE NW., ALONG LINE 4-1 BY LOT 29 BLK. 5 ALL OF THE CONS.-SUBD. PLAN. XXX CONTAINING AN AREA OF **THIRTY SIX (36) SQUARE METERS. X X X**"

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

In the event the public auction should not take place on the said date, it shall be held on **September 24, 2024** at 10:00 a.m. without further notice.

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

Imus City, Cavite, Philippines, August 13, 2024.

(Sgd.) BENITO A. CARRASCAL
Sheriff IV

APPROVED

(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. CAESAR S. EUROPA

Attorney-In-Fact
24K Accounts Consultants, Inc.
3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

SALVACION O. BAS married to BENITO B. BAS

303 Bucandala II, Imus, Cavite,
Lot 29 and Lot 31, Blk. 5 Ph.-B, The Legian Imus Two Subd., Calsadang Bago, Imus, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 19, 26 & September 2, 2024

**EXTRA-JUDICIAL SETTLEMENT
OF ESTATE OF THE LATE SPS. SALUSTIANO
LEGASPI VILLANUEVA, SR. and
CONSUELO BAUTISTA VILLANUEVA**

NOTICE is hereby given to the public that the estate of the late **Salustiano L. Villanueva, Sr. and Consuelo B. Villanueva**, who died intestate on February 3, 1980 at Makati City and April 20, 1991 at Mangahan, Binakayan, Kawit, Cavite respectively, left without any will and testament nor debts but at the time of their death left a parcel of land, located at Binakayan, Kawit, Cavite covered by Original Certificate of Title No. P-7276 in which the undersigned legal heirs of the decedents have agreed to divide, partition and adjudicate unto themselves and has been settled among their heirs with Extra-Judicial Settlement of Estate of the late Sps. Salustiano L. Villanueva Sr. and Consuelo B. Villanueva, in the manner provided therein before Notary Public Atty. Eulogia B. Manila as per Doc No. 31, Page No. 17, Book No. 1, Series of 2023.

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

EXTRA-JUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given to the public that the estate of the late **EDIONE. LERIN**, who died intestate on April 6, 2021 at Imus City, Cavite, left without any will and testament nor debts but at the time of his death left a conjugal share of a parcel of land with improvements, located at Mambog, Bacoor, Cavite covered by TCT No. 057-2021004653 and TCT No. 279167 in which the undersigned legal heirs of the decedents have agreed that 50% to the widow and the estate of the deceased Edion E. Lerin divide and adjudicate equally unto themselves and has been settled among their heirs with Extra-Judicial Settlement of Estate, in the manner provided therein before Notary Public Atty. Eulogia B. Manila as per Doc No. 164, Page No. 41, Book No. 1, Series of 2024.

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

LEGAL NOTICES

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
CITY OF BACOR, CAVITE
BRANCH 89 (116)

Official Contact Number: (0917) 182-4546
Email address: rtc116.89.bacoor@gmail.com

**RE: ISSUANCE OF ANOTHER OWNER'S
DUPLICATE COPY OF TRANSFER
CERTIFICATE OF TITLE NO. T-105522 OF
THE REGISTRY OF DEEDS OF TRECE
MARTIRES CITY, FOR THE PROVINCE
OF CAVITE IN THE NAMES LEONIDA
GUINTO, VIRGINIA CALINISAN, REYNALDO
GUINTO, BELEN GUINTO AND, LYDIA
GUINTO,**

**ARTURO N. INTERIOR, represented
by his Attorney-In-Fact,
Maricris D. Dagsa,**
Petitioner,

- versus - **LRC CASE NO. 8843-2024-15**

**THE REGISTRY OF DEEDS OF BACOR CITY,
and all other persons claiming rights in the
said property that may be affected thereby,**
Respondents.

X- - - - - X

SECOND AMENDED ORDER

Raffled before this Court is a Petition, dated February 5, 2024, by the petitioner Arturo N. Interior, through his counsel Atty. Benedict V. Victa and Attorney-in-Fact Maricris D. Dagsa, praying for the issuance of a new owner's duplicate copy of Transfer Certificate of Title No. T-1055219 in lieu of the lost one.

Finding the petition to be sufficient in form and substance, and complaint with A.M No. 19-10-20-SC, let the same be set for initial hearing on August 29, 2024 at 8:30 in the morning.

NOTICE is hereby given to any person claiming an interest to file an opposition stating the grounds thereto why this petition should not be granted, on or before the above-scheduled hearing and to appear on such hearing.

Let copies of this Amended Order be posted by the Process Server of this Court in three conspicuous places in the City of Bacoor, Cavite where the property is situated.

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

Let a copy of this Order be sent to the petitioner and counsel, the Office of the Registry of Deeds for the Province of Cavite, Office of the Registry of Deeds for the City of Bacoor, the Office of the Bureau of Lands, DENR, Trece Martires City, Cavite; the Land Management Bureau; the adjacent owner/ss and all the person/s named in the petition who appear to have an interest in the petition.

The petitioner and counsel are directed to furnish copies of this petition to the Office of the Registry of Deeds for the Province of Cavite, Office the Registry of Deeds of the City of Bacoor, the Office of the Bureau of Lands, DENR, Trece Martires City, Cavite; the Land Management Bureau; the adjacent owner/s and all the person/s named in the petition who appear to have an interest in the petition.

SOORDERED.

GIVEN IN CHAMBERS, this 6th day of June 2024 in the City of Bacoor, Cavite.

(Sgd.) **PERSEPHONE MEIR B. BELENA**
Assisting Judge

Copy furnished:

Atty. BENEDICT V. VICTA
Isidora Cpd., Kap. Victa St., Tabon II, Kawit, Cavite
atty.victa@gmail.com

ATTY. ANTONIO T. NICOLAS
025 Pagtakistan St. Poblacion, Bacoor City, Cavite

Dr. Raquel

from
page 1

Pagsasalin at Pagsasalin ng Metapora; Pagbuo ng Programa para sa Pagsasanay sa Pagsasalin: Estado, Proseso at Disenyo; Isyu, Bugso, at Direksiyon ng/sa Pagsasalin sa Ika-21 Siglong Edukasyon; Lipat, Danas, Lapat: Praktika at Estratehiya sa Pagsasaling Teknikal; at Mga Teorya at Praktika sa Pagsasalin.

Si Dr. Taylan ang isa mga haligi ng Departamento ng Filipino at ng Pamantasang De La Salle sa pagsusulong at pagpapaunlad ng wikang Filipino. Sa mahigit dalawang dekada niyang pagtuturo sa pamantasan, ipinakita niya ang kaniyang dedikasyon at adbokasiya sa pagpapaunawa sa mga Lasalyanong mag-aaral ng kahalagahan at kapangyarihan ng wikang Filipino sa pagbabagong panlipunan. Malaki ang kaniyang ambag sa pagsusulong ng intelektuwalisasyon ng wikang Filipino sa buong bansa. Aktibo siya sa iba't ibang pambansang organisasyon tulad ng Propesyonal na Asosasyon ng mga Tagasalin at Tagapagtaguyod ng Salin (PATAS) at ng Pambansang Samahan ng mga Dalubguro (PASADO). Siya rin ang t u m a t a y o n g Tagapamahalang Editor ng Malay, isang interna-

tional refereed at abstracted na journal sa Araling Pilipinas at ang pinakabinibisitang akademikong journal sa Philippine E-Journals.

Ang Dangal ng Wikang Filipino ay kumikilala sa mga nagtaguyod, nagpaunlad, at nagpalaganap ng wikang pambansa, ang Dangal ng Wikang Filipino ay parangal na ibinibigay lámang sa mga piling-

piling indibidwal na may angking kontribusyon sa lipunan para higit na umangat ang Filipino sa iba't ibang larang at dominyo ng kapangyarihan, gaya ng, ngunit hindi limitado sa, agham at teknolohiya, batas, edukasyon, i n h e n y e r i y a , kawanggawa, negosyo, p a m a m a h a l a , sandatahang lakas, sining, at ugnayang panlabas.

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

**PETITION FOR RECOGNITION AND
ENFORCEMENT OF FOREIGN JUDGMENT**

KIM KWANGJUNG,
Petitioner,

- versus - **SPEC. PROC. NO. TMSP-002-24**

LEE JAE KWAN a.k.a. LEE CHAIKWAN,
Respondent,

X- - - - - X

NOTICE OF HEARING

Filed before this Court is a Petition for Recognition and Enforcement of Foreign Judgment issued by Muan-gun Court, Mokpo Branch, Gwangju District Court, Republic of Korea, in favor of Kim Kwangjung.

After being satisfied that the Petition is sufficient in form and substance, the same is hereby set for initial hearing on **September 19, 2024** and **December 5, 2024**, both at 8:30 o'clock in the morning where any and/or all interested parties may oppose the petition.

Let a copy of this Notice of Hearing be published for three (3) consecutive weeks, at the expense of the petitioner, in a newspaper of general circulation and other copies be furnished to the Office of the Municipal Civil Registrar of Tanza, Cavite, Civil Registrar General, Office of the Solicitor General, petitioner, and her counsel.

The petitioner is directed to submit a copy of the Petition with its annexes to the Office of the Municipal Civil Registrar of Tanza, Cavite and Office of the Solicitor General.

Send a copy of this Notice to the Office of the Clerk of Court (OCC) for raffle of the publication.

SOORDERED.

Trece Martires City, Cavite, April 22, 2024.

(Sgd.) **GAYSOL C. LUNA**
Presiding Judge

Copy furnished:

ORONICO LAW OFFICE
ATTY. FE EDITHA M. HERNANDEZ-ORONICO
Counsel for the Petitioner
Ground Floor, Gerard Building, J.P. Rizal Ave., Brgy. Kaybagal South, Tagaytay City

KIM KWANGJUNG
Petitioner
7003 Bucal Road, Brgy. Santol, Tanza, Cavite

OFFICE OF THE SOLICITOR GENERAL
134 Amorsolo St., Legaspi Village Makati City

ATTY. MARICEL LILLED ASUNCION-ROXAS
Clerk of Court
Office of the Clerk of Court (OCC)
Trece Martires City, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

REMEDIOS MADRIAGA
110 Aniban, Bacoor, Cavite, AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

BELEN GUINTO
129 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

ARTURO N. INTERIOR
29 Alchan St., Baranka Mandaluyong City

MARICRIS D. DAGSA
B3 Lot 24 Fairshow St., Camella Fairfields Mambog 1, Bacoor City

VIRGINIA CALINISAN
120 Aniban, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

LEONIDA GUINTO,
75 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

PACIFICO I. SANCHEZ
75 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

REYNALDO GUINTO
110 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

REGISTRY OF DEEDS
Bacoor City

BONIFACIO TOLENTINO
129 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

LYDIA GUINTO
129 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

MARIO HOLGADO
129 Aniban, Bacoor City, Cavite AND Bayanan, Bacoor City, Cavite AND San Nicolas 1, Bacoor City

PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE (PENRO)
Cavite, Government Center Bldg., Brgy. San Agustin, Trece Martires City, Cavite

LAND MANAGEMENT BUREAU
880 F.R. Estuar Building Quezon Ave., Brgy. Paligsahan, Quezon City

REGISTRY OF DEEDS
Trece Martires City

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

LEGAL NOTICES

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

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

- versus - EXTRA-JUDICIAL FORECLOSURE
 OF REAL ESTATE MORTGAGE UNDER
 ACT 3135 AS AMENDED BY ACT NO. 4118

SIR ALLAN L. GOSE married to
 ROWENA T. GOSE,
 Mortgagor.
 F.C. Case No. 19095-24

X----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against SIR ALLAN L. GOSE married to ROWENA T. GOSE, mortgagor, with residence and postal address at Blk. 7 Lot 6 St., Francis, Maricaban, Pasay City and/or Lot 8 Blk. 12 Phase 2, Lancaster Residences, Brgy. Alapan 2, Imus, Cavite, to satisfy the mortgage indebtedness which as of June 25, 2024 amounts to SIX HUNDRED THIRTY FOUR THOUSAND TWO HUNDRED TWENTY FIVE PESOS and 41/100 (Php634,225.41), Philippine Currency, including interest and penalty charges, but excluding attorney's fees, sheriff's fees, and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at Public Auction on September 17, 2024 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 properties with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2012018360

"A PARCEL OF LAND (LOT 8 BLK. 12 OF THE CONS. AND SUBD. PLAN, PCS-04-024477, BEING A PORTION OF THE CONS. OF LOTS 1626-A TO 1626-C, PSD-04-035618; 1628-A & 1628-B, PSD-04-012331 & 1625, IMUS ESTATE, L.R.C. REC. NO. 8843) SITUATED IN THE BRGY. OF ALAPAN 2, MUN. OF IMUS, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 7 BLK. 12; ON THE SW., ALONG LINE 2-3 BY LOT 18 BLK. 12; ON THE NW., ALONG LINE 3-4 BY LOT 9 BLK. 12; AND ON THE NE., ALONG LINE 4-1 BY ROAD LOT 1, ALL OF THE CONS. AND SUBD. PLAN. xxx CONTAINING AN AREA OF FORTY (40) SQUARE METERS. xxx"

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 September 24, 2024 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, 5 August 2024.

(Sgd.) MARIA CHONA D. TANGANCO
 Sheriff IV

APPROVED:

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

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

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

ATTY. JESUS ANGELO P. GOMEZ
 Attorney-In-Fact, ALEXIS A. MOLAR LAW OFFICES
 Lex Citadel Bldg., No. 7 La Salle St., Brgy. Silangan, Cubao, Quezon City 1102

SIR ALLAN L. GOSE married to ROWENA T. GOSE
 Blk. 7 Lot 6 St., Francis, Maricaban, Pasay City and/or Lot 8 Blk. 12 Phase 2, Lancaster Residences, Brgy. Alapan 2, Imus, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: August 12, 19 & 26, 2024

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

BANK OF COMMERCE,
 Mortgagee,

- versus - Foreclosure No. 2024-132
 For: Extra-Judicial Foreclosure of
 Real Estate Mortgage

SPOUSES MARLOU C. SOLLEZA AND
 SHARON T. SOLLEZA represented by their
 Attorney-in-Fact JANE C. TAMAYO,
 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, BANK OF COMMERCE of Bank of Commerce, San Miguel Properties Centre, No. 7 Saint Francis Street, Mandaluyong City, and against the mortgagors, SPOUSES MARLOU C. SOLLEZA AND SHARON T. SOLLEZA represented by their Attorney-in-Fact, JANE C. TAMAYO of Blk. 11 Lot 47 PH1 Turin St., Ponticelli Garden, Bacoor City, Cavite and Blk. 15 Lot 1 Camella Cerritos Phase 2, Bacoor, Cavite, to satisfy the mortgage indebtedness which as of June 30, 2024, amounts to TWO MILLION SIX HUNDRED THIRTY THREE THOUSAND SEVEN HUNDRED FORTY SIX PESOS & 82/100 (P2,633,746.82), Philippine Currency, inclusive of interest and penalty charges, but exclusive of other fees incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on September 17, 2024 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. (057-202101010484) 167-2023004859

"A PARCEL OF LAND (LOT 1 BLOCK 15, OF THE CONS.-SUBD. PLAN, PCS-04-025059, BEING A PORTION OF LOTS 2 TO 11, PCS-04-016272, L.R.C. REC. NO.), SITUATED IN BRGY. OF MOLINO, MUN. OF BACOOOR, PROV. OF CAVITE, ISLAND OF LUZON. xxx, CONTAINING AN AREA OF ONE HUNDRED FORTY SEVEN (147) SQUARE METERS, MORE OR LESS."

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

"In the event the public auction should not take place on the said date, it shall be held on September 24, 2024, 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, August 7, 2024.

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

By:

(Sgd.) DANILO B. BERLON
 Sheriff IV

Copy Furnished:
 VBVA LAW FIRM
 (VILLAMOR BONIFACIO-VILLAMOR AND ASSOCIATES)
 4F Future Point Plaza 2, 116 Mother Ignacia Ave., Brgy. South Triangle, Quezon City 1103 Philippines

BANK OF COMMERCE
 Bank of Commerce, San Miguel Properties Centre, No. 7 Saint Francis Street, Mandaluyong City

SPOUSES MARLOU C. SOLLEZA AND SHARON T. SOLLEZA rep by AIF, JANE C. TAMAYO
 Blk. 11 Lot 47 PH1 Turin St., Ponticelli Garden, Bacoor City, Cavite
 Blk. 15 Lot 1 Camella Cerritos Phase 2, 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: August 12, 19 & 26, 2024

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

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

- versus - Foreclosure No. 2024-149
 For: Extra-Judicial Foreclosure of
 Real Estate Mortgage

LIANLU E. CUSTODIO married to
 WENEFREDO P. CUSTODIO, JR.,
 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, LIANLU E. CUSTODIO married to WENEFREDO P. CUSTODIO, JR., at Blk. 4 Lot 5B Console Village Bayanan Bacoor, Cavite and Lot 24 Blk. 3 Ph. 2 Breeze Woods Dos, Mambog, Bacoor, Cavite to satisfy the mortgage indebtedness which as of August 7, 2024, amounts to NINE HUNDRED FIFTY NINE THOUSAND ONE HUNDRED SIXTY SEVEN PESOS & 07/100 (P959,167.07), 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 October 3, 2024 at 10:00 o'clock in the morning or soon thereafter, at the main Entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 167-2016033986

"APARCELOFLAND (LOT 24, BLOCK 3 OF THE SUBDIVISION PLAN, PSD-04-220726, BEING A PORTION OF LOT 5424-A, PSD-04-020106, LRC REC. NO. 8843), SITUATED IN BARANGAY OF MAMBOG, MUNICIPALITY OF BACOOOR, PROVINCE OF CAVITE, ISLAND OF LUZON. xxx, CONTAINING AN AREA OF FIFTY (50) SQUARE METERS, MORE OR LESS."

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

"In the event the public auction should not take place on the said date, it shall be held on October 10, 2024, 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, August 20, 2024.

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

By:

(Sgd.) DEMETRIO T. VILLANUEVA, JR.
 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. CESAR S. EUROPA
 3F Fass Inteli College Bldg., No. 11 Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

LIANLU E. CUSTODIO married to WENEFREDO P. CUSTODIO, JR.
 Blk. 4 Lot 5B Console Village Bayanan Bacoor, Cavite
 Lot 24 Blk. 3 Ph. 2 Breeze Woods Dos, Mambog, 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: August 19, 26 & September 2, 2024

LEGAL NOTICES

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

BDO UNIBANK, INC.,
 Mortgagee,

- versus - FORECLOSURE CASE NO. F-823-24

SPOUSES ROMMIEL SORIANO DELA CRUZ
and CHONA MARANA DELA CRUZ,
 Debtors/Mortgagors,

X- ----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **BDO UNIBANK, INC.**, with business address at 11TH Floor BDO Towers Valero, 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagors, **SPOUSES ROMMIEL SORIANO DELA CRUZ and CHONA MARANA DELA CRUZ**, with residence and postal addresses at (1) #1477 Bayanihan Street, Baclaran 1702, Parañaque City; and (2) Block 8A, Lot 16, Kensington 17, Brgy. Navarro, General Trias, Cavite, to satisfy the mortgage indebtedness as of May 31, 2024 amounts to **ONE MILLION NINE HUNDRED FIFTY THOUSAND SIXTY SEVEN AND 99/100 (Php1,950,067.99)**, including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2017042744

LOT NO: 16 BLOCK NO: 8A PLAN NO: PSD-04-231268
PORTION OF: LOT 1725, SAN FRANCISCO DE MALABON
ESTATE (FRS-04-005312) 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 17, BLOCK 8A, PSD-04-231268
2-3	NE	LOT 14, BLOCK 8A, PSD-04-231268
3-4	SE	ROAD LOT 9, PSD-04-231268
4-1	SW	LOT 18, BLOCK 8A, PSD-04-231268

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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) **JOANNAH AVIGAIL C. TIMKANG**
 Sheriff IV

Copy Furnished:

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

SPOUSES ROMMIEL SORIANO DELA CRUZ and CHONA MARANA DELA CRUZ

(1) #1477 Bayanihan Street, Baclaran 1702, Parañaque City; and
 (2) Block 8A, Lot 16, Kensington 17, Brgy. Navarro, General Trias, 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: August 19, 26 & September 2, 2024

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

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

- versus - FORECLOSURE CASE NO. F-801-24

ARNULFO G. CARINAN married to
MERLITA M. CARINAN,

Mortgagor/s,

X- ----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **ARNULFO G. CARINAN married to MERLITA M. CARINAN**, with residence and postal addresses at 703 SAN FRANCISCO ST., ILAYA, LAS PIÑAS CITY and LOT 12 BLK. 16 PH 3A CARISSA HOMES-TANZA BAGTAS, TANZA, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to **TWO HUNDRED NINETEEN THOUSAND NINE HUNDRED NINETY FOUR PESOS & 02/100 (P219,994.02)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-784096

A parcel of land (Lot 12, Block 16 of the subdivision plan, Psd-04-085780, being a portion of Lot 2053-B-1-B-1, Psd-04-085756; (Carissa Homes Tanza Ph 3-A L.R.C. Record No.), situated in the Barangay of Bagtas, Municipality of Tanza, Province of Cavite, Island of Luzon. Bounded on the SW., along line 1-2 by Lot 10; on the NW., along line 2-3 by Alley 12; on the NE., along line 3-4 by Lot 14; and on the SE., along line 4-1 by Lot 11 all Blk. 16 of the subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of **THIRTY FIVE (35) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) **JOSELITO L. ARANDA**
 Sheriff IV

Copy Furnished:

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

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

ARNULFO G. CARINAN married to MERLITA M. CARINAN
 703 SAN FRANCISCO ST., ILAYA, LAS PIÑAS CITY and
 LOT 12 BLK. 16 PH 3A CARISSA HOMES-TANZA BAGTAS,
 TANZA, 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: August 19, 26 & September 2, 2024

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

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

- versus - FORECLOSURE CASE NO. F-792-24

VILMA FERRER MAÑEBO married to
ROLANDO BERNARDO MAÑEBO,

Mortgagor/s,

X- ----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **VILMA FERRER MAÑEBO married to ROLANDO BERNARDO MAÑEBO**, with residence and postal addresses at 35 CITY SQUARE KM. 14, EDISON AVE., PARAÑAQUE, METRO MANILA and LOT 20 BLK. 50 HOLIDAY HOMES SUBD., BICLATAN GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to **THREE HUNDRED SIXTY EIGHT THOUSAND NINE HUNDRED FIFTY EIGHT PESOS & 64/100 (P368,958.64)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-784690

A parcel of land (Lot 20, Blk. 50 of the cons. subd. plan, Pcs-04-011670, being a portion of the cons. of Lots 2847-B, 2847-C, Psd-04-030633 and lot 2848, S.F.M. Estate, LRC Rec. No.), sit. in the Bo. of Biclatan, Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the SW., along line 1-2 by Lot 21, of Blk. 50 of the cons. subd. plan; on the NW., along line 2-3-4 by Alley 36 of the cons. subd. plan; on the NE., along line 4-5 by Lot 35 of the cons. subd. plan. and on the SE., along line 51 by Lot 1 of Blk. 50 of the cons. subd. plan. Beginning at a pt. marked "1" on plan X X X containing an area of **SIXTY NINE (69) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) **JOANNAH AVIGAIL C. TIMKANG**
 Sheriff IV

Copy Furnished:

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

ATTY. CAESAR S. EUROPA
 Attorney-in-Fact, 24K ACCOUNTS CONSULTANT, INC
 3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

VILMA FERRER MAÑEBO married to
ROLANDO BERNARDO MAÑEBO
 35 CITY SQUARE KM. 14, EDISON AVE., PARAÑAQUE,
 METRO MANILA and LOT 20 BLK. 50 HOLIDAY HOMES
 SUBD., BICLATAN GEN. TRIAS, 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: August 19, 26 & September 2, 2024

LEGAL NOTICES

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

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

- versus - FORECLOSURE CASE NO. F-827-24

ALELI CARAAN TOLENTINO,
Respondent-Mortgagor.

X----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **RIZAL COMMERCIAL BANKING CORPORATION, (in its capacity as successor-in-interest of RCBC Savings Bank, Inc.) represented by Atty. Leonardo A. Yepes Jr.,** with business address at 28th Floor AT Yuchengco Centre, 25th & 26th Sts., Bonifacio Global City, Taguig City, against the Mortgagor/s, **ALELI CARAAN TOLENTINO,** with residence and postal address at BLK. 34 LOT 30 & 31 Road Lot 5 Tierra Solana Pontevedra, Brgy. Buenavista III, General Trias, Cavite, Philippines, to satisfy the mortgage indebtedness as of May 24, 2024 amounts to **ONE MILLION EIGHT HUNDRED FORTY THREE THOUSAND SIX HUNDRED TWENTY NINE AND 89/100 ONLY (PHP1,843,629.89),** including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2019011110

A PARCEL OF LAND (LOT 30 BLK. 34 OF THE SUBD. PLAN PSD-04-184080, BEING A PORTION OF LOT 2823-A, PSD-04-116461, L.R.C. REC. NO.) SITUATED IN THE BARRIO OF BUENAVISTA III, MUN. OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 21; ON THE NE., ALONG LINE 2-3 BY LOT 29; BOTH OF BLK. 34; ON THE SE., ALONG LINE 3-4 BY ROAD LOT 5; ON THE SW., ALONG LINE 4-1 BY LOT 31, BLK. 34; ALL OF THE SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN X X X CONTAINING AREA OF **FIFTY (50) SQUARE METERS. X X X**

TRANSFER CERTIFICATE OF TITLE NO. 057-2019011111

A PARCEL OF LAND (LOT 31 BLK. 34 OF THE SUBD. PLAN PSD-04-184080, BEING A PORTION OF LOT 2823-A, PSD-04-116461, L.R.C. REC. NO.) SITUATED IN THE BARRIO OF BUENAVISTA III, MUN. OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., ALONG LINE 1-2 BY LOT 30, BLK. 34; ON THE SE., ALONG LINE 2-3 BY ROAD LOT 5; ON THE SW., ALONG LINE 3-4 BY LOT 32; ON THE NW., ALONG LINE 4-1 BY LOT 20, BOTH OF BLK. 34 & ALL OF THE SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN X X X CONTAINING AREA OF **FIFTY (50) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

**RIZAL COMMERCIAL BANKING CORPORATION,
(in its capacity as successor-in-interest of RCBC
Savings Bank, Inc.)**

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

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

- versus - EJF NO. TG-23-078

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

LORENA M. HANDAYAN,
Borrower/Mortgagor,

X----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-judicial foreclosure sale under Act 3135, as Amended by Act No. 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund),** a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with principal office and place of business at The Petron Mega Plaza Building No. 358 Sen. Gil Puyat Avenue, Makati City, pursuant to the terms and conditions of the Loan and Mortgage Agreement ("MORTGAGE") executed and notarized on November 6, 1995 by Borrower/Mortgagor, **LORENA M. HANDAYAN,** single, of legal age, Filipino citizens, with residence and postal addresses at (1) 3366 Magsaysay-Arellano St., Bacood, Sta. Mesa, Manila and (2) Lot 7 Blk. 9 Franceville Executive Homes, Bo. Bulihan, Silang, Cavite, in favor of the Mortgagee-Originating Institution, **NJR REALTY & DEVELOPMENT CORPORATION,** which same mortgage was acquired thru Purchase Loan Agreement by Mortgagee-Assignor, **NATIONAL HOME MORTGAGE FINANCE CORPORATION (NHMFC),** and latter assigned by virtue of Deed of Assignment in favor of the Petitioner/Mortgagee-Assignee, over a real estate property including improvements thereon, described in and covered by **TRANSFER CERTIFICATE OF TITLE NO. (T-586426) 31365** of the Registry of Deeds for the Province of Cavite, in order to satisfy the outstanding loan obligation of the Borrowers/Mortgagors in the amount of **THREE HUNDRED THIRTY-TWO THOUSAND TWO HUNDRED TWENTY-SEVEN PESOS & 02/100 (PHP332,227.02)** inclusive of interest and other charges, as of July 4, 2023, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Baby Leem B. Maristela, will sell at public auction on **September 17, 2024 at 10:00 o'clock in the morning** or soon thereafter, at the New Hall of Justice of Tagaytay City, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following property with all its improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE NO. (T-586426) 31365
Registry of Deeds for Tagaytay City**

"IT IS HEREBY CERTIFIED that certain land situated in the Municipality of Silang, Prov. of Cavite bounded and described as follows: A parcel of land (Lot 7, of the consubd. plan, Pcs-042118-008677, being a portion of the cons. of Lots 2,4,6,8,10,12,14,16,18,20,22 & 24, Blk. 9, Pcs-04-005492, LRC Rec. No.), situated in the Bo. of Bulihan, Mun. of Silang, Prov. of Cavite. Bounded on the SE., along line 1-2 by Lot 8, of the cons-subd. plan; on the SW., along line 2-3 by Road Lot 8, Pcs-04-005492, on the NW., along line 3-

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

ALELI CARAAN TOLENTINO
BLK. 34 LOT 30 & 31 Road Lot 5 Tierra Solana Pontevedra, Brgy. Buenavista III, General Trias, 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: August 19, 26 & September 2, 2024

4 by Lot 6 of the cons-subd. plan; and on the NE., along line 4-1 by Lot 5, Blk. 9, Pcs-04-005492. Beginning at a pt. marked "1" on plan, being S. 50 deg. 00'W., 7477.22 m. BLBM No. 1, Mun. of Carmona, Cavite; thence S. 22 deg 41'W., 12.00 m. to pt. 2; thence N. 66 deg. 54'W., 4.20 m. to pt. 3; thence N. 22 deg. 41'E., 12.00 m. to pt. 4; thence S. 66 deg. 54'E., 4.20 m. to the pt. of the beginning, containing an area of **FIFTY SQ. METERS AND FORTY SQ. DECIMETERS (50.40)**. All pts. referred to are indicated on the plan and are marked on the ground by P.S. cyl. conc. mons. 15x40cm., bearings true; date of the orig. survey, June 1-15, 1943 and that of the cons.-subd. survey, May 1-5, 1994 and was approved on June 2, 1994. is registered in accordance with the provisions of the Property Registration Decree in the name of" **LORENA M. HANDAYAN,** Filipino, of legal age, single.

In the event the public auction should not take place on the said date, it shall be held on **September 24, 2024** without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the **TRANSFER CERTIFICATE OF TITLE NO. (T-586426) 31365,** the encumbrances thereon, if any there be.

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

Tagaytay City, August 6, 2024.

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

(Sgd.) BABY LEEM B. MARISTELA
Sheriff-in-Charge

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

Copy Furnished:
NJR REALTY and DEVELOPMENT CORP.
Mortgagee-Originating Institution
Rm. 610 Exec. Bldg. Center Gil J. Puyat Ave., Makati, M.M.

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

MARIA VICTORIA D. CAPIRAL
c/o ATTY. ANTONIO E. ESCOBER
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

LORENA M. HANDAYAN
Borrower Mortgagee
(1) 3366 Magsaysay-Arellano St., Bacood, Sta. Mesa, Manila
and (2) Lot 7 Blk. 9 Franceville Executive Homes, Bo. Bulihan,
Silang, Cavite

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 19, 26 & September 2, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF
THE LATE ELIZABETH F. COLORICO**

NOTICE is hereby given to the public that the estate of the late **ELIZABETH F. COLORICO,** who died intestate on June 16, 2020 at Bacoor City, Cavite, left without any last will and testament, and without any debts of whatsoever left a real property, situated at Brgy. Salinas 1, Municipality of Bacoor, Province of Cavite, with an area of Twenty Four (24) Square Meters, more or less, covered by Transfer Certificate of Title No. T-1363183 in which the undersigned legal heirs of the decedents have agreed to divide, partition and adjudicate unto themselves and has been settled among their heirs with Extra-Judicial Settlement of Estate of the late Elizabeth F. Colorico, in the manner provided therein before Notary Public Atty. Pedro D. Genaio as per Doc No. 424, Page No. 6, Book No. XII, Series of 2024.

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 5, 12 & 19, 2024

LEGAL NOTICES

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

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

- versus - FORECLOSURE CASE NO. F-880-24

GENELY MORALES QUIÑONES is herein
represented by her husband MELVIN
RONDINA QUIÑONES as her Attorney-in-Fact,
Mortgagor/s,

X----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, GENELY MORALES QUIÑONES is herein represented by her husband MELVIN RONDINA QUIÑONES as her Attorney-in-Fact, with residence and postal addresses at LOT 22 BLOCK 8 UNIT A DON GREGORIO HEIGHTS SUBDIVISION, SAMPALOC II, DASMARIÑAS CITY, CAVITE and LOT 21 BLOCK 10 HENERAL UNO, PASONG KAWAYAN, GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of July 15, 2024 amounts to **THREE HUNDRED EIGHTY THOUSAND TWO HUNDRED SEVENTY TWO PESOS & 29/100 (P380,272.29)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2018055593

A PARCEL OF LAND (LOT 21, BLOCK 10 OF THE CONSOLIDATION-SUBDIVISION PLAN PCS-04-027483, BEING A PORTION OF LOT 3183, SAN FRANCISCO DE MALABON ESTATE, RS-04-002268 AND LOT 3299, SAN FRANCISCO DE MALABON ESTATE, RS-04-001981) SITUATED IN THE BARANGAY OF PASONG KAWAYAN, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 20, BLK. 10; ON THE NW., ALONG LINE 2-3 BY ROAD LOT 15 (6.50 M. WIDE); ON THE NE., ALONG LINE 3-4 BY LOT 22, BLK. 10; ON THE SE., ALONG LINE 4-5 BY LOT 14, BLK. 10; AND ON THE SE., ALONG LINE 5-1 BY LOT 15, BLK. 10 ALL OF THE CONSOLIDATION-SUBDIVISION PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, XXX CONTAINING AN AREA OF **FIFTY SEVEN (57) SQUARE METERS, MORE OR LESS. XXX**

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

In the event the public auction should not take place on the said date and time, it shall be held on **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) **JOANNAH AVIGAIL C. TIMKANG**
Sheriff IV

Copy Furnished:

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

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

ATTY. MELANIO A. BADENAS, JR.

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

GENELY MORALES QUIÑONES is herein represented by her husband MELVIN RONDINA QUIÑONES as her Attorney-in-Fact

LOT 22 BLOCK 8 UNIT A DON GREGORIO HEIGHTS

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

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),

Mortgagee,

- versus - **FNC – 2024-107**

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

NESTOR JR. SEVILLA SEROJANO, 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 **NESTOR JR. SEVILLA SEROJANO, single**, with postal address at #155 OLIVAS ST., NAWASA SIDE, BRGY. PASONG TAMO, QUEZON CITY and LOT 5, BLOCK 90, PASINAYA HOMES, PHASE 2, BARANGAY SABANG (FORMERLY TIMALAN) NAIC, CAVITE to satisfy the mortgage indebtedness which as of June 25, 2024 amounts to **FOUR HUNDRED TWENTY NINE THOUSAND TWO HUNDRED TWELVE PESOS AND 83/100 (P429,212.83)** Philippine currency, inclusive of interest, penalties and other charges, the undersigned Sheriff will set at public auction on **September 24, 2024 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Ex-Officio Sheriff at the Hall of Justice formerly Mayor Macario B. Pena Memorial Hall, Naic, Cavite, to the highest bidder, for cash and in Philippine currency, the following described property with all the improvements existing thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2018043747

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: 5, Block No. 90, Plan No: PSD-04-246096
Portion of: SUBD. OF LOT 2937, FLS-986-D, NAIC ESTATE (VS-04-000597); LRC RECORD NO. 8340

Location: BARANGAY OF SABANG (FORMERLY TIMALAN), MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON.

Boundaries:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	LOT 6, BLOCK 90, PSD-04-246096
2-3	SW	ALLEY LOT 53, PSD-04-246096
3-4	NW	LOT 15, BLOCK 93, PSD-04-246096
4-5	NW	LOT 14, BLOCK 93, PSD-04-246096
5-6	NW	LOT 13, BLOCK 93, PSD-04-246096
6-1	NE	LOT 4, BLOCK 93, PSD-04-246096

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 **October 1, 2024** without prior notice.

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

SUBDIVISION, SAMPALOC II, DASMARIÑAS CITY, CAVITE and LOT 21 BLOCK 10 HENERAL UNO, PASONG KAWAYAN, GEN. TRIAS, 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: August 19, 26 & September 2, 2024

Naic, Cavite, July 31, 2024.

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

Copy furnished:

MARIA VICTORIA D. CAPIRAL

c/o **JEFFREY A. RAMIENTAS C.P.A.**

Attorney-In-Fact, GREATSOURCE CORPORATION
2546 A. Bonifacio St., Bangkal, Makati City

NESTOR JR. SEVILLA SEROJANO, single

#155 OLIVAS ST., NAWASA SIDE, BRGY. PASONG TAMO, QUEZON CITY /
LOT 5, BLOCK 90, PASINAYA HOMES, PHASE 2, BARANGAY SABANG (FORMERLY TIMALAN) NAIC, CAVITE

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

Publication: PMC Pulso ng Makabagong Caviteño News Publication
Dates: August 19, 26 & September 2, 2024

Cavite honors

from
page 1

Engagement Cham-

pion Award was presented to municipalities that demonstrated exceptional community engagement and outreach efforts during the immunization drive. Awardees were cities of Tagaytay, Trece Martires, Gen. Trias, Imus, Carmona and Dasmariñas and municipalities of Silang, Kawit, Amadeo, Alfonso, Naic, Mendez, Magallanes and Maragondon.

Recognition in Timely Reporting was awarded to cities of Trece Martires, Tagaytay and Gen. Trias and municipalities of Silang, Mendez, Indang, Gen. Emilio Aguinaldo and Naic for consistently providing prompt and accurate reporting throughout the campaign.

Good Job Award was given to recognize the municipalities and cities with high immunization coverage rates. Awardees were cities of Cavite, Imus and Bacoor, and municipalities of Noveleta, Kawit, Amadeo, Rosario, General Emilio Aguinaldo, Ternate, Alfonso, Magallanes, Indang and Tanza.

Excellent Job Award was given to areas that exceeded their immunization targets. Recipients were cities of Gen. Trias, Dasmariñas, Trece Martires, Carmona and Tagaytay, and municipalities of Mendez, Maragondon, Gen. Mariano Alvarez, Naic and Silang.

Green Banner Award was presented

to Dasmariñas City Health Office 1,2 & 4, Imus City Health Office 1 & 2, Carmona City Health Office, Gen. Trias City Health Office, Trece Martires City Health Office and Tagaytay City Health Office for achieving at least 75% coverage in their immunization activity.

Game Changer Award was given to cities of Bacoor and Dasmariñas, and municipalities of Silang, Tanza and Naic for having the most number of children vaccinated during the oral polio vaccination drive.

Most Innovative Award was awarded to the Municipality of Gen. Mariano Alvarez for their creativity and innovation in implementing the immunization campaign.

In addition to these, plaques of appreciation were given to various national agencies and stakeholders for their invaluable support and collaboration in ensuring the success of the polio immunization efforts.

The ceremony underscored the importance of collaboration between local government units, national agencies, and community stakeholders in safeguarding the health and well-being of Caviteños, starting with immunizing children against vaccine-preventable diseases.

The Provincial Government of Cavite remains committed to continuing these efforts and maintaining high standards in public health initiatives. (JDP)

LEGAL NOTICES

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

IN RE: PETITION FOR THE CANCELLATION OF ADVERSE CLAIM INVOLVING LOT NO. 118, COVERED BY TRANSFER CERTIFICATE OF TITLE NO. 057-2024015107 OF THE REGISTRY OF DEEDS FOR THE REGISTRY OF DEEDS FOR THE PROVINCE OF CAVITE,

ROYAL ASIA LAND, INC., (Formerly: KPPI LAND CORPORATION AND CARMONA HEIGHTS PROPERTY CORPORATION), represented by Atty. Joseph Carlo V. Piñon,
 Petitioner,

- versus - CASE NO. LRC-C-GMA-2024-31

JUANITO M. ALCEDO, represented by his Heirs YOLANDA VIDA ALCEDO, REGINA ALCEDO TENORIO, MARITES ALCEDO BERNARDINO, EDWIN VIDA ALCEDO, LAND REGISTRATION AUTHORITY AND THE REGISTER OF DEEDS FOR THE PROVINCE OF CAVITE,
 Respondents.

x----- x

NOTICE OF HEARING

There is a petition filed by petitioner through counsel for cancellation of adverse claim involving Lot No. 118 covered by **Transfer Certificate of Title No. 057-2024015107** on the grounds alleged therein.

NOTICE IS HEREBY GIVEN that said petition has been set for hearing on **October 23, 2024 at 1:30 o'clock in the afternoon**, before this Court, on which date, time, and place, any person interested is cited to appear and show cause why the same should not be granted.

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

Further, let a copy of this Notice and that of the petition be furnished that Registry of Deeds, Trece Martires City, Cavite, Land Registration Authority and the Office of the Solicitor General and the same be posted by the sheriff of this Court in three (3) conspicuous places in the Municipality of Carmona, Cavite, where the property is located.

Witness my hand under the seal of this Court this 8th day of August 2024 at Carmona, Cavite, Philippines.

(Sgd.) CATHERINE A. PERAN
 Court Legal Researcher
 Officer-In-Charge

Copy Furnished

- Office of the Provincial Prosecutor - OPP Carmona**
- Quiason Makalintal Law Firm - 21/F Robinsons Equitable Tower 4 AD Avenue, Ortigas Center, Pasig City, Philippines (ccajalne@qmlaw.com.ph/ rserrano@qmbti.com)**
- Heirs of Juanito M. Alcedo - 239 Purok 4, Brgy. Amuyong, Municipality of Alfonso, Province of Cavite**
- Office of the Solicitor General - 134 Amorsolo St., Legaspi Village, Makati City (docket@osg.gov.ph)**
- The Registry of Deeds - LRA Bldg., Capitol Cmpd., Trece Martires City, Cavite**
- Land Registration Authority - East Avenue cor. NIA Road, Diliman, 1128 Quezon City**
- Sheriff Joseph Diokno - RTC Carmona**

Publication: PMC Pulso ng Makabagong Caviteño News Publication
 Dates: August 19, 26 & September 2, 2024

MPT South

from page 1

the segment self-sustaining.

Afterward, participants, media partners, and colleagues from different government agencies enjoyed a heartwarming breakfast and the cozy vibe of one of Biñan's hidden gems, Kamp Lilim, just a few kilometers away from CALAX.

Shortly, they headed to Biñan Esplanade, the coastal area of Biñan, where they got the chance to see the Hispanic-inspired coastal architecture and breathtaking scenery of Laguna Lake, the country's largest freshwater basin.

Heading to the city's población, they got the chance to explore and capture one of Biñan's historical landmarks, the Alberto Mansion, Teodora Alonzo's ancestral abode, the mother of the country's national hero, Dr. Jose Rizal.

They also seized the moment, learning the footprints of Dr. Rizal's maternal and paternal lineage sketched

around the city center.

As they head to the city of Sta. Rosa, the participants were also pleased with the homey Filipino food served for lunch at 'PansEAT,' one of Sta. Rosa's oldest restaurant.

After the luncheon, they were briefed by the local tourism officers with the amazing historical evidence found in the city's museum, and city's century-old church, the Sta. Rosa de Lima Parish Church, which was built in 1792; the impressive Spanish and American ancestral houses along Zavalla Street adds to the historical significance of the city; and the infamous landmark and identity of Sta. Rosa, the Sta. Rosa Arch.

Participants captured different heritage sites and historical landmarks in the middle of the bustling metropolis of Biñan and Sta. Rosa; enjoyed the local delicacies such as Puto Biñan and fried okoy, or shrimp fritters; and got

to learn its historical significance which displays the tapestry of culture, arts, and heritage it embodies.

The photo enthusiasts who took part in the event shared their most exquisite captures of the day during their photo walk of the two cities, which was judged by MPT South and other partners in government. After their careful deliberation, the judges concluded that the winning photograph was from participant Sarah Lou Berdinardino, who garnered the highest score for her photos captured in Biñan and Sta. Rosa.

"The heritage photo walk tour signifies MPT South's dedication to foster awareness in the preservation of our cultural heritage and appreciate the significance of the past in today's everyday endeavor," said Arlette V. Capistrano, Vice President for Communication and Stakeholder Management of MPT South. "MPT South will continue to be an avenue in conserving our historical significance and encouraging people to

take part in this cause," added Capistrano.

About Biyaheng South

Biyaheng South is MPT South's award-winning tourism advocacy program with a strong presence on TikTok, Facebook, and Instagram. It is dedicated to promoting the rich cultural heritage, diverse tourist destinations, and unique local experiences in Region IV-A and NCR, specifically areas reached by its expressways.

About MPT South

MPT South is a subsidiary of Metro Pacific Tollways Corporation (MPTC), the toll road development arm of Metro Pacific Investments Corporation (MPIC). It is the biggest toll road builder and operator in the country.

Aside from the CAVITEX and CALAX, MPTC's domestic portfolio includes the concessions for the North Luzon Expressway (NLEX), the NLEX Connector Road, the Subic-Clark-Tarlac Expressway (SCTEX), and the Cebu-Cordova Link Expressway (CCLEX) in Cebu.

SafeGuarding

from page 12

A total of 2,000 copies of Bayani Ka Book 2 will be donated by MPT South to different public libraries and partner institutions in Metro Manila and CALABARZON.

"MPT South conceptualized this campaign, 'Bayani Ka: Bayani ng Kalsada Book 2,' to empower children with the knowledge and confidence they need to navigate the streets safely. By distributing this book to schools, we hope to in-

still lifelong habits of safety and responsibility in our youngest citizens," said Arlette V. Capistrano, Vice President for Communication and Stakeholder Management of MPT South.

After receiving the "Bayani ng Kalsada" books from MPT South, Director Cesar Gilbert Q. Adriano stated that "This book will serve as a learning tool for teaching children about road safety, providing them

with the essential knowledge to navigate the world safely. It empowers the young minds about the importance of knowing traffic rules and pedestrian safety, protecting them from any harm they may encounter on the road."

MPT South, in its mission to lead in providing a safe and convenient mobility experience for all travellers, is dedicated to ensuring that expressway drivers are conscious of road safety, as well as the children of today as they go through the process of being their own

"Bayani ng Kalsada" of tomorrow.

MPT South is a subsidiary of Metro Pacific Tollways Corporation (MPTC), the infrastructure arm of Metro Pacific Investments Corporation (MPIC). Aside from the CALAX and CAVITEX networks of toll roads, MPTC's domestic portfolio includes concessions for the North Luzon Expressway (NLEX), the NLEX Connector Road, the Subic-Clark-Tarlac Expressway (SCTEX), and the Cebu-Cordova Link Expressway (CCLEX) in Cebu.

DOST 1

from page 12

and Ms. Juliana Espinosa, Municipal Agriculturist of San Jacinto, Pangasinan.

The activity aimed to assist in drying post-harvest products effectively and enhancing agricultural productivity specifically on rice and munggo production. The beneficiaries of the Portasol units include the Hilltop Organic Farmers League of San Jacinto Inc., received four (4) units for their 75 members; the Away Labney Lobong Irriga-

tors Association, received four (4) units for their 170 members; the Bolo Labney Lobong San Jose Irrigators Association, received four (4) units for their 120 members; and the Awai Upper Hills Farmers Association, received three (3) units for their 80 members.

Mr. Geambo D. Morata, Project Technical Assistant I of DOST 1, oriented the beneficia-

ries on the use of Portasol technology and its benefits and provided an overview of the CEST Program.

Mr. Maquiling encouraged the beneficiaries to properly manage the awarded Portasol units and urged the farmers to continually enhance their agricultural practices through science-based solutions. He conveyed his gratitude to the farmers and expressed the hope that the Portasol units they had been given would have a beneficial effect and promote sus-

tainable lives.

On behalf of the Local Government Unit of San Jacinto, headed by Mayor Leo F. De Vera, Ms. Araos expressed her gratitude to the DOST 1 - CEST Program.

The successful distribution of the Portasol units underscores the commitment of both DOST 1 and LGU San Jacinto to fostering agricultural innovation and supporting sustainable farming practices in the municipality. **(Geambo D. Morata and Catherine Lictao)**

MAGLIBANG TAYO

KAPALARAN

ARIES (Mar. 21-Apr. 19) - Tatalunin ka ngayon ng awa. Mag-ingat ka, tandaan mo na ang awa ay awa, habang ang pag-ibig ay pag-ibig. Huwag mong kalimutan na ang dalawang ito ay magkaiba. Masuwerteng kulay-beige. Tips sa lotto-9-10-24-29-33-45.

TAURUS (Apr. 20-May 20) - Marami ang pagpapalain ngayon, pero higit kaninuman, ang mga mata ng langit ay nakatingin sa iyo. Ibig sabihin, aalalayan ka ng langit sa bawat hakbang na gagawin mo sa iyong buhay. Masuwerteng kulay-blue. Tips sa lotto-6-19-27-31-32-37.

GEMINI (May 21-June 20) - Bago ka magpasya, bumilang ka muna ng sampu. Ito ang sikreto mo ngayon upang hindi ka matangay ng iyong damdamin. Ito ang mensahe ng iyong kapalaran. Masuwerteng kulay-black. Tips sa lotto-7-10-14-18-24-28.

CANCER (June 21-July 22) - Iyo ang araw na ito. Ang sinumang magtatangka na sirain ang araw mo, hindi lamang ang kapalaran nila ang masisira kundi maging ang kanilang buhay. Masuwerteng kulay-violet. Tips sa lotto-11-24-27-38-40-42.

LEO (July 23-Aug. 22) - May kani-kanyang panahon ang bawat bagay sa mundo. Ngayon ang masuwerteng panahon para sa pagkakawang-gawa. Masuwerteng kulay-peach. Tips sa lotto-1-17-25-36-39-44.

VIRGO (Aug. 23-Sept. 22) - Huwag kang mag-aalinlangan dahil ito ang kalaban mo ngayon. Tandaan mo na kahit kailan, hindi maganda ang pag-aalinlangan. Masuwerteng kulay-red. Tips sa lotto-5-14-28-33-41-45.

LIBRA (Sept. 23-Oct. 22) - Nasa mga matang tumitingin kung ano ang maganda. Huwag mong ipagpilitan ang iyong opinyon dahil may kani-kanyang mga mata ang bawat tao. Masuwerteng kulay-burgundy. Tips sa lotto-3-16-25-30-35-42.

SCORPIO (Oct. 23-Nov. 21) - Nadadaya ang tao dahil inaakala niyang totoo ang hindi niya pa nahahawakan. Dapat nakatingin ka sa reyalidad at umasang hindi ka maliligaw. Masuwerteng kulay-white. Tips sa lotto-4-17-26-32-37-40.

SAGITTARIUS (Nov. 22-Dec. 21) - Kung sino ang may mababang loob, siya ang mas maraming biyayang tatanggapin at ibabagsak ng langit ang mapagmataas. Masuwerteng kulay-green. Tips sa lotto-2-11-16-28-39-42.

CAPRICORN (Dec. 22-Jan. 19) - May mabuting dulot ang tamang pananaw, kaya itama mo ito. Kapag mali ang pananaw, magkakamali rin ang buhay mo. Masuwerteng kulay-yellow. Tips sa lotto-7-9-14-26-35-44.

AQUARIUS (Jan. 20-Feb. 18) - Kung nalilito ka, humingi ka ng payo sa matalik mong kaibigan. Kung hindi mo alam ang gagawin, siya rin ang lapitan mo. Ang matalik mong kaibigan ang magsisilbi mong anghel ngayon. Masuwerteng kulay-purple. Tips sa lotto-5-11-16-27-38-43.

PISCES (Feb. 19-Mar. 20) - Huwag mong pansinin ang mapanghusga. Sila ang hahatulan ngayon ng langit, at ang hatol ay dadanas sila ngayon ng pagkapahiya sa kanilang mga sarili. Masuwerteng kulay-pink. Tips sa lotto-7-10-19-22-38-40.

SUDOKU

	3			4				
		5	6	3	9	2		7
	9		1	2			8	
9	6	4		8		1	3	
	2		4	1		6		
	8	1		6		9	5	4
	4		5	6		7		
1		9	3	4	8	6		
			9				1	

SAGOT: SUDOKU VOL. 21 #24

5	9	4	1	6	3	7	8	2
2	6	3	5	8	7	4	1	9
8	7	1	9	4	2	3	6	5
4	8	9	6	7	5	2	3	1
3	1	5	2	9	4	8	7	6
6	2	7	8	3	1	5	9	4
9	4	2	7	1	8	6	5	3
7	3	6	4	5	9	1	2	8
1	5	8	3	2	6	9	4	7

HOW TO PLAY: Sudoku puzzle is made up of a 9-by-9 grid with nine 3-by-3 sub-grids called boxes. There are 9 rows, 9 columns and 9 boxes in every puzzle. The object of the game is to fill all squares in the grid with the correct number.

The rules are: • Every row, column and box must contain all the digits 1 to 9.

• Each number can only appear once in every row, column or box.

• Every puzzle has only one correct solution!

Did You Know?



DID YOU KNOW THE LIGHTER PROFESSIONAL COMPETITIVE EATERS ARE, THE BETTER?

You'd think that the bigger the stomach, the more hot dogs would be able to fit, right? Not quite. Popular Science expanded on the theory that lighter contestants can out-eat their heavier competitors. The reasoning behind this is that a skinny person has room for their stomach to expand without being blocked by a ring of fat. Here are more "did you know" facts about competitive eaters that'll gross you out.

WORD HUNT

Creepypasta

J	L	K	S	A	G	M	I	U	E	N	L	S	O
C	G	J	K	T	D	L	E	T	H	R	A	M	N
J	H	A	S	S	K	A	B	I	O	C	U	A	L
E	C	N	L	A	K	E	K	C	O	X	G	I	A
F	L	E	E	P	T	R	C	C	D	L	H	L	U
F	O	B	N	Y	K	R	A	I	I	T	I	L	G
E	C	L	D	P	O	E	J	T	E	M	N	I	H
R	K	A	E	E	Z	D	S	O	I	A	G	W	I
Y	W	L	R	E	A	N	S	B	R	S	J	Y	N
W	O	O	M	R	L	U	E	Y	F	K	A	L	G
O	R	C	A	C	G	R	L	L	L	Y	C	L	J
O	K	K	N	R	O	T	E	E	T	A	K	A	I
D	E	C	R	M	J	N	Y	E	R	U	L	S	L
S	E	R	A	K	E	H	E	P	R	O	X	Y	L

- SALLY WILLIAMS
- UNDER REALM
- JANE BLALOCK
- LAUGHING JILL
- EYELESS JACK
- KATE
- CLOCKWORK
- JEFFERY WOODS
- ZALGO
- MR. CREEPYPASTA
- MASKY
- TICCI TOBY
- SLENDERMAN
- LAUGHING JACK
- RAKE
- PROXY
- HOODIE

LEGAL NOTICES

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

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

- versus - FORECLOSURE CASE NO. F-673-24

KAYNEE JOY T. DIOSO,
Mortgagor/s.

JOSEPHINE T. DIOSO married to
GUALBERTO B. DIOSO
(Co-borrower)

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, KAYNEE JOY T. DIOSO and JOSEPHINE T. DIOSO (Co-borrower) married to GUALBERTO B. DIOSO, with residence and postal addresses at 3757 BAUTISTA ST., PALANAN, MAKATI CITY; BRGY. CUBAY, LIBERTAD, ANTIQUE and LOT 87 BLOCK 2 PHASE 2 MICARA ESTATES, TANZA, SAHUD ULAN, TANZA, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to SEVEN HUNDRED SIXTY EIGHT THOUSAND THREE HUNDRED EIGHTY FIVE PESOS & 49/100 (P768,385.49), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on September 20, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2021048154

LOT NO: 87 BLOCK NO: 2 PLAN NO: PSD-04-236882
PORTION OF: LOT NA, BLOCK 13, PSD-04-235211 ; LRC REC. NO. 6832

LOCATION: BARANGAY OF SAHUD ULAN, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	LOT 88, BLOCK 2, PSD-04-236882
2-3	SE	ROAD LOT 11, PSD-04-236882
3-4	SW	LOT 86, BLOCK 2, PSD-04-236882
4-1	NW	BLOCK 15, PSD-04-235221

AREA: FORTY FIVE SQUARE METERS (45), 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

ATTY. MELANIO A. BADENAS JR.

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

KAYNEE JOY T. DIOSO and JOSEPHINE T. DIOSO (Co-borrower) married to GUALBERTO B. DIOSO
3757 BAUTISTA ST., PALANAN, MAKATI CITY; BRGY. CUBAY, LIBERTAD, ANTIQUE and LOT 87 BLOCK 2 PHASE 2 MICARA ESTATES, TANZA, SAHUD ULAN, TANZA, CAVITE

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

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Dates: August 19, 26 & September 2, 2024

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

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

- versus - FORECLOSURE CASE NO. F-783-24

LUISITO R. RODRIGUEZ is herein represented
by his Attorney-in-Fact, MARIA MICHELLE R.
RODRIGUEZ,

Mortgagor/s,

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, LUISITO R. RODRIGUEZ is herein represented by his Attorney-in-Fact, MARIA MICHELLE R. RODRIGUEZ, with residence and postal addresses at NO. 1505 NR (A) CAPITOL PROVINCIAL CPD, TRECE MARTIRES CITY, CAVITE and LOT 29 BLOCK 1 GREEN FORBES CITY SUBDIVISION, BRGY. PALWIT (NOW HUGO PEREZ), TRECE MARTIRES, CAVITE, to satisfy the mortgage indebtedness as of April 17, 2024 amounts to EIGHT HUNDRED SEVENTY THREE THOUSAND FIVE HUNDRED NINETY PESOS & 34/100 (P873,590.34), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on September 20, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 077-2019007784

A PARCEL OF LAND (LOT 29, BLK. 1 OF THE CONS.-SUBD. PLAN, PCS-04-025381, BEING A PORTION OF LOTS 3641 & 3694, FLS-2234, S.F. DE MALABON ESTATE, (GLRO REC. NO. 5964 & 5960), SITUATED IN THE BRGY. OF PALWIT, MUN. OF TRECE MARTIRES, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 28; ON THE SW., ALONG LINE 2-3 BY LOT 3643, FLS-2234, S.F. DE MALABON ESTATE; ON THE NW., ALONG LINE 3-4 BY LOT 30, BLK. 1; AND ON THE NE., ALONG LINE 4-1 BY RD. LOT 2, ALL OF THE CONS-SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF SIXTY (60) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

POMPEYO P. MAYNIGO

Attorney-in-Fact, Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen Gil J. Puyat Ave., Pasay City

LUISITO R. RODRIGUEZ is herein represented by his Attorney-in-Fact, MARIA MICHELLE R. RODRIGUEZ
NO. 1505 NR (A) CAPITOL PROVINCIAL CPD, TRECE MARTIRES CITY, CAVITE and LOT 29 BLOCK 1 GREEN FORBES CITY SUBDIVISION, BRGY. PALWIT (NOW HUGO PEREZ), TRECE MARTIRES, CAVITE

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REPUBLIC OF THE PHILIPPINES
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FOURTH JUDICIAL REGION
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TRECE MARTIRES CITY

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

- versus - FORECLOSURE CASE NO. F-670-24

EMMA MCGUIRE is herein represented by
SALVACION GESTOSO as her Attorney-in-Fact,
Mortgagor/s,

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, EMMA MCGUIRE is herein represented by SALVACION GESTOSO as her Attorney-in-Fact, with residence and postal addresses at 351 B. MATIENZA ST., SAN MIGUEL, MANILA and LOT 3 BLOCK 25 CH-LATRINIDAD, QUINTANA, TRECE MARTIRES CITY, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to TWO HUNDRED FIFTY EIGHT THOUSAND ONE HUNDRED ONE PESOS & 85/100 (P258,101.88), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on September 20, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-17865

A parcel of land (Lot 3, Blk. 25, of the cons./subd. plan, Pcs-04-010640, being a portion of the cons. of Lots 1-9, Blk. 40; 1 to 22 Blk. 41; 1 to 34, Blk. 42; 1 to 50 Blk. 43; 1 to 46 Blk. 44; 10 to 27 Blk. 49; 1 to 22 Blk. 50; 1-2 Blk. 58; Rd. Lots 24, 25, 26, 27 & 31 (LRC) Psd-45360 & Lots 3366, 3367, 3368 & 3369, Sta. Cruz de Malabon Estate, L.R.C. Rec. No.), situated in the Brgy. of Quintana, Trece Martires City, Cavite. Bounded on the NW., along line 1-2 by Lot 1; on the NE., along line 2-3 by Lot 4, both of Blk. 25; on the SE., along line 3-4 by Lot 5, Blk. 25; & on the SW., along line 4-1 by Rd. Lot 14, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of FIFTY (50) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) JOSELITO L. ARANDA
Sheriff IV

Copy Furnished:

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

ATTY. MELANIO A. BADENAS JR.

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

EMMA MCGUIRE is herein represented by SALVACION GESTOSO as her Attorney-in-Fact
351 B. MATIENZA ST., SAN MIGUEL, MANILA and LOT 3 BLOCK 25 CH-LATRINIDAD, QUINTANA, TRECE MARTIRES CITY, CAVITE

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TRECE MARTIRES CITY

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

- versus - FORECLOSURE CASE NO. F-701-24

ANDRES E. MARTINEZ married to
SOFIA F. MARTINEZ,
Mortgagor/s,

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **ANDRES E. MARTINEZ married to SOFIA F. MARTINEZ**, with residence and postal addresses at BLOCK 24 LOT 45 CAMELLA HOMES, SPRINGVILLE, WEST MOLINO, BACOR, CAVITE and LOT 40 BLK. 102 MARY CRIS COMPLEX, BO. ALANG-ILANG, GENERAL TRIAS, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to **TWO HUNDRED SEVENTEEN THOUSAND EIGHT HUNDRED SIXTY FOUR PESOS & 19/100 (P217,864.19)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-760005

A PARCEL OF LAND (Lot 40 Block 102) of the subdivision plan Psd-04-093013, being a portion of Lot 2533 SFD MALABON EST, situated in the barrio of ALANG ILANG, municipality of GEN. TRIAS, province of CAVITE, Island of LUZON. Bounded on the SW., along line 1-2 by Lot 17, Block 102; on the NW., along line 2-3 by Lot 41 Block 102, on the NE., along line 3-4 by Lot ALLEY73; and on the SE., along line 4-1 by Lot 39, Block 102, all of the subdivision plan. Beginning at a pt. marked "1" on plan, x x x containing an area of **THIRTY SIX (36) SQUARE METERS. x x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

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

Copy Furnished:

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

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

ANDRES E. MARTINEZ married to SOFIA F. MARTINEZ
BLOCK 24 LOT 45 CAMELLA HOMES, SPRINGVILLE, WEST MOLINO, BACOR, CAVITE and LOT 40 BLK. 102 MARY CRIS COMPLEX, BO. ALANG-ILANG, GENERAL TRIAS, 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: August 19, 26 & September 2, 2024

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

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

- versus - FORECLOSURE CASE NO. F-789-24

MIRASOL B. PERDIDO,
Mortgagor/s,

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **MIRASOL B. PERDIDO**, with residence and postal addresses at 133 SUMMIT VILLE SUBD., MUNTINLUPA CITY and LOT 30 BLK. 108 PH. 7 CARISSA HOMES-TANZA, PUNTATANZA, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to **TWO HUNDRED EIGHTEEN THOUSAND FIVE HUNDRED SEVENTY SIX PESOS & 77/100 (P218,576.77)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-747571

A parcel of land (Lot 30 Blk. 108 of the subd. plan, Psd-04-099961, being a portion of Lot 3100, Sta. Cruz de Malabon Estate (Rs-04-002222) GLRO Rec. No. 6832) situated in Brgy. of Punta, Mun. of Tanza, Prov. of Cavite, Island of Luzon. Bounded on the NW., along line 1-2 by Lot 32, Blk. 108; on the NE., along line 2-3 by Alley 86, both of the subd. plan; on the SE., along line 3-4 by Lot 28; & on the SW., along line 4-1 by Lot 29, both of Blk. 108, all of the subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of **THIRTY THREE (33) SQ. M. & FIFTY SQ. DECIMETERS (33.50) more or less. 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

(Sgd.) **RICARDO A. TOLEDO**
Sheriff IV

Copy Furnished:

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

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

MIRASOL B. PERDIDO
133 SUMMIT VILLE SUBD., MUNTINLUPA CITY and LOT 30 BLK. 108 PH. 7 CARISSA HOMES-TANZA, PUNTA TANZA, CAVITE

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

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

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

- versus - FORECLOSURE CASE NO. F-664-24

ANALIE D. VILLELA,
Mortgagor/s,

X- - - - - X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **ANALIE D. VILLELA**, with residence and postal addresses at BLOCK 5, LOT 29, PH-1, PARAMOUNT HOMES, BRGY. NAVARRO, GEN. TRIAS, CAVITE and LOT 29, BLOCK 5, PH-1, PARAMOUNT HOMES, BRGY. NAVARRO, GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of April 15, 2024 amounts to **TWO HUNDRED TWENTY FOUR THOUSAND TWO HUNDRED TWENTY THREE PESOS AND 14/100 (P224,223.14)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 2024 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-895533

A parcel of land (Lot 29 Blk. 5 of the subd. plan, Psd-04-104526, being a portion of Lot 1742, San Francisco de Malabon Estate, Rs-04-002673, LRC Rec. No. 5964) situated in the Brgy. of Navarro, Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 31, Blk. 5; on the SW., along line 2-3 by Alley Lot 8 (4.50 m. wide) on the NW., along line 3-4 by Lot 27, Blk. 5; and on the NE., along line 4-1 by Lot 30, Blk. 5, all of the subd. plan. Beginning at a pt. marked "1" on plan, x x x containing an area of **THIRTY TWO (32) 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 **October 4, 2024** without further notice.

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

Trece Martires City, August 16, 2024.

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

Copy Furnished:

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

ATTY. MICHAEL YANCY P. YNGSON
Attorney-in-Fact, RECEIVERS AND LIQUIDATORS INC.
Unit C, 10th Floor, Strata 2000 Bldg., F. Ortigas Jr. Rd., Ortigas Center, Pasig City

ANALIE D. VILLELA
BLOCK 5, LOT 29, PH-1, PARAMOUNT HOMES, BRGY. NAVARRO, GEN. TRIAS, CAVITE and LOT 29, BLOCK 5, PH-1, PARAMOUNT HOMES, BRGY. NAVARRO, GEN. TRIAS, CAVITE

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

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Safeguarding Journeys: MPT South launches Bayani ng Kalsada Book 2

Metro Pacific Tollways South (MPT South), a subsidiary of the Metro Pacific Tollways Corp. (MPTC), launched "Bayani Ka: Bayani ng Kalsada Book 2" at the National Library of the Philippines, an activity book aimed at inspiring children to become road safety champions in their communities. Packed with engaging stories, vibrant illustrations, and interactive content, the book is designed to teach young readers the importance of road safety in a way that is both entertaining and empowering. With road safety being a vital topic for young learners, the book is an excellent resource for schools to incorporate into their curriculum, helping students become more aware and responsible on the streets.



Arlette V. Capistrano, Vice President for Communication and Stakeholder Management of MPT South led the symbolic turnover of "Bayani Ka" activity books to the National Library of the Philippines. She was joined by MPTC Chief Corporate Governance and Risk Officer and Head of Sustainability, Atty. Cynthia Casino; as well as Dr. Angelito Umali, Health and Nutrition Officer and representative of the United Nations International Children's Emergency Fund (UNICEF). The books were received by Mr. Cesar Gilbert Q. Adriano, Director of the National Library of the Philippines (NLP), Mr. Eduardo B. Quiros, Assistant Director of the National Library of the Philippines, and representatives from different local libraries.

SAFEGUARDING • 10

Celebrate Your Everyday Heroes: ACE National Heroes Day Sale – Unbeatable Deals at ACE Hardware Rosario: Honor the heroes in your life with the ACE National Heroes Day Sale from August 23-26! Enjoy great discounts on all your home needs at ACE Hardware Rosario.

DOST 1 awards 15 units of drying technology to CEST Beneficiaries in San Jacinto, Pangasinan

The Department of Science & Technology Regional Office 1 (DOST 1), through its Provincial Science & Technology Office (PSTO) - Pangasinan, awarded 15 units of Portasol, a Multi-Purpose Hybrid Solar Drying Tray, on August 6, 2024, to Community Empowerment thru Science & Technology (CEST) program beneficiaries in San Jacinto, Pangasinan.



Portasol is an aluminum thermal tray system that can be stacked up to ten tiers high, accommodating 150 kilograms of crops per drying cycle. This technology is recognized for its ability to prevent pests and enhance storage ventilation, incorporating breathing spaces among the multi-tiered stored grains. This design mitigates the risk of fungal mold, rot, and mildew, ensuring the high quality and marketability of the harvested produce.

The awarding ceremony was spearheaded by Mr. Michael John C. Maquiling, Supervising Science Research Specialist of PSTO-Pangasinan, along with Ms. Geraldine Araos, Municipal Human Resource Management Officer, DOST 1 • 10

KAIBIGAN SA KALUSUGAN NASA QUEZON NA! Libreng konsultasyon mula sa Kaibigan sa Kalusugan para sa mga kababayan natin na nasa Quezon Province. Paunang handog ang SPECIAL FREE HEALTH CONSULTATION kasama ang ating Scientist/Inventor Richard Nixon Gomez, ngayong darating na September 10, 2024, ala-1 ng hapon. Regular weekly consultation: Every Thursday 10am-2pm, Tagarao St. Lucena City (in between Black Sip Coffee & Meko's Pizza)