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Southern Sparkle News and PUBLISHING

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Vol. XIV No. 33 May 22-28, 2023 P10.00



Dahil kabilang po sa Flood Mitigation Committee (FMC) ang inyong lingkod Imus City Mayor Alex 'AA' Advincula, dinaluhan po natin ang idinaos na pagpupulong tungkol sa kalagayan ng JICA-CIA FRIMP Project at Improvement ng Ylang-Ylang River na ginanap sa Bayleaf Hotel Cavite.

Nakasama po dito sina Gov. Jonvic Remulla, Mayor Jon-jon Ferrer, Engr. Aurelio Mendoza ng Department of Public Works and Highways (DPWH) - UPMO, Assistant District Engineer Igna, at iba pang mga pinuno ng sektor sa ating lalawigan.

VP SARA RESIGNS AS LAKAS-CMD MEMBER

MANILA – Vice President Sara Duterte resigned as a member



of the Lakas-Christian Muslim Democrats (Lakas-CMD) party. "This is to announce my irrevocable resignation as a Lakas-CMD member effective today. I am grateful

to all the party members for the support that also once demonstrated that unity is possible to advance our shared dreams for our fellow Filipinos and our beloved country," she

said in a Facebook post. Duterte served as the chairperson of the party, alongside House Speaker Martin Romualdez as the Lakas-CMD president.

Although she did not give a specific reason for her resignation, the country's second-highest official said she does not want her service to be affected by political power play.

"I am here today

because of the trust of the Filipino people in me to lead and serve them and the country, and this cannot be poisoned by political toxicity or undermined by execrable political power play," Duterte said.

(cont. p.2)

ISKOLAR NG BAYAN SCHOLARSHIP PROGRAM PARA SA BAYAN NG KAWIT



Kasama natin ang mga magulang ng mga Kabataang Caviteño sa Binakayan Elementary School dahil sila ang mga beneficiaries ng ating Iskolang Bayan Scholarship Program.

Sa pangunguna ni Cong. Jolo Revilla tumanggap ng educational assistance ang may 1000 mga kababayan natin sa Binakayan at ang bawat estudyante sa grades

(cont. p.2)

Inauguration and Blessing of Trece Martires Component City Police Station Command Center and Fitness Gym



Matagumpay na isinagawa ang inagurasyon at blessing ng Trece Martires

Component City Police Station Command Center at Fitness Gym. Ang mga bagong

pasilidad na ito ay para sa kapakinabangan ng ating kapulisan

(cont. p.3)



Ceremonial Launching of National Police Clearance in partnership with LGU BACCOOR. Nagkaroon ng Ceremonial Launching ng National Police Clearance sa Mainsquare Bacoor Blvd. noong May 17, 2023 sa pangunguna ni Bacoor City Mayor Strike Revilla. Hindi niyo na kailangan pang pumunta sa Bacoor Government Center para mag-apply, sa Strike sa Serbisyo Satellite Office sa 2nd floor ng Mainsquare Mall ka lang mag punta andun na lahat ang kailangan niyo, bukas po sila mula 10 AM hanggang 5 PM, Monday to Saturday. Serbisyonag Bacoreño handog namin para sa inyo.

LOCAL FARMERS IN CALABARZON TO RECEIVE TRAINING ON MODERN FARMING TECHNIQUES



KSK-SAP farmers and partners from San Pablo City, Laguna



KSK Trainees at Tabangao Ambulong, Batangas City, Batangas

SM Foundation, Inc. (SMFI) has taken another step in its mission to enhance the agriculture and entrepreneurial skills of farmers. The organization recently launched the KabalikatsaKabuhayan on Sustainable Agriculture Program (KSK-SAP) across various locations in Calabarzon.

Beginning with its launch in Padre Garcia, Batangas on April 13, 2023, the program has since been extended to Silang, Cavite, Batangas City, San Pablo, Laguna, and Calamba City. SMFI is also set to provide free agri-skills training to local farmers in other parts of the region to help other beneficiaries uplift their families and communities.

Empowering local

farmers will undergo a two-phased program, spearheaded by its partner school Moca Family Farm RLearning Center, Inc.

The said program kicked off with an immersive 14-week training program, designed to equip participants with essential skills and knowledge in agriculture. The modular training curriculum covers topics on the latest agri-technology updates, capacity building, financial literacy, product development, and market opportunities. Through these comprehensive modules, KSK-SAP aims to empower and enhance farmers' agricultural practices and explore avenues for sustainable growth.

(cont. p.3)

Iskolar ng Bayan scholarship... from p.1



1-8 ay nakatanggap ng tig-dalawang libong piso habang ang grades 9-12 naman ay tig-tatlong libong piso.

Kasama nating nag-

ataguyod na iprayoridad ang edukasyon ng mga kabataan sa ating lalawigan sina Senator Ramon Bong Revilla, Jr. at Agimat Partylist. Kami

ay magkakuwang para makapagbigay ng ayudang pinansiyal pangdagdag pangastos sa mga eskwela ng ating mga mag-aaral.

Sa susunod na linggo ay kukumpletuhin na natin ang mga estudyante sa Kawit bago tayo dumako sa Rosario at Cavite City, umantabay lang sa inyong mga schedule. (facebook Jolo Revilla)

PGC's Medical Mission at Trece Martires City



In a benevolent gesture of helping the community, a successful medical mission took place on May 13, 2023, at Jetron Pavilion in Trece Martires City. The event was organized by the Office of the Provincial Governor(OPG) - medical mission team and the Armed Forces of the Philippines (AFP) Retirees, serving a total of 114 patients.

The AFP retirees expressed their gratitude to the (cont. p.4)

VP Sara resigns... from p.1

Despite the move, she said, she remains committed to serving the Filipino people. "Nothing is more important to me than being able to meaningfully serve our fellow Filipinos and the Philippines, with President Ferdinand Marcos Jr. leading the way. Trust that my word, my commitment will be immutable," she said.

The Vice President concurrently serves as the chief of the Department of Education and co-vice chairperson of the National Task Force to End Local Communist Armed Conflict. (PNA)

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Taste and see that the Lord is good; blessed is the one who takes refuge in him.

Happy Birthday!



**City Councilor
DOREEN CABRERA-
SILVA
City of Calamba**



**City Councilor
GERARD TERUEL
City of Calamba**



**Hon. RUTH HERNANDEZ
Congresswoman,
2nd Dist.
Province of Laguna**

Local farmers in CALABARZON... from p. 2

As a highlight first phase, KSK-SAP of the program's farmers will join the

Inauguration and blessing... from p. 1

at para sa bawat mamamayang Treceño, upang makapagbigay ng higit na serbisyo at mapaingting ang seguridad at kaayusan sa ating minamahal na lungsod.

Nakasamanatin sina Police Brigadier General Regional Director, PRO CALABARZON Carlito M. Gaces, Police Colonel Provincial Director

Christopher F. Olazo, PLTCOL Jonathan Asnan, VM Bobby Montehermoso, BM Abeng Remulla, City Councilors at Brgy Chairpersons.

Kaisa po ninyo ang Pamahalaang Lungsod ng Trece Martires kasama sina VM Bobby Montehermoso at ang 11th Sangguniang Panlungsod.

SM Sunday Market, a collaborative initiative between SM Foundation and SM Supermalls. This platform offers trainees valuable opportunity to showcase their agricultural produce and gain firsthand experience in institutional

selling. Through this market opportunity, participants can not only generate income but also cultivate their expertise and experience in the sales and marketing aspects of their agri-businesses. (KCHT)

EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **IRENEA P. PANGANIBAN**, who died on October 12, 2015 in Gen. Emilio Aguinaldo Memorial Hospital (Korea-Phils. Friendship Proj.) Trece Martires City, Cavite, that said deceased died without any will or testament and without any outstanding debts in favor of any person or entity, that said deceased, at the time of his death, left a certain real property, situated in Kaybagal Central, Tagaytay City, Province of Cavite, Island of Luzon, covered by Tax Declaration No. AC-00012-0372-4 with an area of 225 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 3rd day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 276, Page No. 57, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS

NOTICE is hereby given that the estate of the late **SPS. ANTONIO AMBATA AND ROSA BAUTISTA AMBATA**, who died on April 9, 1998 and November 30, 1960 at Tamacan, Amadeo, Cavite, respectively, said deceased died intestate without leaving any debts whatsoever, the aforementioned deceased at the time of their death left a certain real property situated at Tamacan, Amadeo, Cavite containing an area of 9,175 square meters, covered by Original Certificate of Title No. P-6175 of the Registry of Deeds for the Province of Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 4th day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 285, Page No. 58, Book No. II, Series of 2023.

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EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE NEMESIA O. GATDULA WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **PRICILA O. AUSTRAL**, who died on August 1, 1990 at Indang, Cavite, and the only surviving legal heir of the late **NEMESIA O. GATDULA**, who died on April 27, 2004 at Indang, Cavite, herein represented by her heirs, namely, **FELICIANO O. AUSTRAL, VICENTE O. AUSTRAL, MA. LORETO AUSTRAL DE GUZMAN, ANGELINA AUSTRAL ASTILLERO, JUSTINA AUSTRAL ESCALANTE AND ALFREDO O. AUSTRAL**, respectively, that said deceased/s died without any will or testament and without any outstanding debts in favor of any person or entity, that said deceased/s, at the time of their death, left a certain real property, situated at Brgy. Bancod, Municipality of Indang, Province of Cavite, covered by Tax Declaration No. AA-10-0009-01207 containing an area of 10,000 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 8th day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 280, Page No. 57, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED ANTONIA C. LUNA WITH DEED OF DONATION

NOTICE is hereby given that the estate of the late **ANTONIA CAMIT LUNA**, died a widow and intestate on October 25, 2020 at Imus City, Cavite leaving two (2) parcel of land with improvements situated in the Bo. of Bukandala, Mun. of Imus, Prov. of Cavite, covered by Transfer Certificate of Title No. T-1191170 with an area of 51 square meters and Transfer Certificate of Title No. T-1191171 with an area of 51 square meters, of the Registry of Deeds for the Province of Cavite were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 11th day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 377, Page No. 77, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

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

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee,

-versus-

Foreclosure Case No. F - 105-23

**RAMIL C. MALASAGA married to
MARIALYN L. MALASAGA,**
Mortgagor/s,

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra -Judicial Petition for Sale under Act 3135, as amended by Act. 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil. Puyat Avenue, Makati City against the Mortgagor/s, **RAMIL C. MALASAGA married to MARIALYN L. MALASAGA** with residence and postal address at: 1) 09-B Anabu II, Imus, Cavite; and 2) Lot 29, Block 71 Golden Horizon Villas, Brgy. Hugo Perez, Trece Martires City, Cavite to satisfy the mortgage indebtedness as of **03 March 2023** amounts to **FOUR HUNDRED THIRTY THREE THOUSAND SEVEN HUNDRED EIGHTY SIX PESOS and 49/100 (P433, 786.49)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **JUNE 14, 2023** at 10:00 o'clock in the morning until 12 noon at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 077-2020004845

LOT NO: 29 BLOCK NO: 71 PLAN NO: PCS-04-028989

PORTION OF: LOT 2841, SAN FRANCISCO DE MALABON ESTAE AND LOT 1, BLOCK 109, PSD-04-228808

LOCATION: BARANGAY OF HUGO PEREZ (FORMERLY: BUENAVISTA MUNICIPALITY OF TRECE MARTIRES (FORMERLY: GEN. TRIAS) PROVINCE OF CAVITE

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SW	LOT 27, BLOCK 71, PCS-04-028989
2-3	NW	ALLEY LOT 42, PCS-04-028989
3-4	NE	LOT 31, BLOCK 71, PCS-04-028989
4-1	SE	LOT 30, BLOCK 71, PCS-04-028989

AREA: FORTY SQUARE METERS, (40) 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 **JUNE 28, 2023** 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, MAY 12 2023.

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

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND
c/o **ATTY. PAULINO E. CASES, JR.**
CASES COLLECTION MANAGEMENT INC.
Unit 408, Cityland Condominium 10 Tower II
154 H. V. dela Costa Street, Salcedo Village, Makati, City

RAMIL C. MALASAGA married to MARIALYN L. MALASAGA
09-B Anabu II, Imus, Cavite
Lot 29, Block 71 Golden Horizon Villas, Brgy. Hugo Perez, Trece Martires City, 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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Laguna 3-year Agricultural Development Program, kasalukuyang binubuo



STA. CRUZ, Laguna - Nang maisa-pinal ng Kagawaran ng Agrikultura ang tatlong taong Agriculture Development Plan Program para maiangat ang produksyon ng pagkain sa bansa ay agad itong sinuportahan ni Gobernador Ramil Hernandez katuwang ang Field Agricultural Extension Services-Office of the Provincial Agriculturist (FAES-OPAG) na pinamumunuan ni Mr. Marlon Tobias.

Kaugnay nito ay isang pagpupulong ang ginanap sa Laguna Cultural Center sabayang

noong Mayo 10, 2023. Dito isinagawa ang Consultative Workshop on Crafting a 3-year Agricultural Development Program 2023-2026 para sa Laguna na dinaluhan ng mga magsasaka at mangingisda mula sa bayan ng Santa Cruz, Pila, Lumban, Pagsanjan, Kalayaan at Paete.

Inilatag ditto ang mga suliraning kinakaharap ng mga magsasaka at mga posibleng solusyon sa mga ito, at nagbigay ng mensahesi Gob. Ramil kung paano tinutugunan ang pangangailangan sa programa ng agrikultura, at

kung paano nito nilagay ng pondo ang bawat programa.

Sakabuan, layon ng programa na maiangat at maitaguyod ang isang produktibong programa para sa agrikultura, partikular sa bigas, gulay, mataas na presyo ng ani at pananim, at sa hayop tulad ng manok, baboy at sa pangisdaan.

Patuloy na isinasagawa ang mga consultative workshops sa iba pang mga bayan upang mabuo ang 3-year Agricultural Development Program ng lalawigan ng Laguna. (J. Coroza, photo by Jun Sapungan/laguna PIO)



Dasmariñas City Mayor Jenny Barzaga distributed of Financial Assistance to affected residents of the demolition in Barangay Sta. Cruz I and Barangay Victoria Reyes.

DTI 4-A to showcase CALABARZON products at Glorietta Mall

To pool efforts to improve the marketing strategies and sustain the businesses of the micro, small, and medium enterprises, the Department of Trade and Industry Region 4-A will hold its 10th KALAKAL CALABARZON regional trade fair with the theme, "Kalakalan ng mga produktong galing sa CALABARZON sa araw ng Kalayaan," on June 9-13, 2023 at the Palm Drive Activity Center, Glorietta 2, Ayala Center, Makati City. This is in partnership with DTI's Provincial Offices of Cavite, Laguna, Batangas, Rizal, and Quezon.

This year's Kalakal will showcase 50 MS-MEs who are beneficiaries of different DTI interventions—One Town, One Product Next Generation Program (OTOP NextGen), Shared Services Facilities (SSF), KAPATID Mentor ME (KMME), and Comprehensive Agrarian Reform Program (CARP). These programs enabled the exhibitors to enhance the quality, design, and marketability of their products to heighten buyers' interest in supporting locally manufactured products.

"Since 2014, the DTI



4-A has been providing our CALABARZON MS-MEs a venue for promotion and selling of their products and services. This will be the second time that KALAKAL CALABARZON will be set up in Makati City as we opt to showcase our region's high-quality and innovative but affordable products to reach a bigger market. We hope that the public will continuously show support for our very own craftsmen and en-

trepreneurs by buying and going local," said DTI 4-A OIC-Regional Director Marissa C. Argente.

DTI 4-A invites everyone to visit the KALAKAL CALABARZON 2023 and choose from a wide variety of personal gifts, consumer goods, handicrafts, home décor, textiles, fashion, and other local and design driven goods. For more details about the fair, kindly contact the Office at r04a@dti.gov.ph.

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PER DTI- FAIR TRADE PERMIT NO. R4A-LAG-5-05-084, SERIES OF 2023

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PGC's Medical Mission... from p. 2

provincial government for granting them the opportunity to make a difference in the lives of their fellow members through this commendable initiative.

The collaboration between the OPG medical mission team and the AFP retirees underscored the significance of combining resources and expertise to address

healthcare challenges within the community. Their dedication and experience brought comfort and healing to those who sought medical assistance.

The medical mission highlighted the power of collective action and the positive impact it can have on individuals in need. As the event concluded, organizers expressed

their gratitude to all participants, volunteers, and the local community for their unwavering support.

This remarkable initiative serves as an inspiration for future collaborative efforts, ensuring that the healthcare needs of the community continue to be met through compassionate and dedicated service.--- Cavite Provincial Information Office/ PICAD

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 122
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

FC Case No. 17747-23

Mortgagors.

JENNIFER G. APLACA,

X-----X
NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG FUND), mortgagee, with principal place of business at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against JENNIFER G. APLACA, mortgagor, with residential and postal address at Lot 52, Blk. 2, The Legian Imus II-C Subdivision, Calsadang Bago, Imus, Cavite, AND/OR 1385 Mikesell Cmpd., Fruto Santo Ave., Zapote, Las Pinas City, to satisfy the mortgage indebtedness which as of November 22, 2022 amounts to SEVEN HUNDRED EIGHTEEN THOUSAND EIGHT HUNDRED NINETY EIGHT PESOS & 51/100 (Php718,898.51) Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **June 13, 2023 at 10:00 o'clock in the morning** or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Hall of Justice, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2018024063

LOT NO: 52, BLOCK: 2, PLAN NO: PCS-04-028753
PORTION OF: LOT 1, BLK. 12, PCS-04-027047, LOT 1304-B-2, PSD-04-112598, LOTS 1297-B-1 TO 1297-B-5, PSD-04-034140 & LOT 1, BLK. 34, PCS-04-026819.

LOCATION: CALSADANG BAGO, IMUS, CAVITE,
ISLAND OF LUZON BOUNDARIES:

LINE DIRECTION ADJONING LOT (S)

1-2	SE	PCS-04-028753
2-3	SW	LOT 50, BLOCK 2, PCS-04-028753
3-4	NW	LOT 53, BLOCK 2, PCS-04-028753
4-1	NE	LOT 54, BLOCK 2, PCS-04-028753

Xxx
AREA: THIRTY SIX (36) SQUARE METERS.

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

In the event the public auction should not take place on the said date, it shall be held on June 20, 2023 at 10:00 o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, February 20, 2022.

(sgd)MHINARD SANTOS
Sheriff

APPROVED BY:

(sgd)ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED:

HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND)

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

POMPEYO P. MAYNIGO

Counsel for the Mortgagee
Attorney-In-Fact, Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil. J. Puyat Ave., Pasay City

JENNIFER G. APLACA

Lot 52, Blk. 2 The Legian Imus II-C Subdivision,
Calsadang Bago, Imus, Cavite
1385 Mikesell Cmpd., Fruto Santos Ave., Zapote, Las Pinas City

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS

NOTICE is hereby given that the estate of the late SANTIAGO C. SALEM, who died on January 30, 2023, at Medical Center of Imus, Imus City, Cavite, without any will and without leaving any debts whatsoever, that said deceased, at the time of his death, left the following conjugal Real Properties and Bank Accounts with the Philippine Veterans Bank, a parcel of land situated in the Bo. of Palico, Imus, Cavite covered by Transfer Certificate of Title No. T-287744 with an area of 78 square meters; a parcel of land situated in the Brgy. Bayan Luma, Imus, Cavite covered by Transfer Certificate of Title No. 057-2013008169; and Bank Accounts with Accounts Numbers 880180000007, 880180000006, 8801800000033, 8801800000064, 182004759 were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 19th day of April 2023 and ratified before Notary Public Atty. John Edward Trinidad Ang, under Doc. No. 436, Page No. 88, Book No. I, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE LEONARD SAN LUIS GRAY

NOTICE is hereby given that the estate of the late LEONARD SAN LUIS GRAY, who died on January 20, 2015 in Sta. Ana, Manila, that the deceased died intestate, without leaving any Last Will and left no debts to any person or entity, that at the time of death of the deceased, he left his conjugal share over a parcel of land identified as Lot 16, Blk. 5, Psd-16094, situated in Molino, Bacoor, Cavite, containing an area of 260 square meters, covered under Transfer Certificate of Title No. T-145864, issued by the Register of Deeds for the Province of Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 12th day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 396, Page No. 81, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given that the estate of the late LUCILA ROBERTO, who died on April 17, 2019 in Gen. E. Aguinaldo, Cavite, the said deceased died without any will or testament and without any outstanding debts in favor of any person or entity, the deceased is a co-owners of parcels of land located at Gen. E. Aguinaldo, Cavite, covered by Tax Declaration of Real Property No. AA-06 0011 00068 with an area of 56,900 square meters; Tax Declaration of Real Property No. AA-06 0011 00070 with an area of 7,500 square meters; Tax Declaration of Real Property No. AA-06 0006 00256 with an area of 66 square meters; Tax Declaration of Real Property No. AA-06 0007 00258 with an area of 4,134 square meters; Tax Declaration of Real Property No. AA-06 0002 00232 with an area of 202 square meters; Tax Declaration of Real Property No. AA-06 0002 00231 with an area of 24 square meters; Tax Declaration of Real Property No. AA-06 0004 00264 with an area of 656 square meters; Tax Declaration of Real Property No. AA-06 0004 00342 with an area of 148 square meters; and Tax Declaration of Real Property No. AA-06 0004 00561 with an area of 1,238 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 13th day of April 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 110, Page No. 23, Book No. II, Series of 2023.

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May 22, 29 & June 5, 2023

Extra-judicial Settlement of Estate

Notice is hereby given that the estate of the late spouses PANFILO LABESORES AND ASUNCION MARIANO LABESORES, under TCT No. T-5673, situated at Habay, Bacoor City, Cavite, with an area of 186 square meters, is subject to Extra-judicial Settlement of Estate with Waiver of Rights among heirs.

Atty. Larry Q. Solis
Notary Public
Doc. No. 10
Page No. 03
Book No. 01
Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF MARCELO L. PALUSTRE

Notice is hereby given to the public that the late Marcelo L. Palustre who died intestate on November 01, 2009 at Noveleta, Cavite left One (1) parcel of land situated in San Sebastian, Kawit, Cavite Tax Declaration No. AA 11-000800139; Cadastral Lot 2535-B; Cad-04-018744-D containing an area of 1,142 square meters and has been the subject of His Heirs in Extra judicial Settlement of Estate of Marcelo L. Palustre Before Notary Public Atty. Mario B. Espiritu, Jr. Doc. No. 367; Page No. 75; Book No. XLII; Series of 2023.

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE CALIXTO VILLANUEVA BAYBAY AND DOLORES ANASTACIO BAYBAY

NOTICE is hereby given that the estate of the late CALIXTO VILLANUEVA BAYBAY AND DOLORES ANASTACIO BAYBAY, who died on March 1, 2007 and January 4, 1995 respectively at Maitim 2nd East, Tagaytay City, who died intestate without executing any last will and testament, that the decedents left no outstanding debts, in favor of any person or juridical entity, upon their death, the decedent left two (2) parcels of land located at Maitim 2nd East, Tagaytay City, covered by Tax Declaration No. 2001-019-00488 containing an area of 387 square meters; and Tax Declaration No. 2001-019-00476 containing an area of 56.80 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 2nd day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 260, Page No. 53, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 8, 15, & 22, 2023

EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH PORTION SALE

NOTICE is hereby given that the estate of ELISA R. COSA married to HILARIO COSA (both deceased), MARIO ROLLON married to SOFIA ROLLON (both deceased), GERMAN ROLLON (deceased) and ELPIDIO ROLLON, were the co-owners of the real property situated in Brgy. Sikat, Alfonso, Cavite, and that said deceased, at the time of their death left a certain real property situated in Brgy. Sikat, Alfonso, Cavite, covered by Transfer Certificate of Title No. T-9014 containing an area of Four Thousand Four Hundred Twenty-Two (4,422) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 27th day of April 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 30, Page No. 7, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 8, 15, & 22, 2023

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

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

EJF-2023-41

-versus-

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

JOAN A. ERLANO
Mortgagor/Debtor.

-----X
NOTICE OF SHERIFF'S SALE
-----X

Upon Extra-Judicial petition for sale under Act No. 3135, as amended by Act 4118 filed by the mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)**, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the mortgagor/debtor, **JOAN A. ERLANO**, with postal address/es at 1.) Apt. K, Brgy. Maguyam, Silang, Cavite; and 2.) Block 7F Lot 8, GMA Village, Brgy. Poblacion 5, Gen. Mariano Alvarez, Cavite, and for the satisfaction of the mortgaged debt which as of 13 March 2023 amounts to **THREE HUNDRED SEVENTY-ONE THOUSAND ONE HUNDRED EIGHTY-FIVE PESOS AND 65/100 (Php371,185.65)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned or his duly authorized representative will **SELL** at public auction on **June 22, 2023** at 1:00 o'clock in the afternoon at the Court Room of Branch 109, Regional Trial Court, Hall of Justice Building, Carmona, Cavite to the highest bidder for **CASH** or **MANAGER'S CHECK**, in Philippine currency, the mortgaged property/ies with all the improvements thereon to wit:

**TRANSFER CERTIFICATE OF TITLE
NO. T-1364094**

IT IS HEREBY CERTIFIED that certain land situated in the Mun. of Carmona Province of Cavite bounded and described as follows:

"A parcel of land (Lot 8 Blk. 7-F of the cons. & subd. plan Pcs-04-020461, being a portion of the cons. of Lots 3,5,7,9,11,13,15,17,21 & 23, Blk. 2, Lots 7 to 35, Blk. 4, Lots 1 to 21, Blk. 5, Lots 1 to 15, Blk. 6, Lots 1 to 51, Blk. 25 & Blk. 26, all of Psd-04-001080, L.R.C. Rec. No. 41926), situated in the Brgy. of Cabilang Baybay (Poblacion 5 Now), Mun. of Carmona (Gen. Mariano Alvarez Now), Prov. of Cavite. Bounded on the SW., along line 1-2 by Lot 7; on the NW., along line 2-3 by Lot 6, both of Blk. 7-F on the NE., along line 3-4 by Rd. Lot 35; on the SE., along line 4-1 by Lot 10, Blk. 7-F, all of the cons. & subd. plan. Beginning at a pt. marked "1" on plan being S. 72 deg. 25'W., 4764.18 m. from BLBM No. 2, Cabilang Baybay, Carmona Cavite, thence N. 35 deg. 44'W., 4.44 m. to pt. 2; thence N.54 deg. 16'E., 9.00 m. to pt. 3; thence S. 35 deg. 44'E., 4.44 m. to pt. 4; thence S. 54 deg. 16'W., 9.00 m. to the pt. of beginning, containing an area of **FORTY (40) SQ. METERS**. All pts. referred to are indicated on the plan and are marked on the ground by PS cyl. conc. mons. 15 x 60 cm; bearings true; date of orig. survey; May 26-28, 1924 and that of the cons. and subd. survey; Aug. 2-20, 2004 and was approved on Nov. 10, 2004."

xxxNOTHING FOLLOWSxxx

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

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

In the event the public auction should not take place on the said date and time, it shall be held on June 29, 2023, at the same time and place without further notice.

08 May 2023 at Carmona, Cavite.

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

Prepared by:

(SGD)JOSEPH R. DIOKNO
Sheriff In-Charge

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

MARIA VICTORIA D. CAPIRAL c/o ANTONIO E. ESCOBER
Atty-In-Fact, Consortium (TagayunaPanopioEscobar Law Firm
ESP Collection Agency, PanopioEscobar Law Offices)
2/F AZPHI Bldg., Ma. Aurora St., cor. E. Zobel St., Brgy. Poblacion, Makati City

JOAN A. ERLANO

1.) Apt. K, Brgy. Maguyam, Silang, Cavite
2.) Block 7-F Lot 8, GMA Village
Brgy. Poblacion 5, Gen. Mariano Alvarez, Cavite

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

EXTRAJUDICIAL SETTLEMENT WITH WAIVER OF RIGHTS

Notice is hereby given to the public that the late **FRANCISCA ALVAREZ** who died intestate on April 25, 2023 at Veterans Memorial Medical Center left money in Land Bank of the Philippines LBP Tagaytay Branch Account No. 1501 1154 40 with a Total Amount of Php 155,686.65 and has been the subject of His Heirs in Extrajudicial Settlement With Waiver of Rights Before Notary Public Atty. Fe Editha Hernandez -Oronico Doc. No. 99; Page No. 21; Book No. 10; Series of 2023.

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

EXTRA-JUDICIAL SETTLEMENT

Notice is hereby given to the public that the late **ANGELINA P. LU** who died intestate on July 13, 2005 at Perpetual Help Brgy. Sto. Niño, City of Biñan, Laguna left a certain parcel of land with improvements situated in Sto. Niño, City of Biñan, Laguna with Transfer Certificate of Title No. T-69528 containing an area of Two Hundred Three Square Meters (203) and has been the subject of His Heirs in Extra-Judicial Settlement Before Notary Public Atty. Miguel C. Castillo; Doc. No. 258; Page No. 52; Book No. Series of 2023

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

DEED OF EXTRA-JUDICIAL SETTLEMENT W/ WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **ROGACIANO S. ASIGNACION**, who died on February 20, 2012 at San Fernando City, La Union, that the deceased left a real estate properties, both situated at Brgy. Calaboso, Biñan, Laguna, covered by Transfer Certificate of Title No. T-608056 containing an area of 90 square meters; and Transfer Certificate of Title No. T-608057 containing an area of 84 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of March 2023 and ratified before Notary Public Atty. Donato B. Caloza, under Doc. No. 15, Page No. 4, Book No. CXXX, Series of 2023.

Southern Sparkle News And Publishing
May 8, 15, & 22, 2023

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

HOME DEVELOPMENT MUTUAL FUND
Mortgagee.

FORECLOSURE CASE NO. F-114-23

-versus-

JADE P. PAYBA
Mortgagor/s.

-----X
NOTICE OF EXTRA-JUDICIAL SALE
-----X

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **JADE P. PAYBA** with residence and postal address at 101, Osmena St., Tondo, Manila and Lot 12, Block 44, Lumina Tanza, Phase 2, Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness which as of **15 March 2023** amounts to **FOUR HUNDRED FIFTY THREE THOUSAND FIVE HUNDRED EIGHTY SEVEN PESOS AND 38/100 (P453,587.38)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **JUNE 14, 2023** at 10:00 o'clock in the morning until 12 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. 057-2019033380**

LOT NO. 12 BLOCK NO. 44 PLAN NO. PCS-04-239057

PORTION OF: THE CONS/SUBD OF LOT 2-B, PSD-04-239718; LRC RECORD NO. 3832

LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	ROAD LOT 14, PCS-04-239057
2-3	SE	LOT 13, BLOCK 44, PCS-04-239057
3-4	SW	LOT 17, BLOCK 44, PCS-04-239057
4-1	NW	LOT 11, BLOCK 44, PCS-04-239057

AREA: THIRTY SIX SQUARE METERS (36), 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 **JUNE 28, 2023** 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, MAY 12 2023.

(Sgd.) ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND
C/O ATTY. MICHAEL YANCY P. YNGSON
RECEIVERS AND LIQUIDATORS INC**
Unit C, 10th Floor, Strata 2000 Bldg., F. Ortigas Jr. Rd., Ortigas Center, Pasig City

JADE P. PAYBA
101, Osmena St., Tondo, Manila
Lot 12, Block 44, Lumina Tanza, Phase 2, 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.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

**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,

File No. FC-DC- 0637 - 23
For: Extra-Judicial Foreclosure of Real
Estate Mortgage under Act No.
3135 as amended by Act No. 4118

**JOHMER B. MORILLA married to
JENNY A. MORILLA,**
Respondent / Mortgagor.

x-----x
NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act No.3135, as amended by Act No. 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 against the respondent/mortgagor, **JOHMER B. MORILLA married to JENNY A. MORILLA**, with postal address at Lot 29 Block 34, Phase 1, (SARIST) Paliparan Sites Subdivision, Paliparan III, Dasmariñas City, Cavite; Blk 2 Lot 50 Westwood Highlands, Langkaan I, Dasmariñas City, Cavite; and for the satisfaction of the mortgaged debt which as of 13 February 2023 amounts to **ONE MILLION ONE HUNDRED FORTY FOUR THOUSAND SIX HUNDRED SIXTY THREE PESOS & 33/100 (Php 1,144,663.33)**, exclusive of legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on June 23, 2023 at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro 1, 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. 057-2021012384**

IT IS HEREBY CERTIFIED that certain land situated in Barangay Langkaan-1 City of Dasmariñas, Province of Cavite, Island of Luzon, bounded and described as follows:

Lot No. 50 / Block No. 2 / Plan No. PCS-04-029062
Portion of: The consolidation of Lots 6881-A, (LRC) PSD-155128, Lot 6876-A-1, (LRC) PSD-313691,
Lot 6877-A-6, (LRA) PSD-409123, Lot 1,
PCS-04-029037 & Lot 6880, Imus Estate;
LRC Record No. 8843

TECHNICAL DESCRIPTION:

LOCATION : BARANGAY OF PALIPARAN 3, CITY OF DASMARIÑAS, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NORTH	Road Lot 13, PCS-04-029062
2-3	EAST	Lot 49, Block 2, PCS-04-029062
3-4	SOUTH	Lot 6877-A-4, (LRA) PSD-409123
4-1	WEST	Lot 51, Block 2, PCS-04-029062

TIE POINT: Mon. No. 99, Imus Estate
LINE **BEARING** **DISTANCE**
To corner 1 N. 04°17' W 4160.98 M.

1-2	DUE EAST	4.00 M.
2-3	DUE SOUTH	12.50 M.
3-4	DUE WEST	4 00 M.
4-1	DUE NORTH	12.50 M.

AREA: FIFTY SQUARE METERS (50), MORE OR LESS

DESCRIPTION OF CORNERS: All points referred to are indicated on the plan and are marked on the ground by P.S. CYL. Conc. Mons 15 x40 cms.

Bearings: True
Declination:

Date of original survey July 27, 1905, June 11, 1908;
Date of Subd./Cons. survey : March 21-29, 2014;
Date of approved survey: August 14, 2014. Geodetic Engineer : Florenza S. Langit.

Prospective buyers and/or bidders are hereby en-

joined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.

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

In the event the publication auction should not take place on the said date and time, it shall be held on July 7, 2023 at the same time and place without further notice.

Dasmariñas City, Province of Cavite, May 10, 2023.

(Sgd) **GERALD A. FARGAS**
Sheriff IV

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

Copy furnished:

Home Development Mutual Fund (PAG-IBIG Fund)
The Petron Mega Plaza Building
No. 358 Sen. Gil Puyat Avenue, Makati City

Atty. John Lincoln F. Lauron

Attorney-in-Fact, The Law Firm of Lauron Delos Reyes and Partners Unit 1003 Union Square Condominium, #145 15th Avenue, Quezon City

JOHMER B. MORILLA / JENNY A. MORILLA
Lot 29 Block 34, Phase 1, (SARIST) Paliparan Sites Subdivision, Paliparan III, Dasmariñas City, Cavite

Blk 2 Lot 50 Westwood Highlands, Langkaan I, Dasmariñas City, Cavite

Notice Posted at :

1. The Bulletin Board of Regional Trial Court Dasmariñas City, Cavite
2. The Bulletin Board of Dasmariñas City Hall
3. The Bulletin Board of Dasmariñas City Post Office
4. The Bulletin Board of Dasmariñas City Public Market

Southern Sparkle News And Publishing
May 15, 22 & 29, 2023

**EXTRA-JUDICIAL SETTLEMENT OF
THE INTESTATE ESTATE OF THE
LATE GAUDENCIO M. HERRERA**

NOTICE is hereby given that the estate of the late **GAUDENCIO MAGSINO HERRERA**, who died on September 18, 2018 at Dasmariñas City, Cavite, there are known debts or obligations due against the estate of the aforementioned decedents, the decedent died intestate without leaving Last Will and Testament and left two (2) motor vehicles, with Certificate of Registration Number 286661966, Make: Ford, Engine No. P5AT2341902, Plate No. 040110, MV File No. 0401-00000518612, Body Type: Pick-Up, and 2017 FORD RANGER WILTRAK, 3.2L 4X4 A/T, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of May 2022 and ratified before Notary Public Atty. Jose R. Bawalan, under Doc. No. 200, Page No. 40, Book No. IX, Series of 2022.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

**EXTRA-JUDICIAL SETTLEMENT OF
ESTATE OF THE LATE EMILIANO
TRIUMFANTE TULAYAN AND BELEN
CORPUZ TULAYAN WITH DEED OF
ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **EMILIANO TRIUMFANTE TULAYAN AND BELEN CORPUZ TULAYAN**, who died on February 12, 2020 at Block 5 Lot 19-21 Phase 6 St. George Street, Sacred Heart Village, Greater Lagro, Novaliches, Quezon City, NCR and March 3, 2019 at St. Luke's Medical Center, Rizal Dr., Cor. 5th Ave., 32nd Street, Bonifacio Global City, Fort Bonifacio, Taguig City, NCR, that said deceased/s, at the time of their death, left two (2) certain real properties, both situated at Brgy. Piela, City of Dasmariñas, Province of Cavite, Island of Luzon, covered by Transfer Certificate of Title No. T-151218 with an area of 272 square meters, and Transfer Certificate of Title No. T-151219 with an area of 272 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 8th day of May 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 316, Page No. 65, Book No. II, Series of 2023.

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

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

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee,

Foreclosure Case No. F-082-23

-versus-

LADY DIANA CABE STA. MARIA,
married to **EDGIE OSTULANO STA. MARIA**
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, **HOME DEVELOPMENT MUTUAL FUND**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor, **LADY DIANA CABE STA. MARIA, married to EDGIE OSTULANO STA. MARIA** with residence and postal addresses at (1) 6 Jacinta St., Industrial Valley Complex, Olandes, Marikina City; (2) Lot 34 Blk 15 Heneral Uno, Pasong Kawayan II, General Trias, Cavite 4107, to satisfy the mortgage indebtedness as of 22 March 2023 amounts to **THREE HUNDRED SEVENTY FIVE PESOS & 04/100 (Php378,395.04)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **JUNE 14, 2023** at 10:00 o'clock in the morning until 12 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. 057-2016071176**

A PARCEL OF LAND (LOT 34, BLK 15 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 14, BLK 15; ON THE SW., ALONG LINE 2-3 BY LOT 15, BLK 15; ON THE NW., ALONG LINE 3-4 BY LOT 33, BLK 15; ON THE NE., ALONG LINE 4-5 BY ROAD LOT 2 (8.00 M. WIDE) AND ON THE SE., ALONG LINE 5-1 BY LOT 35, BLK 15 ALL OF THE CONSOLIDATION-SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "I" 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 JUNE 28, 2023 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, MAY 12 2023.

(Sgd.) **REYNALDO L. SALOMA**
Sheriff IV

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND c/o
POMPEYO P. MAYNIGO**
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave., Pasay City

**LADY DIANA CABE STA. MARIA EDGIE
OSTULANO STA. MARIA**

(1) 6 Jacinta St., Industrial Valley Complex, Olandes, Marikina City
(2) Lot 34 Blk 15 Heneral Uno, Pasong Kawayan II, General Trias, Cavite 4107

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

Southern Sparkle News And Publishing
May 22, 29 & June 5, 2023

MPT South Launches Drayberks B.I.S.A. Caravan for Road Safety Month



Metro Pacific Tollways South (MPT South), a subsidiary of the Metro Pacific Tollways Corporation (MPTC), kick off its flagship program 'Drayberks' to commemorate this year's Road Safety Month.

In partnership with Cavite State University (CvSU), MPT South has elevated the award-winning road safety program by introducing Drayberks' B.I.S.A (Buha'y Ingatan, Sasakya'y Alagaan) Caravan. This practical one-day seminar on vehicle maintenance and troubleshooting is offered to motorists for free, with the aim of empowering drivers by equipping them with the necessary knowledge and skills to confidently

and securely navigate the roads.

The toll road company initiated the first run of the Drayberks B.I.S.A caravan at the Paranaque Integrated Terminal Exchange (PITX). The event was attended by bus drivers, traffic enforcers, and members of the transport group ACTO, including its president, Ms. Liberty de Luna. The seminar focused on emphasizing the crucial role of thorough vehicle preparation before embarking on a journey. It highlighted the importance of adequately equipping and maintaining the vehicle to ensure a safe and hassle-free travel experience.

Automotive technology experts

and instructors from CvSU provided detailed guidance to attendees, following the handy mnemonic BLOWBAGETS vehicle maintenance checklist: battery, lights, oil, water, brakes, air, gas, engine, tires, and self.

MPT South added an exciting element to the B.I.S.A caravan with the introduction of the #EGGStraSafe experiment. This innovative initiative, part of the toll road company's digital awareness campaign for Road Safety Month, powerfully emphasizes the delicate nature of life behind the wheel by drawing a thought-provoking parallel with the fragility of an egg. This addition brings an engaging and memorable

aspect to the campaign, effectively driving home the importance of road safety.

"Road safety encompasses safe driving practices and the presence of safe roads, but its foundation lies in proper vehicle preparation. MPT South's Road Safety Month programs this year are dedicated to addressing vehicle mechanical issues that may lead to road failures. While we prioritize equipping our roads with safety features and ensuring compliance

with safe road standards, we strongly emphasize the need for motorists to always stay prepared," said Ms. Arlette Capistrano, Vice President for Communication and Stakeholder Management, MPT South.

The toll road company also invites motorists to participate in the upcoming rollout of the Drayberks B.I.S.A caravan at SM City Bacoor, 4F Cinema area, on May 19, 2023 (Friday); and at SM City Santa Rosa Atrium 1 on May 27, 2023 (Saturday).

MPT South is the concessionaire for the Manila Cavite Expressway (CAVITEX), the CAVITEX C5 Link, and the Cavite-Laguna Expressway (CALAX). The 'Drayberks' road safety advocacy of MPT South falls under

the pillar of MPTC's initiative 'Mission: Road Safety,' which focuses on conducting road safety awareness seminars and digital information campaigns to educate the general and motoring public, ensuring their safe journey along MPTC expressways in Luzon and Visayas—CAVITEX, C5 Link, CALAX, NLEX (North Luzon Expressway), NLEX Connector Road, SCTEX (Subic-Clark-Tarlac Expressway), and CCLEX (Cebu-Cordova Link Expressway) in Cebu.

These initiatives align with the United Nations General Assembly's adopted resolution, 'Improving Global Road Safety,' which sets a bold target of reducing road traffic deaths and injuries by at least 50% before 2030.



355 RESIDENTE NG CARMONA, SILANG AT GMA TUMANGGAP NG FINANCIAL, MEDICAL AND BURIAL ASSISTANCE. Ang pagtugon sa mga pangangailangan ng ating mga kababayan ay isa sa aking pangunahing layunin at isang malaking karangalan na kayo po ay aking mapaglingkuran. Kasama ang Department of Social Welfare and Development (DSWD), sa ilalim ng programang Assistance to Individuals in Crisis Situation (AICS), kami po ay naghatid ng tulong pinansyal, medikal, at burial sa mga residente ng Carmona, Silang, at GMA. Patuloy po ang aking pakikipagtulungan sa DSWD at sa iba pang mga ahensya ng gobyerno upang makahanap ng mga paraan at mapagkukunan ng pondo para sa ating distrito.

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