

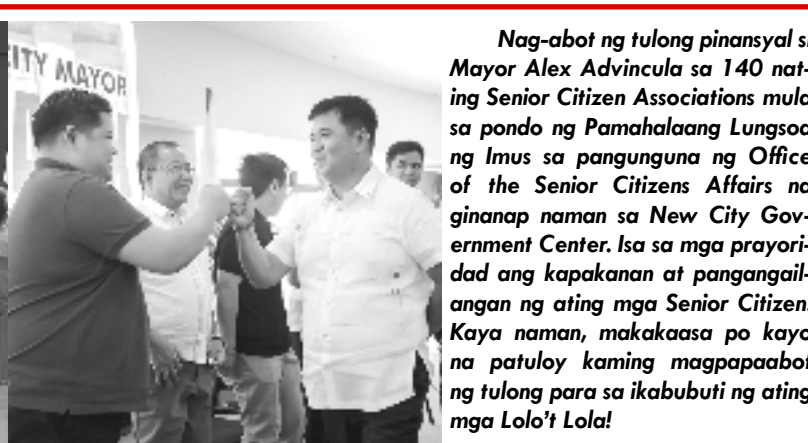
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**Sparkle News**  
**and PUBLISHING**  
The country's news vehicle towards progress and development.  
**Vol. XV No. 39**      **July 1-7, 2024**      **P10.00**

## 2,400 NA RESIDENTE NAKATANGGAP NG TULONG PINANSYAL MULA KAY SENATOR RAMON "BONG" REVILLA JR.



Nasa kabuuang 2,400 benepisyaryo ang dumalo ngayong araw, Hunyo 24, 2024, sa Strike Gymnasium upang makuha ang kanilang tulong **(cont. p.6)**

# MPT South Conducts 'Linis Barangay' Clean-Up Drive

p.4

*Nag-abot ng tulong pinansyal si Mayor Alex Advincula sa 140 nating Senior Citizen Associations mula sa pondo ng Pamahalaang Lungsod ng Imus sa pangunguna ng Office of the Senior Citizens Affairs na ginanap naman sa New City Government Center. Isa sa mga prayoridad ang kapakanan at pangangailangan ng ating mga Senior Citizen. Kaya naman, makakaasa po kayo na patuloy kaming magpapaabot ng tulong para sa ikabubuti ng ating mga Lolo't Lola!*



## AYUDA PARA SA KAPOS ANG KITA PROGRAM (AKAP)

- Malugod na nagpapasalamat ang samahan ng TODA sa Ayuda para sa Kapos ang Kita Program (AKAP) na pinamumunuan ni 7th District Representative Ping Remulla, mula sa pondo ng DSWD. Lubos nagpapasalamat si Mayr Gemma Lubigan sa inyong walang sawang suporta at malasakit, na nagbigay ng pag-asa at kaluwagan sa aming 1,000 benepisyaryo.

Maraming salamat din po Board Member Abeng Remulla. Ang inyong tulong ay malaking bagay sa amin, lalo na sa panahong ito ng pangangailangan. Ang inyong pagkilos at dedikasyon ay tunay na nagbibigay inspirasyon at lakas upang patuloy naming harapin ang mga hamon ng buhay. Muli, maraming salamat po sa inyong walang sawang pagtulong at pagmamalasakit sa aming mga mamamayan. Be blessed, Be a blessing! Bagong Trece, Puso ng Cavite, Lungsod ng Pag Asa!

## TURNOVER NG PORTABLE SPEAKERS, TABLES, TENTS AND MONOBLOCK CHAIRS PARA SA MGA HOA



Nagsagawa si Mayor Dr. Dahlia A. Loyola ng turnover ng mga portable speakers, tables, tents at monoblock chairs mula sa Pamahalaang Lungsod ng Carmona para sa mga Homeowners' Associations sa ating lungsod. Nawa ay makatulong ito sa inyong pag-sasagawa ng mga aktibidad sa komunidad. Lagi pong nakaagapay ang Pamahalaang Lungsod sa inyong pangangailangan bilang suporta.

# City of Bacoor launches Malikhaing Bacooreño under the Lunsod Lunsad Program of DTI



**T**he City of Bacoor launched the Malikhaing Bacooreno, a community event that aims to celebrate and promote art and culture within the Bacoor community. The project envisions bringing together artists, artisans, and art enthusiasts in an effort

to create a vibrant, inclusive platform for artistic expression and appreciation.

With the presence of Mayor Strike B. Revilla, Vice Mayor Rowena Bautista-Mendiola, Mr. Edwin B. Guinto, Tourism Officer of City of Bacoor, Mr. John Verlin Santos,

Project Coordinator, SB Members, Asst. Regional Director Revelyn A. Cortez of DTI-IVA, OIC PD Lilibeth R. Chavez of DTI Cavite and other guest, a launching ceremony was held on 18 June at the City Hall Lobby Bacoor Cavite.

The Bacooreños showed their talent

when it came to singing, dancing, cosplay, guitar performance, spoken words and marching band. They also exhibited artworks highlighting the creative imagination of the local artists.

The Malikhaing Bacooreño is an activity under the Lunsod Lunsad program, which started recognizing outstanding artists in Cavite.

*Mia Angeline C. Barrot*

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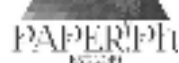
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## Happy Birthday

**HON. LEEANNE ALDABE-CORTEZ**  
City Councilor  
City of Calamba

*Greetings: Southern Sparklenews & Publishing*



## Congratulations

**MS. ERRYZZA JLO DIAZ NAVAREZ**

*Greetings: Southern Sparklenews & Publishing*



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

# BINYAGANG BAYAN ni MAYOR ROSS RIZAL sa KAPISTAHAN ni SAN JUAN...



**P**ara sa pagdiriwang po ng Kapistahan ni San Juan Bautista, nag-sponsor po tayo ng Binyagan ng 60 na Kabataang Calambeño mula sa Brgy. I hanggang VII. Bilang inyong Ninong, panalangin ko ay lumaki kayong lahat

ng may takot sa Diyos at palaging ugali-in na tumawag sa Panginoon upang kayo ay gabayan sa inyong buhay Kristiyano. Pagpalain po kayo ng Poong Maykapal!



## CENRO CALAMBA. City Solid Waste Management 2nd quarter board meeting with the Chairman..



**H**on. Mayor Roseller "Ross" H. Rizal, kaugnay nito, ibinida ni Mayor na ang siyudad ang tinaguriang least polluted city sa buong Pilipinas at 6th Cleanest City

in the entire Southeast Asian region, interms of air quality based on the IQAir World Air Quality report.

Kasunod nito, ang Lungsod ay pinarangalan ng Silver Award noong 2023 Ma-

nila Bay Clean-Up, Rehabilitation and Preservation Program ng LGU Compliance Assessment kung saan isa ang Solid Waste Management sa key priority areas in which performance & compliance mandated in terms of solid waste management is monitored and thoroughly assessed, demonstrating strategies.

Dagdag pa ng Mayor," the environment has always been funda-  
**(cont. p.4)**

## Pagpapakumbaba ang susi...

**I** Kamakailan ay nabalot ng kontrobersya ang pagkatao ng isang igi-nagalang na konsehal ng Calamba sa usapin sa pagitan ng mga fish vendors at ni Konsi Moises Morales.

Humantong pa nga ito sa pagpunta ng mga nagreklamo sa tanggapan ni Sen. Raffy Tulfo sa RADYO 5 Tulfo in Action. Nagkaroon ng kalituhan at kuro-kuro ang nagreklamo, na diumano'y sapilitan silang pinaalis ng konsehal sa kanilang pwesto sa palengke. Marami ang nag react sa social media at nakisimpatiya sa mga vendors, kung saan ang tanging hangad ng mga ito ay makapag-hanapbuhay. Nagkaroon din ng misinterpretation sa panig ni Sen. Tulfo kung saan nagkapagbitaw ng salita ang konsehal sa mga tao na "huwag ninyong kakalabanin ang gobyerno" kung saan ito ay patungkol sa on-going project ng DOTR para sa Calamba-Subic railroad accessibility na kasalukuyan ng sinisimulan sa Brgy. San Cristobal papunta sa kahabaan ng Crossing kung saan doon nakapwesto ang mga manininda ng isda at ang nasasakupan sa property kung saan pamilyang Habacon ang nag mamay-ari na inuupahan lamang ni Morales. Dagdag pa dito na dalawang taong na ang nakalipas ng bigyan ng notice ng PNR ang lahat ng nasa riles upang lisanin ang naturang property line.

Sa usaping nagbayad daw ang mga manininda ng malaking halaga upang hindi mapaalis sa mga nasabing pwesto, hinahanapan ang mga ito ng dokumento at katibayan sa pagbabayad, sa isang "bogus" na kolektor na karamihan sa mga ito ay walang maipakitang resibo o katibayan. May mga nagpakita man ay nakasulat lamang ito sa kapirasong papel kung saan SCAN ang lagda ni Morales. Tanging TIWALA lamang ang pinanghahawakan ng mga manininda.

Upang tapusin ang usapin at hidwaan sa magkabilang panig, naging mahinahon at nagpaka-maginoos si Morales, kung saan kilala siya sa pagiging mabuting tao at mababa ang loob sa buong Calamba. Naging mahinahon itong humingi ng paumanhin sa mga tao kung bakit siya nanahimik pasu-mandali. Inilaan nya ang ilan araw sa pagdarasal na maliwanagan ang bawat isa upang hindi humantong sa anumang karahasan. Ayon sa kanya, nayurakan ang kanyang pagkatao kung saan ilang dekada niyang pinaka ingat-ingatan.

Nagpasiya siyang ibalik ang mga perang kinolekta ni "bogus" sa kundisyong ang mga maninindang ito ang tatayong testigo LABAN kay "bogus" sa-pagkat ayon kay Morales, siya man ay biktima rin kung kaya't dadalhin nya ang usapin sa husgado.

Samantala inaayos ang lahat, ang mga maninindang ibig ipagpatuloy ang kanilang hanapbuhay ay inalok ni Kgg. Punong Lungsod Ross Rizal sa Mercado de Calamba kung saan ito ang pamilihang bayan.

Nagkaroon din ng tatlong options na mamili ang mga manininda ng isda kung saan nila gustong manatili, sa Mercado de Calamba, sa bagong pamilihang ni Morales o sa tabi pa rin ng riles kung saan hindi magagarantiya ng pamahalaan ng Calamba ang kanilang matagalang pananatili sapagkat narito na nga ang on-going project ng DOTR sa property line ng PNR.

Sa huli, nanaig pa rin ang pagkakasundo at pagpapakumbaba ng bawat isa dahil ang lahat ay naniniwala sa katiwasayan at kapayaan...una ang DIYOS.



# MPT South Conducts 'Linis Barangay' Clean-Up Drive



**M**etro Pacific Tollways South (MPT South), a subsidiary under the umbrella of Metro Pacific Tollways Corporation (MPTC), proudly announces the successful execution of its recently inaugurated 'Linis Barangay' greening initiative program. The initiative commenced in Barangay Biga II, Silang, Cavite in April, followed by a subsequent launch in Brgy. Aplaya, Kawit, Cavite this May.

This project underscores MPT South's initiative-taking stance in supporting barangays within its host local government units (LGUs) by aiding in their weekly clean-up drive initiatives. The enthusiastic involvement of the community during these events underscores a collective dedication to environmental preservation.

Various divisions and departments of MPT South, including Communication and Stakeholder Management, Tollway Development Engineering - Project Management

Department, and Project Support Services Department, collaborated with project contractors, barangay officials, and volunteers to execute the clean-up activities effectively.

To facilitate these efforts, MPT South supplied essential cleaning materials such as brooms, dustpans, garbage bags, rakes, and shovels. These provisions significantly contributed to the efficiency of the clean-up endeavors.

Expressing gratitude for the initiative, Barangay Captain Josefine Revilla remarked, "Nagpapasalamat kami sa pamunuan ng CALAX sa pagvolunteer sa paglilinis dito sa inyong kapitbahay na barangay, Brgy. Biga II, Silang. Malaking bagay po ito pati na rin ang donasyon niyong karagdagang cleaning materials para magamit namin sa mga susunod pa na proyekto," said Barangay Captain Josefine Revilla.

"We extend our heartfelt appreciation to the leadership of CALAX for volunteering in the clean-up drive here in our neighboring baran-

gay, Brgy. Biga II, Silang. This is of significant importance, as well as your donation of additional cleaning materials, which we can utilize for future projects."

The Linis Barangay project was designed by MPT South to collaborate with different barangays within its host communities, engaging in monthly clean-up drives to promote cleanliness and sanitation. MPT South remains committed to fostering a cleaner and healthier environment through volunteer engagement and partnerships with local authorities.

Expressing appreciation for the inaugural 'Linis Barangay' Clean-Up Drive, Ms. Arlette V. Capistrano, Vice President for Communication and Stakeholder Management Division of MPT South, stated,

"Kami'y lubos na nagpapasalamat sa aming mga volunteer employees na nakilahok sa kauna-unahang 'Linis Barangay' Clean-Up Drive. Sa pamamagitan ng mga ganitong klaseng programa, maliit man o malaki, tayo'y nakatutulong sa ating mga

kapit-bahay na barangay. Makakaasa kayo na mas maraming partnership pa ang aming bubuuin para sa pagpapatuloy ng 'Linis Barangay' project," said Ms. Arlette V. Capistrano, Vice President for Communication and Stakeholder Management Division of MPT South.

"We are deeply grateful to our employee volunteers who participated in the pioneering 'Linis Barangay' Clean-Up Drive. Through initiatives like this, whether small or large, we contribute to our neighboring barangays. Rest assured; we are forging more partnerships for the continuous success of the 'Linis Barangay' project."

MPTC, as the largest toll road developer and operator in the Philippines, oversees a vast network of toll roads, including CALAX, Manila-Cavite Expressway (CAVITEX), North Luzon Expressway (NLEX), NLEX Connector Road, Subic-Clark-Tarlac Expressway (SCTEX), and Cebu-Cordova Link Expressway (CCL EX) in Cebu.

## CENRO CALAMBA... from p. 3

mentally about people. There is an intimate and inseparable relationship between humanity and the natural world. If you truly want to help the people, which is my passion, you must understand how the environment impacts their lives, by protecting and preserving our natural resources, we are also safeguarding the health and future of our communities."

Also present on the meeting were Mr. Joseph Arlan Llorente-CENR Officer,

Mr. Virgilio Lorenzo-VP CIP I, Mr. Peddy Palomar-VP CIP II, Mr. Fruze Kim Serate-GM LEA, Inc. Ayala Property Management Corp., Ms. Jennifer Santillan Quirante -Director DILG, Hon. Pursino Oruga- SP Committee on Natural Resources & Environmental Protection and Waste Management, Hon. Pio Dimapilis-Liga ng mga Barangay, ABC Office,

Atty. Angie Bantatua Alonzo - City Legal Officer, Mr. Dennis Lanzanas -CPDO, Dr. Adelino Labro-City Health

Officer, Lt. Col. Melany Martinez-COP-Calamba, Lt. Col. Conrado Magsong-POSO, Engr. Erwin Pacada-Engineering Office, SK Pres. Rally Bustria, Ms. Merthel Evardome-Sch. Div. Supt. DepEd R4, Mr. Mario Maba-ga-Maintenance & Engineering Head San Miguel Yamamura Packaging Corporation,

Ensign. Josue Botor-President East Canlubang Industrial Park Association,

Mr. Carlos Po-GM CPIP, Engr. Edwin Andrin-President, AARCCI, Mr. Aniceto Niega-PCO Managing Head Yazaki Torres, Ms. Christina Abarientos-Estate Manager Ciudad de Calamba, Ms. Sheila Marie Bernal-KALIPI, Mr. Jon Alan Cuyno-AVP Operations, LISP II,

Mr. Orlando Macaranas-Representative Hauler's Association & Mr. Johnny Pamuspusan-City Administrator held last June 21, 2024 at David's Tea House, City of Calamba. Photo/caption: Marra Villegas



**Groundbreaking of the Das-mariñas Integrated High School Multi-purpose Hall with BM Kiko Barzaga, Sangguniang Panlungsod Members George Magno, Rey Canaynay, Rudy Lara, Kevin Tapawan, Robin Cantimbuhan, and Ake Garcia, ABC President Fernando Laudato, and SK Federation President Jed Narvaez.**

## NAIC AT GENTRI. NAIS IUGNAY NG MPTC SA BAGONG TOLL ROAD PLAN

**I** sinama ng Metro Pacific Tollways Corp. (MPTC) ang Naic at General Trias sa disenyo ng 25-kilometrong toll road na magdurug-tong sa Bataan-Cavite Interlink Bridge at Cavite-Laguna Expressway (CALAX) na

magpapabilis sa bya-he ng mga motorista patungong Norte at Katimugan.

Ayon kay Raul Ignacio, President at General Manager of MPTC Unit Cavite Infrastructure Corp. (CIC), nakikipag-usap na sila sa Provincial Government ng Cavite

para sa isasagawang expressway project.

Sa tulong ng 32-kilometrong tulay ay mababawasan ang oras ng pag byahe sa pagitan ng lalawigan ng Cavite at Bataan mula sa lima at kalahating oras ay magiging 45 minuto na lamang ito.

**GO CAVITE**

## PRO CALABARZON Launches SAR Challenge 2024

**C** amp BGen Vicente P Lim, Calamba City – The PRO CALABARZON formally opens the Joint Search and Rescue Team Challenge 2024 at PRO 4A Covered Court, Camp BGen Vicente P Lim, Calamba City, Laguna.

Said activity aimed at enhancing emergency response capabilities across the region. This innovative competition, scheduled for June 24-26, 2024, invites 66 participants from different provinces, including personnel from the Regional Mobile Force Battalion, to showcase their skills in a series of simulated rescue scenarios.

The PRO 4A Joint Search and Rescue Challenge is designed to promote collaboration among emergency responders, law enforcement agencies, and the public. Teams will be

tasked with navigating through realistic disaster scenarios, including Physical Fitness Challenge, Knot-Tying and Practical Application, First Aid and Situation Handling, Rubber Boat Operation and Water Rescue Exercises. Each team's ability to coordinate effectively, make quick decisions under pressure, and utilize state-of-the-art rescue equipment will be put to the test.

During the program, PRO 4A Regional Director Brig Gen Paul Kenneth Lucas warmly welcome everyone to the opening ceremony through his welcome remarks. After which, Atty. Owen G De Luna, Regional Director, NAPOLCOM 4A graced the ceremony by delivering his message to all participants.

In his message, Atty. De Luna expressed his

heartfelt gratitude to the members of PRO 4A and other participants from the LGUs. He also emphasized the importance of preparedness and capability enhancement of all emergency responders especially during calamities.

"I am very grateful for this opportunity to be invited here to grace this remarkable ceremony. We are fortunate that our law enforcers, together with our emergency responders, conducted this Search and Rescue Challenge as a platform to showcase and enhance our personnel's capabilities in responding to emergencies. This competition not only fosters teamwork and innovation but also reinforces the importance of preparedness in safeguarding our communities." Atty. De Luna said.

**ROSELLE AQUINO**

## WELCOME ISKOLAR NG BAYAN NG ROSARIO 2024-2028



Ginanap ang oryentasyon ng mga bagong iskolar ng Bayan ng Rosario. Masaya silang binati ng ating butihing Mayor Jose Voltaire V. Ricafrente at Vice Mayor Bamm Gonzales.

Pangako din ni Mayor Voltaire ang suporta sa bawat isa upang makamit kani-kanilang mga pangarap sa buhay.

## Cavite Arbor Day: A Green Initiative in tagaytay City



**T**he Provincial Government of Cavite through the Office of the Provincial Environment and Natural Resources Officer spearheaded the tree planting activity along the Taal Volcano Protected Landscape (TVPL) on June 26, 2024 in Barangay San Jose, Tagaytay City. Around 200 environmental volunteers gathered for the annual Cavite Arbor Day, aiming to restore and enhance the area's natural beauty and ecological health.

Participants, comprising community members, local officials, and environmental advocates, worked

tirelessly to plant more than 400 seedlings. The diverse mix of fruit bearing and non-fruit bearing trees promises to bring both ecological and economic benefits to the area.

The initiative not only contributes to the environmental well-being of the Taal Volcano Protected Landscape (TVPL) but also fosters a sense of community and environmental stewardship among the volunteers. It under-

scores the importance of collective action in addressing environmental challenges and promoting sustainable practices.

The positive impact of these efforts will be felt for years to come as the seedlings grow and flourish, contributing to the ecological balance and providing a greener future for the next generations.

**Cavite Provincial Information Office**

### ERRATUM

This is to correct the error made by this publication dated February 17, 24, & March 2, 2020 in AFFIDAVIT OF SELF-ADJUDICATION of the late ANGELES B. ABERIN, it should be Book No. I and NOT Book No. 1 as published.

Southern Sparkle News And Publishing  
July 1-7, 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-

**AIRA SAGAYSAY ZULUETA**,  
Mortgagor/s.

-versus- FORECLOSURE CASE NO. F-447-24

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, **AIRA SAGAYSAY ZULUETA**, with residence and postal address at LOT 7 BLOCK 27, ROCKYSIDE VILLAGE, BAGUMBAYAN, TAGUIG CITY and LOT 11 BLK 79, HENERAL UNO, BARANGAY PASONG KAWAYAN, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of 08 October 2023 amounts to **THREE HUNDRED SEVENTY SEVEN THOUSAND ONE HUNDRED SIXTY ONE PESOS AND 17/100 (P 377,161.17)**, including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will sell at public auction on **24 JULY 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. 057-2019026107**

A PARCEL OF LAND (LOT 11, BLK 79 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 NW.. ALONG LINE 1-2 BY LOT 24, BLK 79; ON THE NE., ALONG LINE 2-3 BY LOT 10, BLK 79; ON THE SE., ALONG LINE 3-4 BY ROAD LOT 42 (6.50 M. WIDE); ON THE SW., ALONG LINE 4-5 BY LOT 12, BLK 79, AND ON THE NW, ALONG LINE 5-1 BY LOT 23, BLK 79 ALL OF THE CONSOLIDATION-SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "I" ON PLAN X X X 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 **07 AUGUST 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, 18 JUNE 2024.

(SGD)JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV

Copy Furnished:

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

c/o ATTY. RIZALDY F. DE LEON

Attorney-In-Fact, Bernales & Associates

Suite 6 Third Floor, A. Francisco Gold Condominium 1.  
784 EDSA West Kamias District, Quezon City

AIRA SAGAYSAY ZULUETA  
LOT 7 BLOCK 27, ROCKYSIDE VILLAGE,  
BAGUMBAYAN, TAGUIG CITY and  
LOT 11 BLK 79, HENERAL UNO, BARANGAY  
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.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE  
OF THE DECEASED AGAPITO DE BORJA  
ILAGAN AND GLICERIA MENDOZA  
ILAGAN WITH SIMULTANEOUS SALE  
(PORTION ONLY)**

NOTICE is hereby given that the estate of the late **AGAPITO DE BORJA ILAGAN AND GLICERIA MENDOZA ILAGAN**, who died intestate on February 13, 1956 and February 20, 1999 both died at Magallanes, Cavite, and left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, that said deceased is the registered owner of one (1) parcel of land located at Tua, Magallanes, Cavite, containing an area of 15,479 square meters, covered by Original Certificate of Title No. P-4169 with Tax Declaration No. AA-12-0015-00294 & Tax Declaration No. AA-12-0015-00295 (building), and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 4th day of June 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 136, Page No. 28, Book No. 167, Series of 2024.

Southern Sparkle News And Publishing  
July 1, 8, & 15, 2024

**EXTRA-JUDICIAL SETTLEMENT OF  
ESTATE OF JAMES NG BUENAOBRA  
WITH DEED OF DONATION AND WAIVER  
OF RIGHTS**

NOTICE is hereby given that the estate of the late **JAMES NG BUENAOBRA**, who died intestate at B21 L16 Westfield St., Avida Setting Molino 4 Bacoor Cavite on August 23, 2023, the decedent left real property more particularly described as follows: Transfer Certificate of Title (TCT) No. T-643988 with improvements, situated in the Brgy. Molino, Municipality of Bacoor, Province of Cavite containing an area of One Hundred Twelve Square Meters & Fifty Square Decimeters (112.50), and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of June 2024 and ratified before Notary Public Atty. Antonio T. Nicolas, under Doc. No. 63, Page No. 13, Book No. IV, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 23, & July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE  
OF THE LATE JAIME REMULLA PADILLA**

NOTICE is hereby given that the estate of the late **JAIME REMULLA PADILLA**, who died on February 9, 2004 in Manila, left a parcel of land located at Barangay Langkaan, Dasmariñas, Cavite measuring 150 square meters covered by Transfer Certificate of Title No. CLOA-2883, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Roi Andres S. Galang, under Doc. No. 474, Page No. 96, Book No. 15, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE  
WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **NOLAN MAZO NEPOMUCENO**, who died on 16 March 2018 at Tagaytay Medical Center, Inc., E. Aguinaldo Highway, Silang Crossing East, Tagaytay City, left one (1) parcel of land located at Jubilation New Biñan, San Anton/Sto. Niño, Binan, Laguna consisting of 180 square meters covered by Transfer Certificate of Title No. 060-2016006731 were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Oliver P. Agustin, under Doc. No. 24, Page No. 6, Book No. 20, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE  
OF THE LATE SPS. RODOLFO VINZON  
& VICTORIA DULCE WITH WAIVER OF  
RIGHTS**

NOTICE is hereby given that the estate of the late **SPOUSES RODOLFO VINZON AND VICTORIA DULCE**, who died on February 6, 2013 and September 26, 2019 at Paradahan, Tanza, Cavite, that said deceased died intestate, without Testament and without leaving any debts whatsoever, that said deceased left a parcel of land with improvements covered by TCT No. T-304719 situated in the Bo. of Punta, Mun. of Tanza, Province of Cavite containing an area of Two Hundred Seven (207) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 3rd day of June 2024 and ratified before Notary Public Atty. Teresita Sese Ruelos, under Doc. No. 487, Page No. 98, Book No. IX, Series of 2024.

Southern Sparkle News And Publishing  
June 10, 17, & 24, 2024

**2,400 NA RESIDENTE... from p. 1**

pinansyal mula Randy Francisco.  
sa Assistance to Sa kabuuan, ang  
Individuals in Crisis kaganapan ay hindi  
Situation (AICS) na lamang nagbigay ng  
pinondohan ni Senator kinakailangang suporta  
Bong Revilla Jr. sa mga nangangailangan  
Personal na kundi nagpakita rin ng  
ipinamahagi ang tulong pagkakaisa at malasakit  
pinansyal nina Mayor ng lokal na pamahalaan  
Strike B. Revilla, Vice para sa kanilang  
Mayor Rowena Bautista- mga nasasakupan.  
Mendiola, at Liga ng mga (City Government of  
Barangay Vice President Bacoor)

**DEED OF EXTRAJUDICIAL SETTLEMENT  
WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **RONILLO BEQUILLO BIGTAS**, who died on March 7, 2024 in Qualimed Health Network Sta. Rosa, Nuvali, North Brgy. Sto. Domingo, City of Sta. Rosa, Laguna, that the deceased died intestate and without any outstanding debts in favor of any person or entity, that the deceased, at the time of his death, left several properties which are stated as follows: 1. A portion of a parcel of land located at Brgy. Sto. Tomas, City of Biñan, Laguna, and covered by TCT No. 060-2017000795; 2. A parcel of land located at Brgy. Sto. Tomas, City of Biñan, Laguna, and covered by TCT No. T-345744; 3. Ten (10) Common Shares of Capital Stocks of Unihealth-Southwoods Hospital and Medical Center, Inc. covered by Certificate No. 4274 dated 17 February 2020 (the "Shares of Stock"); 4. One motor vehicle, more particularly described as follows: Make/Series: Yamaha YTX 125 BR21, Denomination: Tricycle with Side Car, Year Model: 2018, Plate No: 670DQD, Fuel: Gas, MV File No: 0401-00000834310; Chassis No: PA0RE3210J0079147, Engine No: E3W7E0078405; Net Capacity: 119, Gross Wt.: 237, Net Wt.: 118, Shipping Wt.: 118, No of Cylinders: 1, CR No.: 337306502; 5. Another motor vehicle: Make/Series: Kawasaki BC175G, Body Type: Motorcycle, Denomination: Tricycle with Side Car, Year Model: 2013, Plate No: 8499WW, Fuel: Gas, MV File No: 0420-00000267684, Chassis No: BC175G-B00132, Engine No: BC175AEAM7685, Net Capacity: 150, Gross Wt.: 264, Net Wt.: 114, Shipping Wt.: 114, Piston Displacement: 177, No. of Cylinders: 1, CR No: 160195372 were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of June 2024 and ratified before Notary Public Atty. Chester Paul M. Salazar, under Doc. No. 348, Page No. 71, Book No. VII, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **SUSANA NOTO BALLESTEROS**, who died on August 15, 2021 in the City of Imus, Cavite, left a parcel of land with all the improvements found existing thereon located at Blk 7 Lot 20 KPNN Subd., Brgy. San Gabriel, Gen. Trias City, Cavite containing an area of 54 square meters covered by Transfer Certificate of Title No. 057-2012034798; and an undivided portion consisting an area of 51.5 square meters of a parcel of land located at Blk 7 Lot 21 KPNN Subd., Brgy. San Gabriel, Gen. Trias City, Cavite covered by Transfer Certificate of Title No. 057-2012032870, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lolita H. De Villa, under Doc. No. 185, Page No. 37, Book No. 249, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE  
WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **SPS. EDILBERTO DATA FERRER AND CORAZON NUÑEZ FERRER**, who died on August 23, 2010 and April 30, 2014 both in Manila, left a parcel of land with all the improvements found existing thereon located at Blk K-15 Lot 9 Brgy. San Antonio De Padua II, City of Dasmariñas, Cavite containing an area of 99 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lolita De Villa, under Doc. No. 203, Page No. 41, Book No. 249, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF THE  
ESTATE OF LEONARDO OBORIO  
ELUMBARING**

NOTICE is hereby given that the estate of the late **LEONARDO OBORIO ELUMBARING**, who died on August 8, 2004 at Blk 1-A-7 Lot 2 Brgy. Sta. Cristina II, City of Dasmariñas, Cavite, left a parcel of land located at Bo. of Bagong Bayan, Dasmariñas, Cavite containing an area of 100 square meters covered by Transfer Certificate of Title No. (T-138440) 057-2022058751, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Portia Monzon Atienza, under Doc. No. 242, Page No. 49, Book No. 47, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

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

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

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

-versus-

FC Case No. 19042-24

NOREL G. ESTEVA married to JOVELYN R.
ESTEVA,
Mortgagors.

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as
amended by Act 4118 filed by HOME DEVELOPMENT
MUTUAL FUND (PAG-IBIG FUND), mortgagee, with
principal place of business at The Petron Mega Plaza
Building, No. 358 Sen. Gil Puyat Avenue, Makati City,
against NOREL G. ESTEVA married to JOVELYN R.
ESTEVA, mortgagors, with residential and postal address
at Blk 15, Lot 55, Greengate Homes 1, Malagasang II-A,
Imus, Cavite and/or Lot 30, Block 16, Green Estate, Phase
3, Barangay Malagasang I-G, Imus, Cavite, to satisfy the
mortgage indebtedness which as of May 7, 2024 amounts
to SEVEN HUNDRED FORTY SEVEN THOUSAND
THREE HUNDRED NINETY FIVE PESOS AND
95/100 (Php747,395.95), Philippine Currency, including
interest and penalties, but excluding attorney's fees, sher-
iff's fees and all other charges incidental to this foreclosure
and sale, the undersigned will sell at public auction on July
23, 2024 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. 057-2022003389

XXX
LOT NO: 30 BLOCK NO: 16 PLAN NO: PCS-04-028567
PORTION OF: LOT 1892. (RS-04-005176) AND LOT
1754, (FRS-04-005378) BOTH OF IMUS ESTATE; LRC
RECORD NO. 8843
LOCATION: BARANGAY OF MALAGASANG, MU-
NICIPALITY OF IMUS, PROVINCE OF CAVITE, IS-
LAND OF LUZON
BOUNDARIES:

Table with 3 columns: LINE, DIRECTION, ADJOINING LOT(S). Contains details for lots 29, 28, 22, and 32.

AREA: THIRTY SIX SQUARE METERS (36). MORE
OR LESSXXX

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 July 30, 2024 at 10:00
o'clock in the morning without further notice.

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

City of Imus, Cavite, Philippines, June 10, 2024

EMMANUELLE H. FRANCISCO
Sheriff IV
Branch 4-FC

APPROVED

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. JEFFREY A. RAMIENTAS, C.P.A.

Attorney-in-Fact, Greatsource Corporation
2546 A. Bonifacio St., Bangkal, Makati City

NOREL G. ESTEVA married to JOVELYN R. ESTEVA -
Blk 15, Lot 55, Greengate Homes 1, Malagasang II-A, Imus,
Cavite
Lot 30, Block 16, Green Estate, Phase 3, Barangay
Malagasang I-G, Imus, Cavite

Southern Sparkle News And Publishing
June 17, 24, & July 1, 2024

EXTRAJUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given that the estate of the late
BENJAMIN JACOB IV FERMAZALDIVIA, who died on April
2, 2019, who is the deceased common-law-spouse and father of the
Heirs and the registered owner of a motor vehicle, more particular-
ly described as follows: Type of Body: Sedan, Make: Mitsubishi,
Plate Number: NBO 6235, Chassis No: PAEA13TJJJA007300,
Engine No: 3A92UHD4893, MV File No: 1301-00001299589,
and was Extra-Judicially Settled among the legal heirs of the said
deceased in the said instrument, executed on 11th day of June 2024
and ratified before Notary Public Atty. Enrique G. Bautista Jr., un-
der Doc. No. 365, Page No. 74, Book No. 36, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRAJUDICIAL SETTLEMENT OF THE
ESTATE OF THE LATE SPS. FELICIANO
BAYRAN & RUFINA T. BAYRAN WITH
UNILATERAL DEED OF SALE OF PORTION
OF LOT

NOTICE is hereby given that the estate of the late SPS.
FELICIANO BAYRAN and RUFINA TOLEDO BAYRAN,
who died intestate and without any will or testament on April 18,
2000 and January 14, 1975, respectively at Biñan, Laguna, the said
deceased died without any outstanding debts in favor of any person
or entity, the said deceased left a parcel of land situated in Mun-
icipality of Biñan, Province of Laguna covered by TRANSFER
CERTIFICATE OF TITLE NO. 32259 containing an area of Two
Hundred Fifty Seven (257) square meters, and was Extra-Judicially
Settled among the legal heirs of the said deceased in the said instru-
ment, executed on 27th day of May 2024 and ratified before Notary
Public Atty. Ana Mae E. Amaro, under Doc. No. 288, Page No.59,
Book No. XX, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRAJUDICIAL SETTLEMENT OF THE
ESTATE OF THE LATE LUIS FAMPOLME
ANTONE JR. WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late LUIS
FAMPOLME ANTONE JR., who died on 7 October 2023 at Pasay
City, Metro Manila, that the deceased left no debts and left no will,
that the deceased left the following property: Make: FAW, Body
Type: Tractor Head, MV File No. 1301-00002027661, CR No.
48040629-0, Engine No. CA6DM24253913550, Chassis No. LF-
WSRJR4P1F00015, Plate No. NIN6039, Denomination: Truck,
and was Extra-Judicially Settled among the legal heirs of the said
deceased in the said instrument, executed on 10th day of June 2024
and ratified before Notary Public Atty. Miriam S. Clorina, under
Doc. No. 296, Page No. 60, Book No. 334, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRAJUDICIAL SETTLEMENT OF ESTATE
OF THE LATE SEVERINO FLORES WITH
DEED OF ABSOLUTE SALE

NOTICE is hereby given that the estate of the late
SEVERINO FLORES, who died on June 15, 1988 at Mendez,
Cavite, that at the time of his death he left us a certain parcel of land
covered by Tax Declaration No. 10-0035-00615 containing an area
of Eight Thousand Ten (8,010) square meters more or less, with no
improvements erected thereon, situated in Barangay Guyam Munti,
Indang, Cavite, that the deceased died intestate without Testament
and without leaving any debts whatsoever, and was Extra-Judicially
Settled among the legal heirs of the said deceased in the said instru-
ment, executed on 18th day of June 2024 and ratified before Notary
Public Atty. Madelyn D. Sarmiento, under Doc. No. 288, Page No.
59, Book No. 9, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRAJUDICIAL SETTLEMENT OF ESTATE
OF JAIME P. ROQUEZA AND LOLITA T.
ROQUEZA

NOTICE is hereby given that the estate of the late JAIME P.
ROQUEZA AND LOLITA T. ROQUEZA, who died on Novem-
ber 9, 2013 and February 21, 2019 at City of Dasmariñas, Cavite,
left a real property (house and lot) located at Blk 23 Lot 25, Solar
Homes, Phase 1, Brgy. San Agustin 1, City of Dasmariñas, Cavite
with an area of 84 square meters covered by Transfer Certificate
of Title No. T-484620, and was Extra-Judicially Settled among the
legal heirs, executed before Notary Public Atty. Marian O. Dupal-
ag Wooldridge, under Doc. No. 103, Page No. 21, Book No. 33,
Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

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:rtc2cac 109@judiciary.gov.ph:
Tel. No. (046) 4828527

IN RE: PETITION FOR THE CANCELLATION
OF ADVERSE CLAIM INVOLVING LOT NO.
111, COVERED BY TRANSFER CERTIFICATE
OF TITLE NO. 057-2012034275 OF THE REG-
ISTRY OF DEEDS FOR THE PROVINCE OF
CAVITE,

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

-versus-

CASE, NO. LRC-C-GMA-2024-12

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.

NOTICE OF HEARING

There is a petition filed by petitioner for the cancel-
lation of adverse claim involving Lot No. 111 on Transfer
Certificate of Title No. 057-2012034275 on the grounds
alleged therein.

NOTICE IS HEREBY GIVEN that said petition has
been set for hearing on September 11, 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 pe-
tition be furnished the 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 Munic-
ipality of Carmona, Cavite, where the property is located.

Witness my hand under the seal of this Court this 10th
day of June 2024 at Carmona, Cavite, Philippines.

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

Copy Furnished:
Pros. Allan Sly Marasigan -OPP Carmona
Atty. Cresencio III V. Cajalme
-21/F Robinson's Equitable Tower 4, ADB Ave. cor. Pove-
da St., Ortigas Center, Pasig City / (ccajalme@qmlaw.com.
ph/ qmbti.com)
Heirs of Juanito Alcedo
-239 Purok 4., Brgy. Amuyong, Municipality of Alfonso,
Cavite
Royal Asia Land, Inc.,
-4/FOAC Building, San Miguel Avenue, Ortigas Center,
Pasig City
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

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

**EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE AGRIFINA ILAGAN-RAMOS AND CARLOS RAMOS WITH DONATION**

NOTICE is hereby given that the estate of the late **AGRIFINA ILAGAN-RAMOS AND CARLOS RAMOS**, who died on March 23, 1993 at Brgy. Bancod, Indang, Cavite and November 5, 2010 at Brgy. Bancod, Indang, Cavite, left a parcel of land located at Brgy. Bancod, Indang, Cavite covered by Tax Declaration No. AA-10-0009-1217 with an area of 4,001 square meters and a parcel of land located at Brgy. Bancod, Indang, Cavite covered by Tax Declaration No. AA-10-0009-00821 with an area of 468 square meters were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Irineo A. Anarna, under Doc. No. 235, Page No. 48, Book No. 359, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE SATURNINO P. RAMOS AND MACARIA CREMA**

NOTICE is hereby given that the estate of the late **SATURNINO P. RAMOS AND MACARIA C. RAMOS**, who died intestate on March 17, 2008 at Alulod, Indang, Cavite and August 21, 2023 at Alulod, Indang, Cavite, the said deceased, left a certain parcels of land more particularly described in Tax Declaration of Real Property No. AA-10 0006 02180, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 328, Page No. 66, Book No. XXIII, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE SATURNINO P. RAMOS AND MACARIA CREMA**

NOTICE is hereby given that the estate of the late **SATURNINO P. RAMOS AND MACARIA C. RAMOS**, who died intestate on March 17, 2008 at Alulod, Indang, Cavite and August 21, 2023 at Alulod, Indang, Cavite, the said deceased, left a certain parcels of land more particularly described in Tax Declaration of Real Property No. AA-10 0006 02176, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 10th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 329, Page No. 66, Book No. XXIII, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **AVELINO BONIOL SR.**, who died intestate on 30 March 2015 in Malimpin, Dasol, Pangasinan, Philippines, leaving his share in a certain real property with improvements situated at Blk 04 Lot 31, Granville Homes Subd., Malagasang 2B, Imus, Cavite, covered by Transfer Certificate of Title (TCT) No. 057-2022048631 issued by the Register of Deeds for the Province of Cavite, containing an area of 72 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 26th day of December 2023 and ratified before Notary Public Atty. Marites M. Quilang-Salviejo, under Doc. No. 20, Page No. 5, Book No. 2, Series of 2023.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA-JUDICIAL SETTLEMENT OF REAL ESTATE WITH SPECIAL POWER OF ATTORNEY**

NOTICE is hereby given that the estate of the late **CONCHITA CRUCENA**, who died intestate on July 05, 2019 at Kayquit, Indang, Cavite, that the deceased left among her estate (a parcel of land) located at Brgy. Cayquit 1, Indang, Cavite with Lot No. 576 with corresponding Tax Declaration No. AA-10-0016-00776 issued by Municipal Assessor of Indang, Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 21st day of May 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 400, Page No. 80, Book No. XX, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**DEED OF EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF LUIS BENITEZ RAMOS WITH SALE**

NOTICE is hereby given that the estate of the late **LUIS BENITEZ RAMOS**, who died on July 9, 1953 at Silang, Cavite, the said deceased left a real property, covered by ORIGINAL CERTIFICATE OF TITLE No. P-2465, FREE PATENT No. (IV-A) 13648, Psd-220009, containing an area of One Thousand Six Hundred Fifteen (1,615) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 11th day of January 2024 and ratified before Notary Public Atty. Richard Salvador, under Doc. No. 5002, Page No. 2, Book No. XV, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED ISIDRO DIONES PAITON WITH SIMULTANEOUS SALE**

NOTICE is hereby given that the estate of the late **ISIDRO DIONES PAITON**, who died intestate on June 13, 2010 at Pacheco, Magallanes, Cavite, and left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, the said deceased and living wife, Juliana Berenguel Paiton are the registered owners of two (2) parcels of land located at Pacheco, Magallanes, Cavite, covered by Transfer Certificate of Title No.: CLOA-3771 with Tax Declaration No.: AA-12-0012-00661 containing an area of 3,098 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 11th day of April 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 360, Page No. 72, Book No. 164, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS**

NOTICE is hereby given that the estate of the late **JOHN DOMINGO BENDEBEL**, who died on January 18, 2021 at Dasmarinas, Cavite, the said deceased died intestate without leaving any debts whatsoever, the aforementioned deceased at the time of her death left a parcel of land located at Blk. 12, Lot 8, Gaines Ville Subdivision, Brgy. Bulihan, Silang, Cavite consisting of 64 square meters covered by Transfer Certificate of Title No. 076-2010002513 still registered in the name of RCBC SAVINGS BANK, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 8th day of June 2024 and ratified before Notary Public Atty. Angela Lenin F. Emmanuel-Paycana, under Doc. No. 324, Page No. 66, Book No. 18, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**DEED OF EXTRAJUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **REYNOLD GATCHALIAN SALAS**, who died on July 31, 2023 in Gen. Trias City, Cavite, the aforementioned deceased died intestate, without any Last Will and Testament, and died without any existing debts whatsoever owing to any third person/s, that said deceased left a residential house covered by Transfer Certificate of Title No. 077-2017001071 with an area of 1,000 square meters, issued by the Registry of Deeds for Trece Maritres City, Transfer Certificate of Title No. 057-2021005613 with an area of 302 square meters and Transfer Certificate of Title No. 071-2016000993 with an area of 600 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 6th day of June 2024 and ratified before Notary Public Atty. Richmond Rei Ram Belleza, under Doc. No. 211, Page No. 44, Book No. VI, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE LATE GERONIMO ANTAZO NEPOMUCENO WITH SIMULTANEOUS SALE**

NOTICE is hereby given that the estate of the late **GERONIMO ANTAZO NEPOMUCENO**, who died intestate on November 18, 1981 at Magallanes, Cavite, and left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, the said deceased is the declared owner of one parcel of land located at San Agustin, Magallanes, Cavite covered by TAX DECLARATION NO. AA-12-0014-00228 containing an area of 4,363.79 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 253, Page No. 51, Book No. 161, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED MARIANO REYES ANTAZO AND VALENTINA GLUMAL ANTAZO WITH DEED OF DONATION**

NOTICE is hereby given that the estate of the late **SPS. MARIANO REYES ANTAZO AND VALENTINA GLUMAL ANTAZO**, who died intestate on February 14, 1979 and October 17, 1999 at Magallanes, Cavite, left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, that said deceased are the registered owner of one (1) parcel of land located at Barangay Poblacion IV, Magallanes, Cavite covered by Original Certificate of Title No.: P-4189 with Tax Declaration No.: AA-12-0004-00077 containing an area of 639 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 4th day of December 2023 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 120, Page No. 28, Book No. 158, Series of 2023.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE GLORIA NUESTRO CREENCIA AND SILVESTRE A. CREENCIA**

NOTICE is hereby given that the estate of the late **GLORIA NUESTRO CREENCIA AND SILVESTRE A. CREENCIA**, who died intestate on March 3, 2014 at Tanza Family Hospital & Pharmacy, Daang Amaya II, Tanza, Cavite and September 10, 2011 at Mataas na Lupa, Indang, Cavite, that the said deceased, left a certain parcel of land more particularly described in TAX DECLARATION NO. AA-10 0031 00215 containing an area of 13,207 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 28th day of May 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 496, Page No. 100, Book No. XXI, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED ATANACIO REYES BERGADO WITH SIMULTANEOUS SALE**

NOTICE is hereby given that the estate of the late **ATANACIO REYES BERGADO**, who died intestate on January 20, 1990 at Magallanes, Cavite, and left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, that said deceased is the declared owner of one (1) parcel of land located at Urdaneta, Magallanes, Cavite covered by Tax Declaration No.: AA-12-0016-00317 containing an area of 8,226.89 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 6th day of March 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 11, Page No. 3, Book No. 163, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, July 1, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **ROGELIA TONILON SALCEDO AND ISAGANI DE JUAN SALCEDO**, who died on January 4, 2021 at PGH Manila and July 20, 2022 at Silang, Cavite, that the deceased died without any will, left no debts nor any outstanding debts in favor of any person, that said deceased left a real property (House and Lot) which is conjugal in nature, situated in the Brgy. Bulihan, Silang, Cavite covered by TRANSFER CERTIFICATE OF TITLE NO. 076-2018002421 containing an area of 44 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 8th day of March 2024 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 325, Page No. 65, Book No. 19, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **TEODULO GARCIA**, who died intestate on 24 November 2016 at MV Santiago Medical Center, Barangay De Ocampo, Trece Martires City, Cavite, that the deceased at the time of his death left three (3) real properties with the following descriptions: 1) Lot 11081-Part, with a declared area of approximately 1,825 square meters, declared for real property taxation purposes under Tax Declaration No. 10-0030-01133; 2) Lot 1180, covered by Original Certificate of Title No. P-5911 issued for Registry of Deeds for the Province of Cavite, declared for real property taxation purposes under Tax Declaration No. 10-0030-01134, with an area of approximately 3,465 square meters; 3) Declared for real property taxation purposes under Tax Declaration No. 10-0030-01280, with an area of approximately 912 square meters, all situated at Brgy. Mahabang Kahoy Cerca, Indang, Cavite were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 13th day of September 2022 and ratified before Notary Public Atty. Antonio T. Nicolas, under Doc. No. 388, Page No. 79, Book No. XXVI, Series of 2022.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE SPS. SEVERO BAWAG AND MAGDALENA CLORINA BAWAG**

NOTICE is hereby given that the estate of the late **SPS. SEVERO BAWAG AND MAGDALENA CLORINA BAWAG**, who died on November 4, 2003 at Amadeo, Cavite and October 17, 2004 at Amadeo, Cavite, and EFREN CLORINA BAWAG, who died on August 17, 2016 at Amadeo, Cavite, that said deceased died intestate, without Will of Testament, and without any outstanding debts in favor of any person or entity, that said deceased left a parcel of land situated at Ma. Kahoy Cerca, Indang, Cavite covered by Tax Declaration No. 10-0030-01210 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 9th day of December 2022 and ratified before Notary Public Atty. Antonio T. Nicolas, under Doc. No. 136, Page No. 29, Book No. XXX, Series of 2022.

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June 17, 24, July 1, 2024



### EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE ALIPIO COSTA

NOTICE is hereby given that the estate of the late **ALIP-IO COSTA**, who died on June 10, 2010 at Amadeo, Cavite, that the said deceased died intestate, without a Will or Testament and without any outstanding debts in favor of any person or entity, that the said deceased left a parcel of land with improvement and more particularly described as follows: a parcel of land with Lot 10805 covered by TAX DECLARATION NO. 10-0029-01344 situated at Ma. Kahoy Balagbag, Indang, Cavite containing an area of 4,725 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 29th day of December 2023 and ratified before Notary Public Atty. Antonio T. Nicolas, under Doc. No. 496, Page No. 101, Book No. XLII, Series of 2023.

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### EXTRA JUDICIAL SETTLEMENT OF ESTATE OF HERMINIO VILAN HIERCO WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **HERMINIO VILAN HIERCO**, who died on July 5, 2015 in Magallanes, Cavite, that said deceased died intestate without a will and without leaving any debts whatsoever, that Herminio and Fe acquired a piece of property consisting of Two Thousand Four Hundred Ninety One (2,491) square meters located at Brgy. Bendita 1, Magallanes, Cavite and is covered by Katibayan ng Orihinal na Titulo Blg. P10406 and Tax Declaration No. AA-12-0007-00554, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 26th day of November 2022 and ratified before Notary Public Atty. Marian O. Dupal-ag, under Doc. No. 246, Page No. 50, Book No. 24, Series of 2022.

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### SELF-ADJUDICATION

NOTICE is hereby given that the estate of the late **DANIEL PINPIN AND ADELAIDA G. PINPIN**, who died on October 20, 2014 at Bacoor, Cavite and February 2, 2013 at Indang, Cavite, respectively, and who both died without any last will and testament, that at the time of their death, both the deceased had no debts, liabilities or obligation to any persons, agency or institution, that the only property left by my deceased parents is a parcel of land situated at Banaba Cerca, Indang, Cavite, containing an area of 30,000 square meters, and embraced in the Tax Declaration No. AA-10 0007 01227 of the Municipality of Indang, Province of Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 3rd day of June 2024 and ratified before Notary Public Atty. Jerome G. Salazar, under Doc. No. 155, Page No. 32, Book No. 12, Series of 2024.

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### KASULATAN NG PAGBABAHAGI NG KABUHAYAN SA LABAS NG HUKOM (DEED EXTRAJUDICIAL SETTLEMENT OF STATE)

ANG LATHALAING ITO ay nagpapatunay na ang yumao-ang si **PIO BAYANI ULARTE** ay wala siyang naiwang pagkakautang o pananagutan sa kaninomang tao sa alin mang bangko at ang panig lamang ang kanyang tanging naiwan at sa kanyang pagkamatay ay may naiwan siyang isang (1) lagay na lupa na lalong makikilala sa paglalarawan ng sumusunod: a parcel of agricultural land covered by TAX DECLARATION NUMBER: AC-17037-00632, PIN: 024-17-0037-036-21 situated in Brgy. Dayap, Nasugbu, Batangas containing an area of 13,747.00 square meters, na may Pagbabahaging Labas sa Hukuman sa Dahon Blg. 5980, Pahina Blg. 1175, Aklat Blg. CXXV, Taong 2019 sa Notaryo ni Atty. Jose R. Bawalan noong ika-28 ng Nobyembre 2019.

Southern Sparkle News And Publishing  
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### DEED OF EXTRAJUDICIAL SETTLEMENT OF REAL PROPERTY

NOTICE is hereby given that the estate of the late **CARLO G. RAVAL**, who died on December 27, 2020 in Marikina Valley Medical Center, left a certain real property, a parcel of land Lot 54 Blk 10 situated in the Brgy. Lantic, Carmona, Cavite with an area of 50 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Maria Angelica Paglicawan, under Doc. No. 100, Page No. 21, Book No. VI, Series of 2024.

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June 17, 24, July 1, 2024

### EXTRA-JUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given that the estate of the late **MARTA GARCIA BAIRA**, who died on October 24, 2022 in the City of General Trias, Cavite, left a Savings Account No. maintained with Security Bank branch of City of Dasmariñas, Cavite in the amount of Php2,048,251.63 plus interest accruing under Account No. 0000010678972, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lolita H. De Villa, under Doc. No. 267, Page No. 54, Book No. 249, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED MIGUEL MESINA AND ALFREDA RIVERA MESINA WITH DEED OF ABSOLUTE SALE PORTION ONLY

NOTICE is hereby given that the estate of the late **MIGUEL MESINA AND ALFREDA RIVERA MESINA**, who died May 26, 1910 and May 20, 1915 at Alfonso, Cavite, that said deceased died intestate, without Will of Testament, and without any outstanding debts in favor of any person or entity, that the said deceased left a parcel of land covered by Tax Declaration No. AA-01-000900810, located at Brgy. Kaytitinga I, Alfonso, Cavite, containing an area of Seven Thousand Thirty Nine (7,039) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 4th day of June 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 153, Page No. 32, Book No. 9, Series of 2024.

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### EXTRA JUDICIAL SETTLEMENT OF ESTATE OF JOSE A. RODRIGUEZ

NOTICE is hereby given that the estate of the late **JOSE A. RODRIGUEZ**, who died on December 30, 2014 at Centro Brgy. Bulihan, Nasugbu, Batangas, that the deceased died without any will, left no debts or any outstanding debts in favor of any person, the said deceased left a property situated in the Barrio of Bulihan, Municipality of Nasugbu, Province of Batangas, Island of Luzon covered by TRANSFER CERTIFICATE OF TITLE EP-2621 containing an area of 9,432 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 13th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 456, Page No. 91, Book No. XXIII, Series of 2024.

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### DEED OF EXTRAJUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given that the estate of the late **ARMAND ACUESTA PITAGAN**, who died intestate on September 28, 2017 at PNB Financial Center, President Diosdado Macapagal Ave., Pasay City, that at the time of the death of Armand Acuesta Pitagan, he left behind a parcel of land with improvements erected thereon situated in the Bo. of Buenavista, Municipality of Gen. Trias, Province of Cavite containing an area of One Hundred Fifty Three (153) square meters, covered by Transfer Certificate of Title No. T-1232314 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 13th day of June 2024 and ratified before Notary Public Atty. Arnel A. Janabjal, under Doc. No. 220, Page No. 44, Book No. XXXV, Series of 2024.

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### AFFIDAVIT OF SELF-ADJUDICATION

NOTICE is hereby given that the estate of the late **EDGARDO SIBAL TORRES**, who died on July 18, 2023, left a savings and current account at MetroBank with Current Account – 495-7-49500797-5, Saving Account – 495-3-49500162-9, Saving Account – 495-3-49508415-0, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Renato U. De Pano Jr., under Doc. No. 267, Page No. 55, Book No. 108, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE

NOTICE is hereby given that the estate of the late **SPOUSES RENATO I. DULCE AND FIDELA C. DULCE**, who died on September 7, 2014 in Dasmariñas City, Cavite and April 5, 2024 in Dasmariñas, Cavite, left a parcel of land Lot 6883-F-3-1-I, situated in the Bo. of Langcaan, Dasmariñas, Cavite with an area of 710 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Gabriel B. Octava, under Doc. No. 85, Page No. 17, Book No. XXIV, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE NANCY C. FERNANDEZ

NOTICE is hereby given that the estate of the late **NANCY C. FERNANDEZ**, who died on February 11, 2023 in Manila, left a personal and real properties: A Savings Account at Bank of the Philippines – GMA Cavite under account no. 008363-0652-45 amount to Php106,684.70, and a parcel of land with improvements situated at Blk. 19, Lot 2, Ph. 2, Mabuhay Homes 2000, Paliparan 2, City of Dasmariñas, Cavite covered by Transfer Certificate of Title No. 057-2014000206 containing an area of 43 square meters were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Priscilla C. Branzuela, under Doc. No. 56, Page No. 13, Book No. XLVI, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **SPOUSES ROGELIO LEDESMA AND REMEDIOS LEDESMA**, who died on August 19, 1996 at Perpetual Help Medical Center, Binan, Laguna and March 14, 2013 at Santa Rosa Hospital and Medical Center, Baibago, City of Santa Rosa, Laguna, left a parcel of land located at (J.M. Loyola St.) Poblacion 4, Carmona, Cavite covered by Tax Declaration No. AA-04-0004-00200 (land) with an area of 180.90 PIN: 022-04-0004-003-20, and Tax Declaration No. AA-04-0004-00246 (building) with an area of 106.00 square meters located at (J.M. Loyola St.) Poblacion 4, Carmona, Cavite, registered under the name of Alfredo Ledesma married to Elisa R. Ledesma covered by Tax Declaration No. AA-04-0004-00245, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Frederick S. Levarado, under Doc. No. 271, Page No. 56, Book No. X, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE SPS. NERY D. TALAGTAG AND WENELYN F. TALAGTAG

NOTICE is hereby given that the estate of the late **SPS. NERY D. TALAGTAG AND WENELYN F. TALAGTAG**, who died on December 21, 2019 in City of Dasmariñas and April 19, 2022 in City of Dasmariñas, Cavite, left a parcel of land Lot 23 Blk. 12 situated in Bo. of Salitran, Dasmariñas, Cavite containing an area of 61.80 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Henry F. Berin, under Doc. No. 77, Page No. 17, Book No. CXIX, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRA-JUDICIAL SETTLEMENT OF THE LATE JULIETA YUMANG TRINIDAD

NOTICE is hereby given that the estate of the late **JULIETA YUMANG TRINIDAD**, who died on April 22, 2019 at City of Dasmariñas, Cavite, left personal and a real property: Investment Fund at Metrobank under Investment Account Numbers UT170000079846 (43,974.80 units) and UT170000079846 (99,942.73 units) total units: 143,917.53; BDO Savings Account No. 004300026311 amounting to Php48,871.29 as of April 26, 2019, plus incurring interest; A residential house as per Tax Declaration No. 2370073000083 erected in a parcel of land with situated at Blk. 37 Lot 2, Sto. Niño II, City of Dasmariñas, Cavite containing an area of 100 square meters which is part of the 200 square meters covered by Transfer Certificate of Title No. T-141298 were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Henry F. Berin, under Doc. No. 41, Page No. 10, Book No. CXIX, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### AFFIDAVIT OF SELF-ADJUDICATION

NOTICE is hereby given that the estate of the late **LUIS ILAGAN**, who died on September 9, 1958 at Bancod, Indang, Cavite, left a parcel of land located at Barangay Bancod, Indang, Cavite with an area of 3,556 square meters covered by Tax Declaration No. AA-10 0009 00869, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Irineo A. Anarna, under Doc. No. 290, Page No. 59, Book No. 358, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF PABLO S. VILLAVICENCIO

NOTICE is hereby given that the estate of the late **PABLO S. VILLAVICENCIO**, who died on August 22, 1997 at City of Dasmariñas, Cavite, left a real property (house and lot) located at Blk E-6 Lot 16, Brgy. San Mateo, City of Dasmariñas, Cavite with an area of 100 square meters covered by Transfer Certificate of Title No. T-132355, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Marian O. Dupal-ag Wooldridge, under Doc. No. 164, Page No. 33, Book No. 33, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRA JUDICIAL SETTLEMENT WITH DEED OF SALE OF PORTION OF LAND

NOTICE is hereby given that the estate of the late **CRISTINO DILAG AND MAGDALENA RIVERA**, who died intestate or without issue on June 21, 1996 at DLSU-Dr. Rodolfo Poble Memorial Hospital-Alfonso, Cavite and June 15, 1983 and was buried at Roman Catholic Cemetery of Parish, respectively, that said deceased, at the time of their death left parcels of land without issue, containing an area of 12,608 square meters situated at Barrio Taywanak Ibaba, Municipality of Alfonso, Province of Cavite, covered by Original Certificate of Title No. P-5020, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 5th day of June 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 140, Page No. 28, Book No. 167, Series of 2024.

Southern Sparkle News And Publishing  
June 17, 24, & July 1, 2024

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-568-24**

**FEVELITO GUTIERREZ AGTANG, rep. by  
Attorney-In-Fact, Junalina Agtang Salapunen,**  
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 (formerly Citibank Tower), 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagor/s, **FEVELITO GUTIERREZ AGTANG, rep. by Attorney-In-Fact, Junalina Agtang Salapunen**, with residence and postal address at (1) Marede, Sta. Ana, Cagayan; and (2) Blk. 1 Lot 18 Westwood Phase 7, Pasong Camachile, General Trias, Cavite to satisfy the mortgage indebtedness as of 15 April 2024 amounts to **TWO MILLION ONE HUNDRED THIRTY NINE THOUSAND SIX HUNDRED ELEVEN PESOS AND 85/100 (P 2,139,611.85)** including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **JULY 23 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. 057-2022059719**

LOT NO:18, BLOCK NO:1, PLAN NO:PCS-04-032614  
PORTION OF : BLOCK 17, PCS-04-031691; BLK. 17, PCS-04-032534 & LOT 2091, RS-04-001955, LOT 2100, FRS-04-005685  
LOCATION: BARANGAY OF PASONG CAMACHILE, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE LOT 17, BLOCK 1, PCS-04-032614  
2-3 SW LOT 30, BLOCK 1, PCS-04-032614  
3-4 NW LOT 19, BLOCK 1, PCS-04-032614  
4-1 NE ROAD LOT 6, PCS-04-032614  
**AREA: SIXTY (60) SQUARE METERS, 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 **AUGUST 06, 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, 18 JUNE 2024**

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

Copy Furnished:

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

**FEVELITO GUTIERREZ AGTANG, rep. by  
Attorney-In-Fact, Junalina Agtang Salapunen**  
(1) Marede, Sta. Ana, Cagayan; and  
(2) Blk. 1 Lot 18 Westwood Phase 7, Pasong Camachile,  
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

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-569-24**

**MANILYN A. CONTRERAS, AS  
ATTORNEY-IN-FACT, LILIAN A. DENIEGA,**  
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 (formerly Citibank Tower), 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagor/s, **LILIAN A. DENIEGA AS ATTORNEY-IN-FACT OF MANILYN A. CONTRERAS**, with residence and postal address at (1) Block 17, Excess Lot Soldier Hills Vill, Brgy. Putatan, Muntinlupa City; and (2) Lot 24, Blk. 7, Kensington 4, Brgy. Navarro, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of 15 April 2024 amounts to **ONE MILLION SIX HUNDRED FORTY THREE THOUSAND EIGHT HUNDRED NINE PESOS AND 61/100 (Php1,643,809.61)** including interest and penalties but excluding all other charges and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **JULY 23 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. 057-2021059251**

LOT NO: 24 BLOCK NO: 7 PLAN NO: PCS-04-027725  
PORTION OF: LOT'S 1652, (RS-04-002133), LOT 1669, (RS-04-003043) & LOT 3129, ALL OF SFDM ESTATE DECREED NO. 4270; LRC REC. NO. 5964  
LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SW ROAD LOT 14, PCS-04-027725  
2-3 NW LOT 25, BLOCK 7, PCS-04-027725  
3-4 NE BLOCK 10, PCS-04-027725 4-1  
4-1 SE LOT 23, BLOCK 7, PCS-04-027725  
**AREA: FORTY ONE SQUARE METERS (41), 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 **AUGUST 06, 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, 18 JUNE 2024.**

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

Copy Furnished:

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

**MANILYN A. CONTRERAS, AS  
ATTORNEY-IN-FACT, LILIAN A. DENIEGA**  
(1) Block 17, Excess Lot Soldier Hills Vill, Brgy. Putatan, Muntinlupa City; and  
(2) Lot 24, Blk. 7, Kensington 4, 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

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-518-24**

**ARCH BOY GAJELES RAGUDO,**  
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, **ARCH BOY GAJELES RAGUDO**, with residence and postal address at Blk. 34 Lot 36 Bella Vista Subd. Brgy. Santiago, Gen. Trias Cavite; and Lot 36 Blk 34 Deca Homes - Bella Vista Brgy Santiago Gen. Trias Cavite 4107, to satisfy the mortgage indebtedness as of 30 November 2023 amounts to **NINE HUNDRED FIFTY SIX THOUSAND THREE HUNDRED SEVENTY TWO PESOS AND 35/100 (P956,372.35)**, including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **24 JULY 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. 057-2015053187**

LOT NO: 36 BLOCK NO: 34 PLAN NO: PCS-04-027566  
PORTION OF: LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, ALL OF BLOCK 34, PCS-04-017962; 5964, 30450 LOCATION: SITUATED IN THE BARANGAY OF SANTIAGO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON.  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE LOT 35, BLOCK 34, PCS-04-027566  
2-3 SW ROAD LOT 50, PCS-04-017962  
3-4 NW LOT 37, PCS-04-027566  
4-1 NE LOT 9, BLOCK 34, PCS-04-027566  
**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 **07 AUGUST 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, 18 JUNE 2024.**

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

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG Fund)**  
c/o **JEFFREY A. RAMIENTAS, C.P.A.**  
Attorney-In-Fact, GREATSOURCE CORPORATION  
2546 A. Bonifacio St., Bangkal, Makati City

**ARCH BOY GAJELES RAGUDO**  
Blk. 34 Lot 36 Bella Vista Subd. Brgy. Santiago, Gen. Trias Cavite; and  
Lot 36 Blk 34 Deca Homes Bella Vista Brgy Santiago Gen. Trias Cavite 4107

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

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

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

Mortgagee,
-versus- FORECLOSURE CASE NO. F-510-24

SPOUSES JOSE JOEY DELA CRUZ DIONES
AND MADILINE CRUDO DIONES,
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 DE-
VELOPMENT 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, SPOUSES JOSE
JOEY DELA CRUZ DIONES AND MADILINE
CRUDO DIONES, with residence and postal address at
(HSE3) 3B BALAPAN 1-A IMUS, CAVITE and LOT 58,
BLOCK 23, PH. 2, SUNRISE PLACE SUBD., BARAN-
GAY TRES CRUSES, TANZA, CAVITE to satisfy the
mortgage indebtedness as of 26 March 2024 amounts to
TWO HUNDRED NINETY THOUSAND FIVE HUN-
DRED TWENTY NINE PESOS & 05/100 (P290,529.05)
including interest, penalties, expenses and other charges of
foreclosure, the undersigned Sheriff will set at public auc-
tion on 24 JULY 2024 at 10:00 o'clock in the morning until
12:00 noon at the main entrance of the Government Cen-
ter 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. 057-2013017945

A PARCEL OF LAND (LOT 58 BLOCK 23 OF
THE CONSOLIDATION SUBDIVISION PLAN PCS-04-
024575, BEING A PORTION OF LOTS 2677, 2678, (FLS-
325), & 2679 (RS-04-002668) ALL OF STA. CRUZ DE
MALABON ESTATE, AND BLOCK 31, PCS-04-023349,
L.R.C. RECORD NO. 6832), SITUATED IN BARANGAY
TRES CRUSES, MUNICIPALITY OF TANZA, PROV-
INCE OF CAVITE, ISLAND OF LUZON. BOUNDED
ON THE SE., ALONG LINE 1-2 BY LOT 56 BLOCK 23;
ON THE SW ALONG LINE 2-3 BY ROAD LOT 1 (10.00
M WIDE R.O.W.); ON THE NW ALONG LINE 3-4 BY
LOT 60 BLOCK 23; AND ON THE NE ALONG LINE
4-1 BY LOT 59 BLOCK 23, ALL OF THE CONSOLIDA-
TION SUBDIVISION PLAN. BEGINNING AT A POINT
MARKED "1" ON PLAN X X X CONTAINING AN
AREA OF THIRTY FIVE (35) SQUARE METERS. X XX

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

In the event the public auction should not take place
on the said date and time, it shall be held on 07 AUGUST
2024 without further notice.

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

Trece Martires City, 18 JUNE 2024

(SGD)JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND (otherwise
known as PAG-IBIG Fund)
c/o ATTY. SIMEON P. MADRID
Attorney-In-Fact, S.P. MADRID & ASSOCIATES
5th Floor Bedrock Building, Kayumanggi Center,
Commonwealth Ave., Matandang Balara, Quezon City
SPOUSES JOSE JOEY DELA CRUZ DIONES AND
MADILINE CRUDO DIONES
(HSE3) 3B BALAPAN 1-A IMUS, CAVITE and
LOT 58, BLOCK 23, PH. 2, SUNRISE PLACE SUBD.,
BARANGAY TRES CRUSES, 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
June 24, July 1, & 8, 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-629-24

JOSIELYN T. DIMAPILIS,
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 DE-
VELOPMENT 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, JOSIELYN T. DI-
MAPILIS, with residence and postal address at 728 Tramo
St., Tejeros Convention, Rosario, Cavite, and Lot 1, Block
17, Tierra Nevada, Phase 4, Brgy. San Francisco, Gen. Tri-
as, Cavite, to satisfy the mortgage indebtedness as of 16
March 2024 amounts to ONE MILLION ONE HUN-
DRED FIFTY FOUR THOUSAND FOUR HUNDRED
TWENTY SIX PESOS AND 27/100 (P1,154,426.27), in-
cluding interest, penalties, expenses and other charges of
foreclosure, the undersigned Sheriff will set at public auc-
tion on 24 JULY 2024 at 10:00 o'clock in the morning until
12:00 noon at the main entrance of the Government Cen-
ter 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. 057-2019027941

A PARCEL OF LAND (LOT 1 BLK. 17 OF THE
CONS. SUBD. PLAN PCS-04-015682, BEING A POR-
TION OF BLK. 131; BLK.; 132, BLK. 133, LOTS. 1-51;
BLK. 134, LOTS. 1-14; BLK. 135, LOTS 1-18; BLK. 136,
LOTS 1-39; BLK. 144, LOTS. 1-24 BLK. 145; BLK. 146,
LOTS 1-41; BLK. 147 LOTS. 1-58; BLK. 148, LOTS. 1-33;
BLK. 149, LOTS. 1-12; BLK. 150, LOTS. 1-15; BLK. 152,
LOTS. 1-43; BLK.; 153, LOTS. 1-37, BLK.; 154, LOTS
1-46; BLK. 155; BLK. 157, LOTS 1-34 BLK. 159, LOTS
1-24; BLK.; 160, LOTS 1-29; BLK. 161, LOTS. 1-39;
BLK.; 162, LOTS. 1-37; BLK.; 163, LOT 1-32 BLK.; 164,
LOTS. 1-32; BLK. 165, LOTS. 1-52; BLK.; 166, LOTS
1-14; BLK.; 167, LOTS. 1-14 BLK. 167; LOTS. 1-33;
BLK. 168, LOTS. 1-12; BLK. 169, LOTS. 1-15; BLK. 170;
LOTS. 1-19 BLK. 171, LOTS. 1-43; BLK. 172, LOTS.
1-12; RD. LOT 43; RD. LOT 43A, RD. LOTS. 45-49, RD.
LOT 49A, RD. LOTS 50-52, RD. LOTS 53-54, RD. LOTS
55A, RD. LOT 56, RD. LOTS. 56A,-56B, RD. LOT 61,
ALLEYS 49-50, ALLEYS 50A, 51-62, PCS-04-011037,
L.R.C. REC. NO.), SIT. IN THE BRGY. SAN FRANCIS-
CO, MUN. OF GEN. TRIAS. PROV. OF CAVITE, IS. OF
LUZON. BOUNDED ON THE E., ALONG LINE 1-2 BY
LOT 3. BLK. 17; ON THE S., ALONG LINE 2-3 BY LOT
2, BLK.; 17; ON THE W., ALONG LINES 3-4-5-6-7 BY
RD. LOT 24, ON THE N., ALONG LINE 7- 1 BY RD.
LOT 23; ALL OF THE CONS. SUBD. PLAN. BEGIN-
NING AT A PT. MARKED "1" ON PLAN, X X X CON-
TAINING AN AREA OF NINETY SEVEN (97) 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 07 AUGUST 2024
without further notice.

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

Trece Martires City, 18 JUNE 2024.

(SGD)JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:
HOME DEVELOPMENT MUTUAL FUND
(otherwise known as PAG-IBIG Fund)
c/o PAULINO E. CASES, JR.
CASES COLLECTION MANAGEMENT, INC.
Attorney-In-Fact c/o Cases Chun & Associates Law Offices
6TH Floor JELP Business Solutions Building. 409 Addition

Hills, Shaw Boulevard, Mandaluyong City

JOSIELYN T. DIMAPILIS

728 Tramo St., Tejeros Convention, Rosario, Cavite, and
Lot 1, Block 17, Tierra Nevada, Phase 4, Brgy. San Francisco,
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

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRA-JUDICIAL SETTLEMENT OF
ESTATE OF THE LATE AMPARO O.
MANARIN, GAUDENCIO PAMPLONA, ELIZA
O. MANARIN AND CONRADO S. ALTAREZ

NOTICE is hereby given that the estate of the late AMPA-
RO O. MANARIN, GAUDENCIO PAMPLONA, ELIZA O.
MANARIN AND CONRADO S. ALTAREZ, who died on Febru-
ary 1, 2001; July 22, 1973; May 31, 2020 & May 15, 1992, all died
in Maduya, Carmona, Cavite, that the said deceased died without
a Last Will and Testament and left no debts or obligations of what-
ever nature, that the said deceased, at the time of their death left
a real property, situated in Sitio Pasong Saging, Carmona, Cavite
under Transfer Certificate of Title No. T-741686 containing an
area of Five Hundred Four Thousand Two Hundred Eighty-Seven
(504,287) square meters, and was Extra-Judicially Settled among
the legal heirs of the said deceased in the said instrument, executed
on 18th day of June 2024 and ratified before Notary Public Atty.
Gabriel B. Octava, under Doc. No. 7, Page No. 14, Book No. XXIV,
Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRA JUDICIAL SETTLEMENT OF THE
INTESTATE ESTATE OF THE LATE WILSON G.
GILO WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late WILSON
G. GILO, who died on December 3, 2023 at Poblacion 1, Ter-
nate, Cavite, there are no known debts or obligations due against
the estate of the aforementioned decedents, the said decedent died
without leaving Last Will and Testament and left three (3) parcels
of land without improvements erected thereon located at Barangay
Pasong Kawayan, General Trias City, Cavite covered by Transfer
Certificate of Title No. 057-2022066272 containing an area of Two
Hundred (200) square meters, and located at Barangay Buenavista,
General Trias City, Cavite covered by Transfer Certificate of Title
Nos. T-809150 and T-809153 both containing an area of One Hun-
dred Twenty (120) square meters, respectively were Extra-Judicial-
ly Settled among the legal heirs of the said deceased in the said
instrument, executed on 18th day of June 2024 and ratified before
Notary Public Atty. Fe B. Añonuevo, under Doc. No. 441, Page No.
89, Book No. 167, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

EXTRA-JUDICIAL SETTLEMENT OF
ESTATE OF THE LATE JULIA PULIDO DEL
MUNDO MARRIED TO ISIDRO DEL MUNDO
WITH DEED OF ABSOLUTE SALE (PORTION
OF LAND)

NOTICE is hereby given that the estate of the late JULIA
PULIDO DEL MUNDO AND ISIDRO DEL MUNDO, who
died on February 26, 2003 at Indang, Cavite and February 11, 2000
at Indang, Cavite, the said decedents left a parcel of land situated
in Barangay Lumamong Halahay, Indang, Cavite containing an
area of Twelve Thousand Five Hundred Seventeen (12,517) square
meters, more or less covered by Transfer Certificate of Title No.
1034087 of the Registry of Deeds for the Province of Cavite with
Tax Declaration of Real Property No. 10-0028-00124, and was Ex-
tra-Judicially Settled among the legal heirs of the said deceased in
the said instrument, executed on 11th day of June 2024 and ratified
before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 331,
Page No. 67, Book No. 167, Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

DEED OF EXTRA JUDICIAL SETTLEMENT OF
ESTATE OF LATE HILARIO BERBER ANIN
MARRIED TO AURELIA BERENGUEL ANIN

NOTICE is hereby given that the estate of the late HILAR-
IO BERBER ANIN, who died on October 17, 2023 at Barangay
Mabato, Maragondon, Cavite, that said deceased is the registered
co-owner of the parcel of land situated in Barangay of Mabato,
Municipality of Maragondon, Province of Cavite, Philippines,
measuring Thirteen Thousand Nine Hundred Seventy-Nine Square
Meters and Thirty-Two Square Decimeters (13,979.32) land area,
duly registered for taxation purposes under Tax Declaration of
Real Property No. AA-13 0015 00438 with improvements existing
thereon (residential house) with Tax Declaration of Real Property
No. AA-13 0015 00440 were Extra-Judicially Settled among the
legal heirs of the said deceased in the said instrument, executed on
18th day of June 2024 and ratified before Notary Public Atty. Fe
B. Añonuevo, under Doc. No. 436, Page No. 86, Book No. 167,
Series of 2024.

Southern Sparkle News And Publishing
June 24, July 1, & 8, 2024

### EXTRA-JUDICIAL SETTLEMENT OF STATE WITH ABSOLUTE DEED OF SALE

NOTICE is hereby given that the estate of the late **SPOUSES LIBERATO L. ALONDE AND MERCEDITA V. ALONDE**, who died on November 4, 2004 and July 28, 1998 respectively, intestate, without Will or Testament and without any outstanding debts in favor of any person or entity, and they are the absolute and registered owner of land property located in B2 L11 San Isidro Village, Brgy. Dela Paz, Biñan City, Laguna, consisting a lot area of One Hundred Eighty (180) square meters, more or less, and covered by Transfer Certificate of Title No. T-255415 issued by the Registry of Deeds of Calamba City, Laguna, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 7th day of June 2024 and ratified before Notary Public Atty. Felizardo M. Ibarra, under Doc. No. 519, Page No. 105, Book No. XXIII, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF THE HEIRS OF GREGORIO T. SARMIENTO

NOTICE is hereby given that the estate of the late **GREGORIO T. SARMIENTO**, who died on 04 December 2021 at General Emilio Aguinaldo Memorial Hospital Trece Martires City, Cavite, the said deceased died intestate, without will or testament, and without any outstanding debts in favor of any person or entity, and the said deceased is a member/depositor of ACDI MPC, Trece Martires Branch with a deposit in the total amount of One Hundred Thirty Five Thousand Two Hundred Seventy Five Pesos and Seventy One Cents (P135,275.71), and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 27th day of May 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 479, Page No. 96, Book No. XXI, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### AFFIDAVIT OF LOSS

NOTICE is hereby given that **TRIXIA MAE E. DIPARINE**, single, of legal age, Filipino, and a resident of Blk. 21 Lot 18 Acacia Homes, Brgy. Buro I, City of Dasmariñas, Cavite, after being duly sworn do hereby depose and say: 1. That I am the Treasurer of Sangguniang Kabataan of Brgy. Buro I, City of Dasmariñas, Cavite; 2. That I have been issued an Official Receipt with Series Nos. 1560203 to 1560250 by the Office of the City Treasurer of the City of Dasmariñas, Cavite; 3. That on May 26, 2024, when I was looking for it, I noticed that the aforesaid receipt were missing and despite diligent efforts to locate it, all are in vain; 4. That I have every reason to believe that it could no longer be found or retrieved; 5. That I am executing this Affidavit to attest to the truth and veracity of the foregoing and for whatever legal purpose the same may serve, executed on 18th day of June 2024 in the City of Dasmariñas, Cavite, and ratified before Notary Public Atty. Lolita H. De Villa, under Doc. No. 185, Page No. 37, Book No. 250, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### DEED OF EXTRAJUDICIAL SETTLEMENT OF ESTATE OF LATE ANTONIO G. ERMENO AND MARINA M. ERMENO

NOTICE is hereby given that the estate of the late **ANTONIO G. ERMENO AND MARINA M. ERMENO**, who died without leaving any will and testament, that deceased died without any known debts or obligations in favor of any person or entity, the said deceased left a parcel of land situated at Cayquit III, Indang, Cavite, covered by Tax Declaration No. AA-10 0018 01415, containing an area of Four Thousand Four Hundred Seventy Nine (4,479) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 13th day of March 2023 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 279, Page No. 57, Book No. I, Series of 2023.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE LOURDES ACLAN ESPIRITU

NOTICE is hereby given that the estate of the late **LOURDES ACLAN ESPIRITU**, who died on July 11, 2021 at her residence at Blk 8, Lot 15, Orchid St. Vine Village Subd., San Agustin I, City of Dasmariñas, that the deceased left conjugal real properties described as follows: 1. Transfer Certificate of Title T116553 located at Vine Village Subd., City of Dasmariñas, containing an area of 200 square meters erected on the land described as Tax Declaration No. 2370008012262 residential house of 150 square meters; 2. Transfer Certificate of Title T-254936 located at Vine Village Subd., City of Dasmariñas containing an area of 200 square meters, the Land contained in Tax Declaration No. 2370008008458 without improvements found therein; 3. SHARES OF STOCK OF LSERV CORPORATION (Landbank Service Corporation) as follows: a) LSERV No. 1808 with 16 shares; b) LBP SERVICE CORPORATION No. 1102 with 166 shares were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 15th day of June 2024 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 496, Page No. 100, Book No. 24, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH ABSOLUTE SALE

NOTICE is hereby given that the estate of the late **DIóGENES MOLINA**, who died intestate on September 13, 2001 at Cavite City, Cavite, respectively, that said deceased died intestate, without Will or Testament, and without any outstanding debts in favor of any person or entity, that said deceased is the absolute and registered owner of a parcel of land covered by Transfer Certificate of Title No. T-235479 containing an area of Sixty-Six (66) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed before Notary Public Atty. Glen Archibald A. Vargas, under Doc. No. 472, Page No. 95, Book No. I, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **CLARO LLAGAS PACUMIO**, who died intestate on August 01, 2021 at Southern Tagalog Regional Hospital, Brgy. Habay 2, Bacoor, Cavite, respectively, that the deceased left a parcel of land with Transfer Certificate of Title No. 057-2019031092 located at Barrio of Daang Amaya, Tanza, Cavite containing an area of 253 square meters; and his personal asset that which is more particularly described as follows: LAND BANK OF THE PHILIPPINES – Cavite City Branch with Account Number: 0316-0714-49 (current balance: Php273,322.35) were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 14th day of June 2024 and ratified before Notary Public Atty. Glen Archibald A. Vargas, under Doc. No. 473, Page No. 95, Book No. I, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE SERAFIN JIMENEZ NONES WITH DEED OF ABSOLUTE SALE

NOTICE is hereby given that the estate of the late **SERAFIN JIMENEZ NONES**, who died on June 27, 1999 at Rosario, Cavite, the said decedent died intestate without Will of Testament, and without any outstanding debts in favor of any person or entity, the said decedent left two parcels of land situated at Brgy. Bagbag, Rosario, Cavite covered by TRANSFER CERTIFICATE OF TITLE No. T-251139 containing an area of 1,878 square meters and TRANSFER CERTIFICATE OF TITLE No. T-251140 containing an area of 291 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 7th day of June 2024 and ratified before Notary Public Atty. Bernard O. Tamon, under Doc. No. 321, Page No. 66, Book No. I, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### AFFIDAVIT OF ADJUDICATION BY SOLE HEIR OF ESTATE OF DECEASED PERSON

NOTICE is hereby given that the estate of the late **CRESEN- CIA MOJICA**, who died intestate on November 8, 1996, that the time of her death, She left a parcel of land measuring Seven Thousand Fourteen (7,014) square meters located in Mahabang Kahoy Cerca, Indang, Cavite covered by TAX DECLARATION OF REAL PROPERTY NO. AA-10 0030 01300, that the deceased left no debts, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 18th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 397, Page No. 80, Book No. XXIV, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### DEED OF EXTRAJUDICIAL SETTLEMENT

NOTICE is hereby given that the estate of the late **WILSON G. GILO**, who passed away on December 3, 2023, the deceased died intestate, without any Last Will or Testament, and without any outstanding debts or obligations, whatsoever, the deceased left the following property(ies) and/or account(s) with Metropolitan Bank & Trust Company (METROBANK) – Rosario Cavite Branch with Account Number: 160-1-16002482-6 (Time Deposit) balance: Php1,000,000.00, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 18th day of June 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 439, Page No. 58, Book No. 167, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH DEED OF SALE

NOTICE is hereby given that the estate of the late **ROLANDO C. LAYABAN AND ELENA T. LAYABAN**, who died on April 19, 2016 and July 28, 2020 at Rolling Hills, Brgy. F. De Castro, GMA, Cavite, left a parcel of land Lot 57 situated in Brgy. Cabilang Baybay, Carmona (now GMA), Cavite covered by Transfer Certificate of Title – CLOA – 3382 (Certificate of Land Ownership Award No. 00677263) with an area of 19,137 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Ceasar Anthony S. Solis, under Doc. No. 183, Page No. 37, Book No. 10, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE SPOUSES ALBERTO OLAES BAGNAS AND GLORIA GANDIA BAGNAS

NOTICE is hereby given that the estate of the late **SPOUSES ALBERTO OLAES BAGNAS AND GLORIA GANDIA BAGNAS**, who died on February 1, 2012 in General Trias, Cavite and February 2, 2024 in Ermita, Manila, respectively, without leaving a last will and testament, that said deceased spouses left no debts or any pecuniary obligation in favor of third party, that during the lifetime of the said deceased, they were the registered owners of a parcel of land situated in Sta. Isabel, Kawit, Cavite, together with the improvements erected therein and presently covered by Transfer Certificate of Title No. T-95713, 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 22nd day of February 2024 and ratified before Notary Public Atty. James P. Apostol, under Doc. No. 156, Page No. 33, Book No. III, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE PACENCIA FLORES AND TEODORO RODENAS WITH DEED OF ABSOLUTE SALE

NOTICE is hereby given that the estate of the late **PACENCIA FLORES AND TEODORO RODENAS**, who died on September 27, 2016 and June 4, 1997 both in Palocpoc, Mendez, Cavite, that at the time of his death he left us a certain parcel of land covered by Tax Declaration No. 10-0023-00407 containing an area of Three Thousand Six Hundred (3,600) square meters more or less, with no improvements erected thereon, situated at Guyam Munti, Indang, Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 18th day of June 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 289, Page No. 59, Book No. 9, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE SPS. AMANDO C. GACIS, JR. AND TESSIE A. GACIS WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **SPS. AMANDO C. GACIS, JR. AND TESSIE A. GACIS**, who died on May 29, 2023 and March 23, 1997 in Dasmariñas, Cavite and Quezon City, respectively, the said deceased are the absolute owner of a parcel of land with improvements located at Block 14 Lot 15 Barangay San Agustin, Dasmariñas, Cavite, measuring Eighty (80) square meters and covered by Transfer Certificate of Title No. T-314382, issued by the Registry of Deeds for the Province of Cavite, the deceased died without any will or testament and left no other debts of any kind whatsoever to any person or persons and from any entity, private or public, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 19th day of June 2024 and ratified before Notary Public Atty. Roi Andrei S. Galang, under Doc. No. 475, Page No. 96, Book No. 15, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE MARIANO BAYLON DE ROSA WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **MARIANO BAYLON DE ROSA**, who died intestate on 20 February 2023 at the City of Dasmariñas, Cavite, and at the time of his death, that the deceased left no debts, and left no will, that the deceased left the following motor vehicle which is more particularly described as follows: Make: Honda, Body Type: TC Hire, MV File No. 0201-00000155986, CR No. 198980530, Engine No. KYY30E022660, Chassis No. KYY30022644, Plate No.: BC60661, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 12th day of April 2024 and ratified before Notary Public Atty. Miriam S. Clorina, under Doc. No. 487, Page No. 98, Book No. 332, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF THE DECEASED CANDIDO AMBOS WITH SALE

NOTICE is hereby given that the estate of the late **CANDIDO AMBOS**, who died on 11 October 2023 at the City of Dasmariñas, Cavite, that the deceased left no debts and left no will, that the deceased left the following motor vehicle which is more particularly described as follows: Make: Kawasaki, Body Type: Motorcycle, MV File No. 0201-00000369598, CR No. 240777865, Engine No. BC175AEL66541, Chassis No. BC175F-B85821, Plate No. BE67356, Denomination: MC w/o Sidecar, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 28th day of May 2024 and ratified before Notary Public Atty. Miriam S. Clorina, under Doc. No. 106, Page No. 22, Book No. 334, Series of 2024.

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

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

-versus-

File No. FC-DC-1382-24  
EXTRA JUDICIAL FORECLOSURE OF  
REAL ESTATE MORTGAGE UNDER  
ACT 3135, AS AMENDED BY ACT 4118

**EUTHROPIA B. LITERTE married to  
NORBERTO J. LITERTE,**  
Respondent/Mortgagor.

x-----x

### NOTICE OF SHERIFF'S SALE

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND (Otherwise known as Pag-IBIG Fund)**, a government financial institution duly 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 respondent/mortgagor **EUTHROPIA B. LITERTE married to NORBERTO J. LITERTE** with postal addresses at #123 J. Abad Santos St., Caloocan City, Metro Manila and Lot 14, Blk. 14, Dexterville Classic, Brgy. Sabang, Dasmariñas City, Cavite and for the satisfaction of the mortgaged debt which as of May 7, 2024 amounts to THREE HUNDRED THIRTY FOUR THOUSAND SEVEN HUNDRED EIGHTY FOUR PESOS & 16/100 (Php334,784.16), exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **August 08, 2024 at 10:00 o'clock in the morning** or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buro I, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

#### Transfer Certificate of Title No. T-811192

IT IS HEREBY CERTIFIED land that situated in the Mun. of Dasmariñas Prov. of Cavite bounded and described as follows:

A parcel of land (Lot 14. Blk.14 of the cons. & subd. plan, Pcs-04-011646, being a portion of the cons. of Lot 3187, Imus Estate, of Lot 3185-E & 3185-D, Psd-66059, L-RC Rec. No.), sit. in the Brgy. of Sabang, Mun. of Dasmariñas. Prov. of Cavite. Bounded on the W., along line 1-2 by Lot 13. Blk. 14 on the N., along line 2-3 by Lot 12. Blk.14, on the E., along line 3-4 by Rd. Lot 12. and on the S., along line 4-1 by Lot 16 Blk.14, all of the cons. & subd. plan. Beginning at a point marked (1) on plan, being S. 76 deg. 50'E. 241.53 m. from Mun. No. 139, Imus Estate, thence N. 1 deg. 55'E. 5.00 m. to pt. 2, thence S. 88 deg. 05'E. 8.00 m. to pt. 3, thence S. 1 deg. 55'W. 5.00 m. to pt. 4, thence N. 88 deg. 05'W. 8.00 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. 15x60 cm, bearings true, date of orig. survey July 27, 1905-June 11, 1908 & that of the cons. subd. survey, April 27- May 10, 1996 & was approved on July 30, 1996.

Prospective buyers and /or bidder 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 **August 22, 2024** at the same time and place without further notice.

26 June 2024, Dasmariñas City, Province of Cavite.

(Sgd) **RODRIGO C. ESTOGERO, JR.**  
Sheriff IV

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

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

**ATTY. SIMEON P. MADRID**  
S. P. Madrid & Associates,  
5th Flr. Bedrock Bldg. Kayumanggi Center, Commonwealth Ave. Matandang Balara, Quezon City.

**EUTHROPIA B. LITERTE married to NORBERTO J. LITERTE**  
#123 J. Abad Santos St, Caloocan City, Metro Manila and Lot 14, Blk. 14, Dexterville Classic, Brgy. Sabang, 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

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### EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE LATE BERNARDO HEBRON AND SIMEONA LEVARDO HEBRON WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **BERNARDO HEBRON AND SIMEONA LEVARDO HEBRON**, who died on April 14, 1998 at the Perpetual Help Medical Center Biñan, Laguna and March 1, 1988 at 089 San Jose St., Carmona, Cavite, left a parcel of land located in San Pablo St., Poblacion 1, Carmona, Cavite covered by Tax Declaration of Real Property No. AA-04-0001-00234 (173 sqm) PIN: 022-04-0001-002-27 and Tax Declaration of Real Property No. AA-04-0001-00194 (268 sqm) PIN: 022-04-0001-002-03, owner: Simeona L. Hebron were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Frederick S. Levarado, under Doc. No. 300, Page No. 61, Book No. IV, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT WITH WAIVER OF RIGHTS

NOTICE is hereby given that the estate of the late **ROBERTO D. EXITO**, who died on December 13, 2023 at Batangas City, left burial land site in Forest Lake Memorial Parks covered by Purchase Agreement No. 40136, Cert. of Ownership SR No. 23433, area, Mistig Garden Sector B/130 Lot-5L-STD, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Miguel C. Castillo, under Doc. No. 35, Page No. 8, Book No. XV, Series of 2024.

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### AFFIDAVIT OF SELF-ADJUDICATION

NOTICE is hereby given that the estate of the late **EUGENIO C. BORJA AND FIDELA A. BORJA**, who died on December 5, 2010 and October 14, 2011 and died without any last will and testament, at the time of death my father had no debts, liabilities or obligations to any persons, agency or institution, the only property left by my late father described as follows: TAX DECLARATION OF REAL PROPERTY NO. AA-01 0024 00486 containing an area of 325 square meters and TAX DECLARATION OF REAL PROPERTY NO. AA-01 0024 00388 containing an area of 14,621 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 29th day of April 2024 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 302, Page No. 62, Book No. VII, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE DANTE HERRERA ORDOÑEZ

NOTICE is hereby given that the estate of the late **DANTE HERRERA ORDOÑEZ**, who died on November 10, 1992 at Taguig, Metro Manila, that the deceased died intestate without will or testament and without any debts nor obligations to any govt. or private entity, the said deceased left three (3) parcels of land situated at Brgy. Luksuhin, Silang, Cavite covered by Transfer Certificate of Title No. (T-380050) 36284 with an area of 200 square meters, Transfer Certificate of Title No. (T-380051) 36285 with an area of 257 square meters, and Tax Declaration No. PIN 129-00-020-004-012 with an area of 1,800 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 1st day of December 2020 and ratified before Notary Public Atty. Elpidio M. Paligutan, under Doc. No. 114, Page No. 24, Book No. X, Series of 2020.

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## BABAENG NEGOSYANTE BINARIL NG RIDER,

**I** sang 61-anyos na ginang ang sugatan makaraang binarilin ng motorcycle rider habang kulang ng kanyang sasakyan sa Brgy Bicolan Gen Trias City, Cavite.

Ayon sa report t Kinilala ang biktima na si alyas Norma, nasa hustong gulang at residente ng Holiday Homes sa nasa-bing Brgy.

Kasalukuyang nilalapatan ng Lunas sa Silang Specialist Medical Center ang biktima na nagtamo ng tama sa dibdib

Batay sa ulat, bandang alas-10:455 ng umaga habang minamaneho ng biktima ang kanyang Isuzu Max na may plakang DAE 8870 kasama ang kanyang hipag at isa pang babaeng kaibigan at binabaybay ang kahabaan

ng Arnaldo Highway, Brgy San Francisco Gen Trias City, Cavite nang dikitan siya ng suspek na nakamoto-siklo hanggang sa pagbabarilin ito.

Matapos ang pamamaryl, mabilis na pinatakbo ng suspek ang motorsiklo patungo sa direksiyon ng Brgy Santiago ng nasabing lungsod bitbit ang kalibre 45 baril na ginamit sa pamamaryl.

Suerteng hindi tinamaan o nasugatan ang dalawang kasama ng biktima sa sasakyan.

Nagsasagawa naman ng masusing imbestigasyon ang pulisya sa pagkakiln ng suspek at kung anu ang motion sa tangkang pagpatay sa negosyanteng biktima.

**JIMMY BARRIENTOS**

### EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE LATE ROMEO RODRIGUEZ

NOTICE is hereby given that the estate of the late **ROMEO RODRIGUEZ**, who died on September 23, 2021 in Batangas, and left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, the said deceased is the registered owner of a parcel of land located at Brgy. Mataywanak, Tuy, Batangas covered by Transfer Certificate of Title No. T-91748 containing an area of Six Thousand Four Hundred Ninety-Nine (6,499) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 19th day of June 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 461, Page No. 93, Book No. 167, Series of 2024.

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### EXTRA JUDICIAL SETTLEMENT OF THE ESTATE OF JOSE PANGANIBAN OLEGARIO MARRIED TO NATALIA BORJA OLEGARIO WITH DEED OF ABSOLUTE SALE

NOTICE is hereby given that the estate of the late **JOSE PANGANIBAN OLEGARIO and NATALIA BORJA OLEGARIO**, that at the time of their death, we have no debts, liabilities or obligations to any persons, agency or institution, that the property they left are two (2) parcels of land located at Mag-Asawang Ilat, Tagaytay City more particularly described in Transfer Certificate of Title No. T-9563 (200 sqm) covered by Tax Declaration No. AD-00015-00488 and Transfer Certificate of Title No. T-9564 (200 sqm) covered by Tax Declaration No. AD-00015-00489 were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 17th day of May 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 461, Page No. 94, Book No. 8, Series of 2024.

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### EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF JOHN ANDREW AGUILAR PEÑA

NOTICE is hereby given that the estate of the late **JOHN ANDREW AGUILAR PEÑA**, who passed away, leaving a parcel of land Lot No. 9 Block No. 2-A situated in Barangay Paliparan, Dasmariñas, Cavite covered by Transfer Certificate of Title No. 057-2021020783 containing an area of 141 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Migmar Bernpnd S. Francisco, under Doc. No. 214, Page No. 44, Book No. I, Series of 2024.

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**DEED OF SELF-ADJUDICATION OF THE ESTATE OF THE LATE EDILBERTO GREFIEL MATA AND EVELYN BALINO MATA WITH ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **SPOUSES EDILBERTO GREFIEL MATA AND EVELYN BALINO MATA**, who both died on January 5, 2021 at Naic, Cavite, that the deceased died intestate, without Will or Testament, and without any outstanding debts in favor of any person or entity, that the deceased left a parcel of land including house/improvement erected thereon, covered by TRANSFER CERTIFICATE OF TITLE NO. 057-2014054953 containing an area of Thirty Six (36) square meters more or less, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 5th day of April 2024 and ratified before Notary Public Atty. Manuelito C. Diosomito, under Doc. No. 50, Page No. 11, Book No. CXLIV (144), Series of 2024.

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**EXTRA JUDICIAL SETTLEMENT OF THE ESTATE OF DECEASED SPOUSES HERMINIO CAISIP AND FILOMENA MARDO CAISIP WITH PORTION SALE**

NOTICE is hereby given that the estate of the late **SPOUSES HERMINIO CAISIP AND FILOMENA MARDO CAISIP**, who died on 3 February 2007 at Alfonso, Cavite and 6 June 2014 at Alfonso, Cavite, that said decedent spouses died without leaving a will, and left no debts, that said decedent spouses left a portion of land containing an area of Three Thousand Eight Hundred Forty Four (3,844) square meters, located at Sicut, Alfonso, Cavite embraced and covered by Transfer Certificate of Title No. 076-2017002291 of the Office of the Register of Deeds for Tagaytay City, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 19th day of June 2023 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 366, Page No. 74, Book No. 153, Series of 2023.

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**ADDENDUM TO THE EXTRAJUDICIAL SETTLEMENT OF ESTATE OF GELACIO B. MARANAN**

THIS document is in reference to the documents entitled EXTRAJUDICIAL SETTLEMENT, executed in Dasmariñas City, Crisanta A. Maranan, widow, Elisa M. Toledo, mrd. to Fitero G. Toledo, Vidal A. Maranan, mrd. to Gertrude Velasco, Nila M. Caparas, widow, Melinda M. Castillo, mrd. to Anthony Castillo, Ronald A. Maranan mrd. to Ma. Theresa Maranan, with all residence of Pulong Bunga, Silang, Cavite, hereinafter referred to as the HEIRS, noted and entered in the Notarial Register of Atty. R. Sunga as Doc. No. 336, Page No. 67, Book No. XXI, Series of 2021. Said refers to the estate of deceased Gelacio B. Maranan, who died on November 11, 2004 at Pulong Bunga, Silang, Cavite, may it be known the undersigned parties do hereby agree to make the following ADDITION / ADDENDUM to the aforementioned Deed outlined below: "That said Deceased at the time of his death, also left one (1) parcel of land consisting of an area of Four Thousand Five Hundred Ninety (4,590) square meters with Tax Declaration No. 18-0048-03486 located at Pulong Bunga, Silang, Cavite", executed before Notary Public Atty. Garcia, under Doc. No. 150, Page No. 30, Book No. LXIV, Series of 2022.

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**AFFIDAVIT OF SELF-ADJUDICATION**

NOTICE is hereby given that the estate of the late **MAXIMO D. MATA**, who died on June 22, 2023 at San Diego, California, U.S.A., the said deceased is one of the registered owner of a parcel of land located at Barangay Guinhawa North, Tagaytay City, Cavite with ARPN No. AD-00007-00398 containing an area of Three Hundred Twenty Six (326) square meters more or less, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 25th day of June 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 374, Page No. 76, Book No. 5, Series of 2024.

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**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF RONALD DELA ROSA TACLINDO**

NOTICE is hereby given that the estate of the late **RONALD DELA ROSA TACLINDO**, who died on 12 January 2014 at El Salvador City, Misamis Oriental, left no will or testament, nor any outstanding debts or financial obligations in favor of any person or entity, the deceased is the possessor of one (1) parcel of land without improvements located at Blk. 240 Lot 21 Metro Gate, Brgy. Gregorio, Trece Martires City, Cavite, containing an area of One Hundred Twenty Six (126) square meters, covered by Transfer Certificate of Title No. T-53626 issued by Registry of Deeds for the City of Trece Martires City, under the name Moldex Realty, Inc., and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 26th day of June 2024 and ratified before Notary Public Atty. Fe B. Añonuevo, under Doc. No. 144, Page No. 29, Book No. 165, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF LATE MARCOS CAISIP AND COLUMBA CAISIP WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **MARCOS CAISIP AND COLUMBA CAISIP**, who died on December 18, 1976 at Alfonso, Cavite and November 16, 1987 at Matagbak, Alfonso, Cavite, that deceased died without leaving any will and testament, and without any known debts or obligations in favor of any person or entity, the said deceased left a parcel of land situated at Brgy. Matagbak II, Alfonso, Cavite covered by Tax Declaration No. AA-01-0022-00297 containing an area of Nine Thousand Six Hundred Two (9,602) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 19th day of June 2024 and ratified before Notary Public Atty. Joone Randy E. Rivera, under Doc. No. 338, Page No. 68, Book No. XVII, Series of 2024.

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**AFFIDAVIT OF SELF-ADJUDICATION**

NOTICE is hereby given that the estate of the late **ERMELINDA G. HERNANDEZ, HERMINIO C. HERNANDEZ AND MEL LAURENCE G. HERNANDEZ**, who died intestate on 10 October 2016 in St. Francis Home Care Center, 793 Quirino Highway, Novaliches, Quezon City, 25 July 2019 in 0590 Quirino Ave., San Dionisio, Parañaque City, and 8 March 2024 in Olivarez General Hospital, Inc., Parañaque City, that at the time of their death, the decedents are the owners of one (1) parcel of land situated in the Municipality of Dasmariñas, Cavite covered and embraced under Transfer Certificate of Title (TCT) No. T-802759 containing an area of Forty (40) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 24th day of June 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 369, Page No. 75, Book No. 9, Series of 2024.

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**AFFIDAVIT OF SELF ADJUDICATION WITH SIMULTANEOUS SALE**

NOTICE is hereby given that the estate of the late **PABLO GATDULA AND DOMINGA NOLASCO GATDULA**, who died on March 10, 1995 in Alfonso, Cavite and April 7, 2014 in Alfonso, Cavite, that said decedent died without leaving any will and left no debts, that said decedent left a parcel of agricultural land containing an area of Two Thousand Sixty One (2,061) square meters, more or less, located at Esperanza Ibaba, Alfonso, Cavite, declared for taxation purposes under Tax Declaration No. 01-0012-00196 of the Office of the Provincial Assessor for the Province of Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 27th day of June 2023 and ratified before Notary Public Atty. Enrique G. Bautista, Jr., under Doc. No. 206, Page No. 43, Book No. II, Series of 2023.

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**EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE EMMANUEL SIBUG SALAZAR**

NOTICE is hereby given that the estate of the late **EMMANUEL SIBUG SALAZAR**, who died without any will, no debts nor any outstanding obligation in favor of any third person, the deceased left real properties as follows: A parcel of land situated in the Brgy. of Luciano, City of Trece Martires, Province of Cavite, covered by TRANSFER CERTIFICATE OF TITLE TCT No. (T-408192) T-24312 containing an area of Five Hundred Ninety Five (595) square meter, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 22nd day of June 2024 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 93, Page No. 19, Book No. 25, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE PACIFICO Q. MORANTE JR.**

NOTICE is hereby given that the estate of the late **PACIFICO Q. MORANTE JR.**, who died on March 17, 2021 at Naic, Cavite, that said decedent died in estate, without leaving any Last Will or Testament and without leaving any debts in favor of any person or entity, the decedent at the time of his death is a co-owner of a parcels of land more particularly described as follows: (1) TRECE MARTIRES CITY, Transfer Certificate of Title No. T-198150 with TD No. 00-0007-01-00211-R containing an area of 1,224 square meters; (2) DASMARIÑAS, CAVITE, Transfer Certificate of Title No. T-932936 with TD No. 237-002-800-7379 (R) containing an area of 591 square meters; (3) CAVITE CITY, Transfer Certificate of Title No. T-13847 with TD No. 2015-01-0008-00327 (C-L) containing an area of (294) square meters with Tax Declaration Nos. 2015-01-0008-00328 (improvement) & 2015-01-0008-00329 (improvement); (4) ROSARIO, CAVITE, Transfer Certificate of Title No. T-1297833 with TD No. AA-17-0001-01145 containing an area of 228 square meters, with Tax Declaration Nos. AA-17-0007-00806 (improvement) floor area 111 square meters & AA-17-0007-00805 (improvement) floor area 132 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 25th day of June 2024 and ratified before Notary Public Atty. Benedict V. Victa, under Doc. No. 479, Page No. 97, Book No. IV, Series of 2024.

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July 1, 8, & 15, 2024

**EXTRA JUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **BENJAMIN B. MELLIZA**, who died on May 18, 2023 at 334 Camagong St., Andrea Village 2 Panapaan 5, City of Bacoor, Cavite, that said deceased died intestate, without any will or Testament, and left no outstanding debts or obligations due against the estate in favor of any person or entity, that the deceased at the time of her death left a parcel of land with improvements found thereon covered by TRANSFER CERTIFICATE OF TITLE NO. T-057-2011004158 having a total area of Two Hundred Seventy-Four (274) square meters more or less, situated at Blk. 1 Lot 6 Molave St., Panapaan V, Bacoor City, Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 15th day of May 2024 and ratified before Notary Public Atty. Sikat V. Agbunag, under Doc. No. 345, Page No. 90, Book No. II, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **SILVESTRE GABELO GARRA**, who died on May 26, 2010 at SMMCH-HSC, Sorsogon City, Sorsogon, that said deceased died intestate, without Will or Testament, and without any outstanding debts in favor of any person or entity, the said deceased is the absolute and registered owner of a parcel of land containing an area of Seventy Five (75) square meters, located at Lot 56, Blk 7, Camella Homes Barcelon IV, Tanzang Luma, Imus, Cavite covered by TD No. 239-0019-18766 / Psd-04-092540 (Land) Transfer Certificate of Title (TCT) No. T-1354962, of the Registry of Deeds, Province of Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 7th day of March 2024 and ratified before Notary Public Atty. Ronilo H. Faustino, under Doc. No. 206, Page No. 43, Book No. IV, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE SPS. INOCENCIO CARANTO AND CRISTINA BELLO WITH DEED OF ABSOLUTE SALE OF A PORTION OF LAND**

NOTICE is hereby given that the estate of the late **SPS. INOCENCIO CARANTO AND CRISTINA BELLO**, who died on May 13, 2007 in Naic, Cavite and March 10, 1997 in Cavite City, respectively, the said decedent died intestate, without Will or Testament and without outstanding debts in favor of any person or entity, the said decedent the time of their death are the registered owner of a certain parcel of land with an area of 53,301.02 square meters covered by Tax Declaration No. 12-0003-00034, located in Bendita II, Magallanes, Cavite, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 14th day of February 2024 and ratified before Notary Public Atty. Benedict V. Victa, under Doc. No. 116, Page No. 25, Book No. II, Series of 2024.

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**EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED ROMEO M. VELASCO WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **ROMEO M. VELASCO**, who died on January 7, 2009 at Toclong II-A, Imus City, Cavite, that said deceased died intestate, without any Testament and without leaving any debts whatsoever, that said deceased left four (4) real properties located at Imus City, Cavite covered by Transfer Certificate of Title No. T-164168 containing an area of 246 square meters together with improvements found therein; Transfer Certificate of Title No. T-90545 containing an area of 600 square meters together with improvements found therein; Transfer Certificate of Title No. T-191668 containing an area of 249 square meters; Transfer Certificate of Title No. T-191669 containing an area of 248 square meters were Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 25th day of June 2024 and ratified before Notary Public Atty. Teresita Sese Ruelos, under Doc. No. 418, Page No. 84, Book No. X, Series of 2024.

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**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED ROMEO M. VELASCO WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **ROMEO M. VELASCO**, who died on January 7, 2009 at Toclong II-A, Imus City, Cavite, that said deceased died intestate, without any Testament and without leaving any debts whatsoever, that said deceased left one-half (1/2) shares on a parcel of land located at Medicion, Imus City, Cavite covered by Transfer Certificate of Title No. T-1248219, of the Registry of Deeds for the Province of Cavite, containing an area of Two Hundred Forty Seven (247) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 25th day of June 2024 and ratified before Notary Public Atty. Teresita Sese Ruelos, under Doc. No. 419, Page No. 84, Book No. X, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE RODOLFO GUTIERREZ WITH DEED OF ABSOLUTE SALE (PORTION ONLY)**

NOTICE is hereby given that the estate of the late **RODOLFO GUTIERREZ**, who died on October 22, 2005 in San Miguel, Dasmariñas, 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 her death, left a certain real property, situated in the B43 L22 Brgy. San Miguel, Dasmariñas, Cavite containing an area of One Hundred Forty One (141) square meters together with all the improvements erected thereon, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 27th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 62, Page No. 13, Book No. XXV, Series of 2024.

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**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF PAULINO DIMAPILIS VILLA WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **PAULINO DIMAPILIS VILLA**, who died on April 10, 2008 at Naic, Cavite, that the deceased died intestate, without Testament and without leaving any debts whatsoever, that said deceased left a parcel of land located at Brgy. Bendita 1, Magallanes, Cavite consisting of Thirteen Thousand Nine Hundred Forty Nine (13,949) square meters and covered by Original Certificate of Title No. P-11925 with TD No. AA-12 0007 00609, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 6th day of November 2023 and ratified before Notary Public Atty. Marian O. Dupal-ag, under Doc. No. 27, Page No. 6, Book No. 30, Series of 2023.

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**EXTRA-JUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE MAMERTO LUMANDAS**

NOTICE is hereby given that the estate of the late **MAMERTO LUMANDAS**, who died on November 9, 2012 at Loma, Amadeo, Cavite, that said deceased died intestate, without any Last Will or Testament, and any outstanding debts or account, at the time of their death, they left a real property, covered by ORIGINAL CERTIFICATE OF TITLE NO. P-943 containing an area of One Hundred Ten Thousand Six Hundred and Twenty Three (110,623) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 28th day of June 2024 and ratified before Notary Public Atty. Fe B. Afionuevo, under Doc. No. 215, Page No. 43, Book No. 168, Series of 2024.

Southern Sparkle News And Publishing  
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**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF THE LATE DEOGRACIAS EMELO AND SOLIMA P. EMELO**

NOTICE is hereby given that the estate of the late **DEOGRACIAS EMELO AND SOLIMA P. EMELO**, who died on June 12, 2017 and August 20, 2012 respectively, that said deceased died without any Last Will and Testament and without any outstanding debts in favor of any person or entity, the said deceased at the time of their death left a parcel of land containing an area of Thirty Thousand (30,000) square meters covered by TRANSFER CERTIFICATE OF TITLE NO. CLOA-4195, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 5th day of January 2024 and ratified before Notary Public Atty. Justiniano G. Quiza, Jr., CPA, under Doc. No. 376, Page No. 76, Book No. I, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **LALAINA VALLEJOS BERTOLDO**, who died on March 10, 2024, left a parcel of land Lot 55 Blk 2 situated in the Barrio of Tractors, Gen. Trias, Cavite covered by TCT No. T-1188920 with an area of 75 square meters, and a parcel of land Lot 56 Blk 2 situated in the Barrio of Tractors, Gen. Trias, Cavite covered by TCT No. T-1188918 with an area of 75 square meters were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Henry F. Berin, under Doc. No. 148, Page No. 31, Book No. cxix, Series of 2024.

Southern Sparkle News And Publishing  
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**SELF-ADJUDICATION OF ESTATE**

NOTICE is hereby given that the estate of the late **BENITO G. NAVA**, who died on February 10, 2016, left a parcel of land Lot 17 Blk 2 situated in the Barrio of Molino, Bacoor, Cavite with an area of 240 square meters covered by TCT No. 55760, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Henry F. Berin, under Doc. No. 145, Page No. 30, Book No. CXIX, Series of 2024.

Southern Sparkle News And Publishing  
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**SELF-ADJUDICATION WITH SALE OF THE LATE ROSALINDA S. RETONEL AND FAUSTINA SAMANIEGO**

NOTICE is hereby given that the estate of the late **ROSALINDA S. RETONEL AND FAUSTINA SAMANIEGO**, who died on October 21, 2009 in Kawit, Cavite and October 23, 1995 in Ermita, Manila, without leaving a last will and testament, that said deceased mother and grandmother left no debt or any pecuniary obligation in favor of third party, that during the lifetime of the said deceased, they were the registered owners of a parcel of land situated in Putol, Sta. Isabel, Kawit, Cavite, presently covered by ORIGINAL CERTIFICATE OF TITLE NO. T-071-RO2024000010 (P-1210), of the Registry of Deeds for the Province of Cavite, with a total area of Twelve Thousand One Hundred Thirty (12,130) square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 25th day of June 2024 and ratified before Notary Public Atty. Marcus Aurelius M. Bañares, under Doc. No. 3021, Page No. 78, Book No. 20, Series of 2024.

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**EXTRA-JUDICIAL SETTLEMENT WITH WAIVER OF RIGHT**

NOTICE is hereby given that the estate of the late **JOEL TAN ESPAÑOLA**, who died on May 14, 2024 at Purok 3 Brgy. Banay Banay, Amadeo, Cavite, that the deceased left a savings account at Rizal Commercial Banking Corporation (RCBC) GMA Branch Cavite with two Account Numbers 1028 109595 and 0000007590575518 were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Cesar Anthony S. Solis, under Doc. No. 433, Page No. 87, Book No. 10, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS WITH ABSOLUTE DEED OF SALE OVER A PORTION OF PARCEL OF LAND**

NOTICE is hereby given that the estate of the late **ANATALIO C. AUSTRIA AND JOSEFINA A. PARDUCHO**, who died on January 12, 2015 at Maguyam, Silang, Cavite and January 24, 2022 at Brgy. Maguyam, Silang, Cavite, the deceased at the time of their death left a certain real property situated at Lot No. 10516-D, Brg. Maguyam, Silang, Cavite covered by Tax Declaration No. 18 0036 03866 containing an area of 1009 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Cesar Anthony S. Solis, under Doc. No. 97, Page No. 20, Book No. 9, Series of 2023.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE REBECCA G. GIMAO**

NOTICE is hereby given that the estate of the late **REBECCA G. GIMAO**, who died on August 16, 1999 at Manila, that the said deceased during her lifetime is the absolute owner of parcel of land located at Block 20 Lot 4 Brgy. Fatima II, City of Dasmariñas, Cavite with an area of 180 square meters covered by Transfer Certificate of Title with No. 320092 issued by Registry of Deeds for Province of Cavite, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lynyrd Christian M. Cuizon, under Doc. No. 185, Page No. 37, Book No. V, Series of 2024.

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**EXTRA-JUDICIAL SETTLEMENT OF ESTATE OF THE LATE CECILLE L. TEJANO**

NOTICE is hereby given that the estate of the late **CECILLE L. TEJANO**, who died on October 11, 2023 at Metro Manila, that said deceased during her lifetime have acquired a parcel of land from National Housing Authority (NHA), which is located at Blk 78 Lot 29 D3II, Bautista Property, Brgy. Sampaloc 4, Dasmariñas City, Cavite with an area of 50 square meters and Blk 78 Lot 28 Bautista Property, Brgy. Sampaloc 4, Dasmariñas City, Cavite with an area of 50 square meters were Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lynyrd Christian M. Cuizon, under Doc. No. 189, Page No. 38, Book No. V, Series of 2024.

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**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **BIENVENIDO ACUTIN DATU**, who died on November 28, 2001 in the City of Dasmariñas, Cavite, left a parcel of land with all the improvements existing thereon located at Blk. 52 Lot 1 Phase 4, Brgy. Fatima III, City of Dasmariñas, Cavite containing an area of 89 square meters covered by Transfer Certificate of Title No. T-147498, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Lolita H. De Villa, under Doc. No. 191, Page No. 39, Book No. 200, Series of 2024.

Southern Sparkle News And Publishing  
July 1, 8, & 15, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH SALE OF THE LATE ERNESTO RAMOS**

NOTICE is hereby given that the estate of the late **ERNESTO RAMOS**, who died on November 9, 2001 in Kawit, Cavite, and without leaving a last will and testament, that said deceased left no debt or any pecuniary obligation in favor of third party, that during the lifetime of the said deceased, he is the registered owner of a parcel of land situated in Brgy. of Tabon, Mun. of Kawit, Province of Cavite, together with the improvements erected thereon and presently covered by Transfer Certificate of Title No. T-339774 of the Registry of Deeds for the Province of Cavite, with a total area of 120 square meters, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 28th day of June 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 202, Page No. 41, Book No. XXV, Series of 2024.

Southern Sparkle News And Publishing  
July 1, 8, & 15, 2024

**AFFIDAVIT OF LOSS**

NOTICE is hereby given that **HELEN G. NEAR**, of legal age, Filipino citizen, married and presently residing at Block 4 Lot 25 Ciudad de San Jose, Brgy. Balibago, City of Santa Rosa, Laguna, after being sworn in accordance with law hereby depose and state; That, I am the owner of the Transfer Certificate of Title with no. T-750612 with last page detailed mentioned below; "Memorandum of Encumbrances" Entry No.: 2010006749, Date: September 23, 2010 10:51:13 A.M., Real State Mortgage: In favor of First United Farmers Rural Bank, Inc., for the sum of Php. 150,000.00, in accordance with Doc. No. 376, Page No. 77, Book No. 195, Series 2010, of notary public of City of Sta. Rosa, Laguna, C.A. Sumaya, dated Sept. 22, 2010; That sometime in 2013, when I was about to locate the said document, I was surprised that the said document was no longer in the cabinet where I placed it; That, despite of exerting all my best efforts to locate the said document, the same proved futile, leading to the conclusion that the said document is beyond recovery; That, I'm executing this affidavit to attest to the truth and veracity of the foregoing statements, executed on 11th day of June 2024 at the City of Santa Rosa, Laguna and ratified before Notary Public Atty. Numeriano D. Villena, under Doc. No. 82, Page No. 18, Book No. CIV, Series of 2024.

Southern Sparkle News And Publishing  
July 1, 8, & 15, 2024

**EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF THE LATE ALFONSO R. AGULTO, JR.**

NOTICE is hereby given that the estate of the late **ALFONSO R. AGULTO, JR.**, who died on August 9, 1979 at J.P. Rizal Hospital, Dasmariñas, Cavite, that said deceased left no debts, and left no will, the said deceased left a conjugal property, a parcel of land together with improvements existing therein situated at Blk. 12 Lot 9, Brgy. San Manuel II, City of Dasmariñas, Cavite, with an area of One Hundred (100) square meters more or less and which lot is awarded by the National Housing Authority, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 16th day of May 2013 and ratified before Notary Public Atty. Miriam S. Clorina, under Doc. No. 114, Page No. 23, Book No. 261, Series of 2013.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE DAMIANA SALAZAR DILIDILI AND PATROCINIO P. DILIDILI**

NOTICE is hereby given that the estate of the late **DAMIANA SALAZAR DILIDILI AND PATROCINIO P. DILIDILI**, who died on June 14, 2024 at Silang, Cavite and July 27, 2021 at Quezon City, that at the time of death of the said deceased, they left us a certain parcel of land located at Barangay Ulat, Silang, Cavite, covered by TAX DECLARATION NO. AA-18-0063-00391 containing an area of 6,000 square meters more or less, and TAX DECLARATION NO. AA-18-0063-00392 containing an area of 400 square meters more or less with improvement erected thereon, and was Extra-Judicially Settled among the legal heirs of the said deceased in the said instrument, executed on 20th day of June 2024 and ratified before Notary Public Atty. Madelyn D. Sarmiento, under Doc. No. 333, Page No. 68, Book No. 9, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE ROSALINDA BELTRAN WITH DEED OF ABSOLUTE SALE OVER A PORTION OF UNDIVIDED PARCEL OF LAND**

NOTICE is hereby given that the estate of the late **ROSALINDA BELTRAN**, who died on March 26, 2017 in Silang, Cavite, that said deceased at the time of her death, left one (1) portion of undivided parcel of land situated at Pacheco St. Brgy. Poblacion I, Magallanes, Cavite, covered by Tax Declaration No. 12 0001 00047 containing an area of 337 square meters, and was Extra-Judicially Settled among the legal heirs, executed before Notary Public Atty. Gabriel B. Octava, under Doc. No. 84, Page No. 17, Book No. XXIV, Series of 2024.

Southern Sparkle News And Publishing  
June 24, July 1, & 8, 2024

# SM City Calamba joins the celebration of Buhayani Festival 2024



In celebration of the 163rd birth anniversary of the country's National hero, Dr. Jose Rizal, the local government of Calamba once again celebrated the Buhayani Festival (Buhay ng Bayani, Buhay na Bayani). A celebration filled with activities open to Filipinos nationwide.

As the festival culminates, colorful floats participated the grand parade competition. SM City Calamba's float themed as "Rizal sa España" bagged the second prize for the symbolic float parade competition. **(KCHT)**



**DAR HONORS BJMP** – The Bureau of Jail Management and Penology (BJMP) is thrilled to receive recognition from the Department of Agrarian Reform (DAR) for its outstanding contribution to the Partnership Against Hunger and Poverty (PAHP) program. The BJMP's commitment to community service is evident through its ongoing Marketing Agreements with Agrarian Reform Beneficiaries Organizations (ARBOs), which provide a vital source of fresh produce for jails nationwide. Jail Chief Director Ruel S. Rivera proudly accepted the awards on behalf of the BJMP. **(Benjie J. Murillo / BJMP Photos)**

## BFP – SM PRIME HOLDINGS MOA SIGNING

The Bureau of Fire Protection (BFP) and SM Holdings, Inc. partnered to recognize outstanding Filipino firefighters through the "SM Prime Search for the Ten Outstanding Firefighters of the Philippines," in a simple Memorandum of Agreement (MOA) signing held at the Executive Lounge, 7th floor, SM Prime Headquarters, Seashell Lane, Pasay City on June 27, 2024. Chief BFP Director Louie S. Puracan (top photo, 2nd from right) and Director for Personnel and Records Management Chief Superintendent Renato B. Capuz (right) represented the Bureau, while SM Holdings, Inc. was represented by Director Jeffrey C. Lim (3rd from right) with and SM Supermalls Vice President for Corporate Compliance Liza Silerio (left). Photo below shows BFP officials headed by Puracan and SM Holdings, Inc. officers headed by SM Prime Chairman Hans T. Sy (seated, 3rd from right). **(Benjie J. Murillo / BFP Photos)**



## 3 MAKATI BFP STATIONS BAG GAWAD KALIKASAN AWARD

Three Fire Sub-Stations of the Bureau of Fire Protection - National Capital Region (BFP-NCR) Makati City Fire Office (MCFO) were recognized for being the Cleanest and Greenest government facilities in Makati City. Palanan Fire Station bagged the top prize, followed by Tejeros Fire Station and Guadalupe Fire Station in second and third place, respectively. All three stations received plaques of distinction and cash prizes during a ceremony held at the Makati Session Hall on June 20, 2024. MCFO Director Supt. Jeffrey M. Atienza attended the event (second from right). **(Benjie J. Murillo / BFP Makati Photo)**



## 2nd QTR JOINT MEETING OF PROVINCIAL COUNCILS –

Pinangunahan ni Batangas Governor Hermilando I. Mandanas (Ikatlo sa kaliwa, kaliwang larawan) ang idinaos na Joint Full Council Meeting ng Provincial Development Council (PDC), Provincial Peace and Order Council (PPOC) at Provincial Anti-Drug Abuse Council (PADAC) noong Hunyo 24, 2024 sa Batangas Provincial Auditorium, Batangas Capitol, Batangas City. Naging tampok sa pulong ang pagtatala ng mga proyektong popondohan ng Pamahalaang Panlalawigan sa ilalim ng Annual Investment Plan at Supplemental Investment Program, ang Provincial Tourism and Cultural Development Plan 2024-2029 para mas palakasin ang tourism industry sa lalawigan, at ang pag-iingat at pagpapayabong ng Batangas cultural heritage. Ilan pa sa napag-usapan ay ang peace and order situation at insurgency updates sa lalawigan, at ang isinagawang Barangay Development Program and POC audit ng Department of the Interior and Local Government kaugnay sa capability program ng mga lokal na pamahalaan. **(Benjie J. Murillo / Batangas Capitol PIO)**

## 14th BJMP SPORTSFEST WINNERS

The Bureau of Jail Management and Penology (BJMP) celebrated the success of its 14th BJMP SPORTSFEST at an awards ceremony held on June 26th, 2024 at Marikina Sports Center. Clusters 6 (National Headquarters, National Capital Region, and National Jail Management and Penology Training Institute) and 3 (Regionals Offices 6, 7, and 8) emerged victorious, taking home the top prizes. Bureau Chief Director Ruel S. Rivera, alongside Jail Directors Clint Russel A. Tangerang, Simeon M. Dolojo, and Neil R. Avisado, presented the awards to the winning teams. Senior Superintendents Ronaldo M. Senoc, Bernardo M. Sanchez and other top officials also joined the presentation. **(Benjie J. Murillo / BJM-PRO-NCR Photo)**

