

**Southern** THE ARCH-DIOCESEAN LIBRARY REGISTER  
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**Sparkle News**  
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 The country's news vehicle towards progress and development.  
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**Cavite's free medical mission touches lives in Sta. Cruz Dasmariñas**



**Story on p.3**

# Kadiwa ng Pangulo Brings Affordable Goods to Maragondon



## 167 GAD focal persons ng mga barangay sa Imus nagtipon-tipon



**S**a layuning mas maging pantay-pantay ang pagtingin sa ano mang uri ng kasarian, ginanap ang 'Empowering Plans, Driving

Change: Gender and Development (GAD) Planning and Budgeting Workshop for Barangay Level' mula noong Miyerkules, Pebrero 5, hanggang Biyernes, Pe-

**(cont. p.3)**

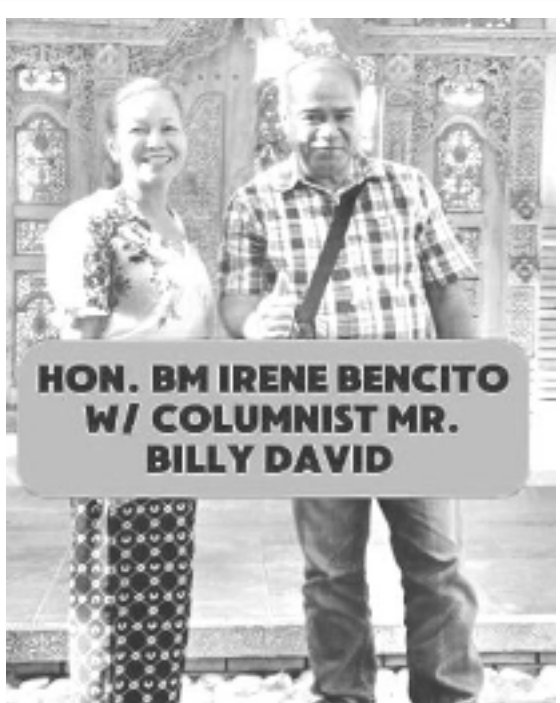
## STRIKE TRAINING READY TO INSPIRE KNOWLEDGE AND EMPOWERMENT (STRIKE): "FREE STUDENT DRIVERS PERMIT FOR BACOORENOS"



## DISTRIBUTION OF MEDICAL, BURIAL, AND ASSISTIVE DEVICES



## BIRTHDAY CASH GIFT PARA SA 870 NA SENIOR CITIZENS NG CITY OF CARMONA



Board Member IRENE BENCITO ng 8th District ng CAVITE ay subok na at tunay na maaasahan. Alam ninyo ba itong Ating Board Member ay napaka simple lamang noong Siya ay aking nakapanayam ng inyong Abang lingkod na columnist na SI Billy David Sadik ng Cavite, Siya ay naka medyas at tsinelas lamang kaya makikita mo sa kanyang Mukha Ang pagiging simple lamang. Siya rin ay makatao at higit sa Lahat Maka Dios,kaya masasabi natin na subok na sa serbisyo may puso at Malasakit sa kapwa hangad din Niya na matulungan Ang kanyang kababayan na kapos palad kaya tumatak sa puso ng mga Taga District 8th na suportado nila Ang butihing Irene BENCITO na tatakpong Congresswoman sa 8th District NG CAVITE sa darating na halalan. Mabuhay po kayo at hangad ko na palarin kayo sa nais ninyong layunin. God bless po.

# Kadiwa ng Pangulo Brings Affordable Goods to Maragondon



from p. 1

**T**he Kadiwa ng Pangulo program was successfully held at the Maragondon Municipal Covered Court on February 13, 2025, bringing fresh and affordable food products directly to the community.

Spearheaded by various government agencies, including the Department of Agriculture (DA), Department of Trade & Industry (DTI), Department of the Interior and Local Government (DILG), Department of Social Welfare and Development (DSWD), De-

partment of Labor and Employment (DOLE), and the Local Government Unit (LGU), the initiative aims to provide cost-effective food options while ensuring fair prices for farmers. Representing DTI Cavite were TIDA Froy H. Galapon and NCBC CJ Bayas.

Through the Kadiwa ng Pangulo, consumers can purchase fresh produce and other essential goods at lower prices. At the same time, local farmers and producers benefit from direct market access without middlemen, increasing their profits. *DTI Cavite*

# STRIKE TRAINING READY TO INSPIRE KNOWLEDGE AND EMPOWERMENT (STRIKE): "FREE STUDENT DRIVERS PERMIT FOR BACOORENOS"

from p. 1

**T**he City Government of Bacoor, led by Mayor Strike B. Revilla and Vice Mayor Rowe-

na Bautista Mendiola, in partnership with the SK Federation led by SK President Palm Angel Buncio and the Liga ng Barangay (LnB), today

launched the "Free Student Drivers Permit" program for Bacooreño students with a seminar held at the Office of the Mayor/Revilla Hall.

The event was attended by a distinguished group of guests, including ASEC Atty. Vigor D. Mendoza II, LTO Chief; Regional Director Elmer J. Decena, Region IV-A; Atty. Dennis Barrion, Assistant Regional Director; and key officials from LTO Calabarzon, including Ms. Bernardita Timonera, Chief of the LTO Bacoor District Office. Congresswoman Lani Mercado Revilla served as the guest speaker, emphasizing the importance of responsible driving and the program's impact on Bacooreño youth.



The "Free Student Drivers Permit" program, a first of its kind in the Philippines, aims to provide free student drivers permits to 1,500 Bacooreño students. The first batch of 220 students participated in the seminar today. Mayor Strike B. Revilla expressed his hope that the program will contribute to developing responsible drivers among the youth of Bacoor. While Mayor Revilla expressed his desire for

a strong partnership with the LTO to expand the program further, he also emphasized that the City Government of Bacoor is committed to funding the program annually. This ensures the program's sustain-

ability and its continued benefit to Bacooreño youth. The event underscores the City Government's commitment to providing opportunities for its youth and ensuring their safety on the road.

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

## 167 GAD focal persons ng mga barangay sa Imus nagtipon-tipon



from p. 1

brero 7, 2025, sa New Imus City Government Center. Tinalakay ni Maria Corazon del Mundo, MNSA sa 167 GAD focal persons ng mga barangay ang Basic GAD Concepts at Magna Carta of

Women (RA 9710). Ipinaliwanag din ni Ms. Corazon kung paano pa malilinig ang kama-layan ng mga mama-mayan sa kahalagahan ng iba't ibang kasarian, paghasa sa teknikal na kasanayan para sa pag-

babalangkas ng gender-sensitive na mga plano at pondo, at ang panghihikayat sa mga mamamayan na makisisa sa pagsulong ng pagkakapantay-pantay ng mga kasarian. **City Government of Imus**



City Ordinance No. 24-72 Approved on 02 December 2024 EXEMPTING QUALIFIED SARI-SARI STORES ON THE PAYMENT OF BUSINESS PERMIT TAXES AND FEES



**Ayon sa pabatid ni Mayor Jon-Jon Ferrer, mahigit 900 qualified Gentriseño store owners ang nakapag-avail na ngayong 2025 ng EXEMPTION SA PAGBABAYAD ng Business Permit taxes and fees. Ito'y sa bisa ng City Ordinance No. 24-72 na ipinasa ng Sangguniang Panlungsod ng General Trias sa pangunguna ni Vice-Mayor Jonas Labuguen. Inakda ito ni Kon. Alfred Ching katuwang si Kon. Atty. Jesse Raphael Grepo, na sinangayunan at sinuportahan naman ng lahat ng Sangguniang Panlungsod Members.**

**Sa mga nagnanais pong mag-apply ng business tax and fees exemption para sa kanilang sari-sari store, mag-file po lamang ng inyong application sa ating Electronic Business One-Stop Shop (eBOSS) website <https://egovcityofgeneraltrias.ph/bpl>**

## Cavite's free medical mission touches lives in Sta. Cruz Dasmariñas



from p. 1

In a heartfelt commitment to community wellness, the Provincial Government of Cavite's medical mission team,

in partnership with dedicated healthcare professionals from GEAHM, brought free essential healthcare services to the residents of Sta. Cruz in the City of Das-

mariñas, Cavite. A total of 434 individuals benefited from the initiative, receiving free medical consultations, prescribed medicines, multivitamins, and mos-

## Handmade flowers, mabibili sa Trade Fair ng Imus LGU



Matitingkad na mga bulaklak ang mabibili sa Trade Fair ng Imus Public Employment Service na nagsimula na kahapon, Pebrero 11, 2025, sa Activity Area ng Robinsons Imus, Gen. Emilio Aguinaldo Highway.

Mamili mula sa iba't ibang mga produkto ng: Bureau of Jail Management and Penology - Bayong Bag, Flowers, Basahan Sun Kitchen - Biko, Yema Cake, Choco & Lemon Crinkles, Choco Chip Cookies, at Choco Cookies

Timmy's Homemade - Fruity Cookies, Royal Ube Bibingka, at Ube Brownies

Lettuce Bay - Samgyup Package, Korean Snack, at Noodles

Karen Sweets - Candies, Kiddie Toys

Yomi's Delight - Carrot Cake, Banana Cake, Puto Pizza, Pumpkin Seeds, Sunflower Seeds, Almonds, at Pistachios

Queen Love - Chicharon, Turmeric Powder, at Leche Flan

Ellen's Homemade - Peanut Butter, Cassava Cake, Empanada, Cassava Crunch, Longganisa, at Skinless Longganisa

Wicwac - Beaded Accessories

Garden on the Go - Plants, Organic Loam Soil, at Garden Tools

P2P Red Cups - Red Cups, Wine Glass, Shot Glass, at Liquor, Wine

VOID ST. - Oversized Graphic T-Shirt

Postura Apparel - Overruns Sweatshirts

Ardy's Roasted Peanuts - Roasted Peanuts.

Magtatagal ang naturang Trade Fair hanggang ngayong Biyernes, Pebrero 14, 2025, 7:00 p.m.

Gawin espesyal ang inyong Valentine's Day. Regaluhan na ang inyong mga mahal sa buhay, Imuseño!



13 FEBRUARY 2025 STA. CRUZ, DASMARIÑAS, CAVITE

quito repellent lotion. Through medical mission program, the provincial government

reaffirms its dedication to making quality healthcare accessible to all, ensuring that no

one is left behind in the pursuit of a healthier Cavite. **Cavite Provincial Information Office**

# Search for the next CCC President

Layout by: **Jayzee Rafanan**

The CCC Board of Trustees through BOT Resolution No. 64 S. 2024 formally and publicly announces that the SEARCH FOR PRESIDENT is now OPEN.

## Minimum Qualifications

The minimum qualifications of any applicant for the CCC Presidency shall be:

- Not less than thirty-five (35) years old and not a day older than the sixtyfirst (61st) birthday at the time of application;
- A Filipino citizen;
- Holder of an earned doctorate degree that is defined as level 8 in the PQF under RA No. 10968, awarded by a CHED-recognized HEI or foreign institution accredited by its higher education ministry/commission or appropriate regulatory body;
- With proven track record as HEI administrator (e.g., president, vice president, dean, campus administrator, director) or high-level management executive / administrator, whether in the public or private sector, for at least five (5) years; Nomenclature of the position is high level management; and,
- Must not have been convicted for a crime involving moral turpitude, or an offense punishable by imprisonment for a period exceeding six (6) years, or suspended administratively for twelve (12) months, or dismissed from the service. The BOT may set additional minimum qualifications it deems fit.



## Documentary Requirements for CCC Presidential Applicants

Interested applicant must submit one (1) set of original and six (6) certified photocopies of the following documents to the SCP Secretariat (Calamba City Human Resource Management Office, 2nd Floor, Left Wing, New City Hall Complex, Chipeco Ave. Barangay Real, Calamba City, Laguna, 4027):

- Formal application letter addressed to:  
**HON. ROSELLER H. RIZAL**  
City Mayor and Chairman of the Board of Trustees  
Calamba City, Laguna
- Detailed curriculum vitae, attested and signed by the applicant;
- Transcript of records, training certifications, professional accreditations, diplomas, and employment / service records;
- Published research work, if any;
- Signed and notarized statement containing the Proposed Vision, Mission and Development Goals for the LUC by the applicant;
- Certificates/clearances from the following government agencies, obtained not more than three (3) months from the filing date of the application indicating that the applicant has not been found guilty in any administrative and/or criminal case:
  - National Bureau of Investigation (NBI)
  - Sandiganbayan
  - Civil Service Commission (CSC)
  - Office of the City/Provincial/Regional Prosecutor
  - Ombudsman (for government employees)
  - Institution/Company where the applicant is presently employed

- In case of delay in the issuance of the agency/office concerned due to pandemic or fortuitous events, proof of payment of application fee may be used in the application subject to submission of the Certificates/Clearances at the time of the pre-evaluation process by the SCP. The deadline of which can be set by the Search Committee.
- Birth certificate authenticated by the Philippine Statistics Authority;
- Medical certificate of physical fitness issued by a physician from a government health institution not in



- any way connected with the applicant or the LUC applied for;
- Drug testing certificate pursuant to the CSC memorandum Circular No. 13, s. 2017;
- Neuro-psychiatric examination result obtained from a government health institution. In the case there is none, the neuro-psychiatric examination result shall be obtained from a DOH-accredited institution not connected with the applicant;
- Notarized Statement of Assets, Liabilities, and Net Worth (SALN);
- Duly accomplished, computerized, and notarized Personal Data Sheet (CSC Form 12); and
- Other documents that may be required by the Board of Trustees.
- 
- The documentary requirements shall be submitted on or before FEBRUARY 28, 2025.
- 
- An applicant who does not meet any of the above minimum qualifications and fails to submit any of the documentary requirements shall automatically be disqualified from the search process.

## Jehovah's Witnesses 2025 Pansirkitong Asamblea ng mga Saksi ni Jehova

Novaliches, Quezon City - Magdaraos ang mga Saksi ni Jehova ng kanilang Pansirkitong Asamblea sa Pebrero 16, 2025 na may temang: 'Kumilos Nang Nararapat Para sa Mabuting Balita'-Filipos 1:27. Ang lahat ay inaanyayahan na dumalo sa nasabing pagtitipon.

Gaganapin ito sa Metro Manila Assembly Hall of Jehovah's Witnesses, 1140 Quirino Highway, Barangay Kaligayahan, Novaliches, Quezon City. Magsisimula ang sesyon sa ganap na alas-9:40 ng umaga at magtatapos ng alas-4:00 ng hapon.

Ihaharap ang mga paalaala mula sa Bibliya upang masagot ang sumusunod na mga tanong: Ano ang epekto ng mabuting balita sa buhay natin? Bakit patuloy nating sinasabi sa iba ang mabuting balita? Paano tayo sinasanay ng mabuting balita?

Ang tampok na bahagi ay ang Pahayag Pangmadla na may paksang: "Sigurado Ka Bang Totoo ang mga Pinapaniwalaan Mo?"

Mayroon ding pahayag ukol sa Bautismo, at pagkatapos ay susundan ito ng bautismo sa tubig ng mga bagong miyembro.

Libre ang lahat ng programa at walang koleksiyon.

Para sa higit pang impormasyon tungkol sa asamblea, puntahan ang website na [www.jw.org/tl](http://www.jw.org/tl).

## DISTRIBUTION OF MEDICAL, BURIAL, AND ASSISTIVE DEVICES



from p. 1



**M**uli po tayong nagkaroon ng pay out ng medical at burial assistance para sa ating mga kababayan, kasama po ang miyembro ng 11th Sangguniang Panlungsod sa pangunguna ni

Vice Mayor Bobby Montehermoso, katuwang ang tanggapan ng City Social Welfare Development na silang nagasikaso at nagproseso ng mga requirements ng ating mga naging benepisyaryo. Kasabay din nito ang pamamahagi natin ng

mga assistive devices para sa mahal nating mga PWD ng ating Lungsod. Tuloy-tuloy lamang po ang mga kapaki-pakinabang na programa ng ating Pamahalaang Lungsod ng Trece Martires para sa inyo mahal kong Treceños.

## NATIONAL, NAHUKAY SA CAVITE

**H**inihinalang bangkay ng maginang Chinese national ang nahukay sa Isang pribadong subdivision sa General Trias City, Cavite.

Ayon sa report nagsasagawa ang Cavite Police at nakipagugnayan ang operatiba ng Anti Kidnapping Group (AKG) sa Gen. Trias Component City Police Station (CCPS) kaugnay

sa impormasyon na may labi ng tao ang ibinaon sa Savannah Fields sakop ng Brgy San Francisco, ng nasabing lungsod.

Base sa nakalap na impormasyon Dahil sa nasabing impor-

## PNP Trece Martires with PNPA Cadet Fourth Class



from p. 1



**A**ng Philippine National Police ng

Trece Martires, sa pangunguna ni PLTCOL Orlando A. Carag Jr., ay bumisita sa ating tanggapan upang pormal na iprisinta sa atin ang mga estudyanteng nagmula sa Philippine National Police Academy, Cadet Fourth Class, na sumailalim ng kanilang



immersion sa kanilang yunit. Maraming salamat sa inyo, PNP Trece, sa pagbibigay niyo ng hal-

aga at tamang gabay sa mga kabataang ito na nagnanais maging pulis upang makapaglingkod sa ating bayan.

## BANGKAY NA DINUKOT NA MAG-INANG CHINESE

Rong Hong at Zheng Zineng, isang minor at kapwa Chinese national at residente ng Ayala Alabang, Muntinlupa City.

Napag alaman na ang nasabing mga biktima ay dinukot sa Taguig noong nakaraang October 30, 2023 at umanoy

hinihinalang inilibing sa nasabing lugar.

Patuloy ang pakikipag-ugnayan ng pulisya at ng Cavite Forensic Unit para sa pagpoproseso sa mga labi ng mga biktima. **MARGIE BAUTISTA // JIMMY BARRIENTOS**

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-1664-24

SALVADOR, EMELYN T.; EMELYN T. SALVADOR is herein represented by CARMENCITA T. BERNARDINO as her Attorney-in-Fact  
Mortgagor/s.  
X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund), with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, SALVADOR, EMELYN T.; EMELYN T. SALVADOR is herein represented by CARMENCITA T. BERNARDINO as her Attorney-in-Fact with residence and postal address at 1 ROAD, 90 SAN ISIDRO, PARANAQUE CITY and LOT 22 BLOCK 7 PHASE 1 WELLINGTON TANZA RESIDENCES, TRES CRUSES, TANZA, CAVITE to satisfy the mortgage indebtedness as of December 6, 2024 amounts to SIX HUNDRED THOUSAND ONE HUNDRED FORTY ONE PESOS & 11/100 (P 600,141.11) inclusive of interest and other charges, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2016067296

LOT NO:22 BLOCK NO:7  
PLAN NO: PCS-04-028445  
PORTION OF: LOTS 1, 2, 3 & 4 (LRA) PCS-31859 & LOTS 3731, 3732, & 3733, FLS-2424;  
LOCATION: BARANGAY OF TRES CRUSES, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOT(S)  
1-2 SE LOT 21, BLOCK 7, PCS-04-028445  
2-3 SW ROAD LOT 7, PCS-04-028445  
3-4 NW LOT 23, BLOCK 7, PCS-04-028445  
4-1 NE LOT 47, BLOCK 7, PCS-04-028445  
AREA: FORTY SIX SQUARE METERS (46), 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 **MARCH 13, 2025** 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, JANUARY 30, 2025

**RICARDO A. TOLEDO**  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)  
c/o ATTY. MELANIO A. BADENAS JR.  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737  
G. Araneta Ave., Tatalon, Quezon City  
SALVADOR, EMELYN T.; EMELYN T. SALVADOR is herein represented by CARMENCITA T. BERNARDINO as her Attorney-in-Fact  
1 ROAD, 90 SAN ISIDRO, PARANAQUE CITY and LOT 22 BLOCK 7 PHASE 1 WELLINGTON TANZA RESIDENCES, 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  
February 3,10 & 17, 2025

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-1670-24

RONIELYN B. LABACANACRUZ married to JOSE ROMEO B. LABACANACRUZ,  
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, RONIELYN B. LABACANACRUZ married to JOSE ROMEO B. LABACANACRUZ, with residence and postal addresses at LOT 9 BLOCK 7 JAPAN ST., SAN MARINO CENTRAL HOMES, DASMARIÑAS, CAVITE and LOT 8 BLOCK 36 CH-TIERRA NEVADA 1, SAN FRANCISCO, GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of DECEMBER 6, 2024 amounts to THREE HUNDRED EIGHTY EIGHT THOUSAND ONE HUNDRED FIFTEEN PESOS & 23/100 (P388,115.23), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 at 10:00 o'clock in the morning** until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE  
No. T-713347-

A parcel of land (Lot 8, Blk. 36 of the cons./subd. plan, Pcs-04-011037, being a portion of the cons. of Lots 2617-A & 2617-C, Pcd-042108-068339, LRC Rec.No. ), situated in the Brgy. of San Francisco, Mun. of Gen. Trias, Prov. of Cavite. Bounded on the NE., along line 1-2 by Lot 7; on the SE., along line 2-3 by Lot 10, both of Blk. 36; on the SW., along line 3-4 by Rd. Lot 16-A, & on the NW., along line 4-1 by Lot 6, Blk. 36, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan, xxx containing an area of **SEVENTY EIGHT (78) SQ. METERS. xxx**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MARCH 13, 2025** 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, JANUARY 30, 2025

**JOANNAH AVIGAIL C. TIMKANG**  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)  
c/o ATTY. MELANIO A. BADENAS JR.  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737 G. Araneta Ave., Tatalon, Quezon City

RONIELYN B. LABACANACRUZ married to JOSE ROMEO B. LABACANACRUZ  
LOT 9 BLOCK 7 JAPAN ST., SAN MARINO CENTRAL HOMES, DASMARIÑAS, CAVITE and LOT 8 BLOCK 36 CH-TIERRA NEVADA 1, 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  
February 3,10 & 17, 2025

**38 ANYOS NA LALAKI, NASAWI SA SUNOG SA BACOR**

Isang Executive vil- sa isang Executive vil-  
lage sa Brgy. Molino lage sa Brgy. Molino  
3, Bacoor City, Cavite, 3, Bacoor City, Cavite,  
pasado alas-6 ng gabi, pasado alas-6 ng gabi,  
Lunes, February 10, Lunes, February 10,  
2025. 2025.



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-1665-24

RIZANES ENTO OMONGOS  
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, RIZANES ENTO OMONGOS with residence and postal address at GREEKSIDE GOV. A. SANTOS ST., BF HOMES, PARANAQUE CITY and LOT 9 BLOCK 2 PHASE 2 LUMINA GENERAL TRIAS, SANTIAGO, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of December 6, 2024 amounts to SEVEN HUNDRED EIGHTY NINE THOUSAND FOUR HUNDRED FIFTY SEVEN PESOS & 34/100 (P 789,457.34) inclusive of interest and other charges, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2022063029

LOT NO: 9 BLOCK NO: 2  
PLAN NO: PSD-04-239041  
PORTION OF: LOT 3170-B-1, PSD-04-238085  
LOCATION: BARANGAY SANTIAGO, GEN. TRIAS, CAVITE  
BOUNDARIES:  
LINE DIRECTION ADJOINING LOTS)  
1-2 SE ROAD LOT 1, PSD-04-239041  
2-3 SW LOT 10, BLOCK 2, PSD-04-239041  
3-4 NW LOT 48, BLOCK 2, PSD-04-239041  
4-1 NE LOT 8, BLOCK 2, PSD-04-239041  
AREA: THIRTY SIX SQUARE METERS (36), MORE OR LESS

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

In the event the public auction should not take place on the said date and time, it shall be held on **MARCH 13, 2025** 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 JANUARY 30, 2025

**RICARDO A. TOLEDO**  
Sheriff IV

Copy Furnished:  
HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)  
c/o ATTY. MELANIO A. BADENAS JR.  
Attorney-in-Fact, GCCS & Associates Corp.  
RM. 209 Megastate Bldg., No. 737  
G. Araneta Ave., Tatalon, Quezon City

RIZANES ENTO OMONGOS  
GREEKSIDE GOV. A. SANTOS ST., BF HOMES, PARANAQUE CITY and LOT 9 BLOCK 2 PHASE 2 LUMINA GENERAL TRIAS, SANTIAGO, 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  
February 3,10 & 17, 2025

Sa isinagawang im- ang lawak ng nap-  
bestigasyon, na- insala ng sunog, na  
tagpuan sa loob ng si- nagkakahalaga ng  
lid-tulugan ng bahay humigit-kumulang  
ang biktima. Php1,890,000.00.  
Tinatayang nasa Cavite TV  
54 square meters

**Bless Everyone!**

**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-1549-24**

**CHERWEN A. BALANI  
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, **CHERWEN A. BALANI**, with residence and postal address at 101 P. PABLO ST. 10TH AVENUE BRGY. 67 CALOOCAN and LOT 8 BLOCK 6, ANTERO SORIANO HI-WAY PALMERSTON, BARANGAY CAPIPISA NOW BRGY. LAMBINGAN, TANZA, CAVITE, to satisfy the mortgage indebtedness as of November 12, 2024 amounts to NINE HUNDRED EIGHTEEN THOUSAND TWO HUNDRED FIFTY ONE PESOS & 58/100 (P918,251.58) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2021008482**

**LOT NO: 8 BLOCK NO: 6  
PLAN NO: PSD-04-246451  
PORTION OF: LOT 1867, RS-04-003844; LRC RECORD NO. 6832  
LOCATION: BARANGAY OF CAPIPISA NOW BRGY. LAMBINGAN, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON  
BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SE	LOT 7, BLOCK 6, PSD-04-246451
2-3	SW	ROAD LOT-8, PSD-04-246451
3-4	NW	LOT 9, BLOCK 6, PSD-04-246451
4-1	NE	LOT 14, BLOCK 6, PSD-04-246451

**AREA: THIRTY SIX SQUARE METERS (36), MORE OR LESS**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MARCH 13, 2025** 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, JANUARY 30, 2025

**ANDRES B. ESPINA  
Sheriff IV**

Copy Furnished:

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

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

**CHERWEN A. BALANI,**  
101 P. PABLO ST. 10TH AVENUE BRGY. 67 CALOOCAN and  
LOT 8 BLOCK 6, ANTERO SORIANO HI-WAY PALMERSTON, BARANGAY CAPIPISA NOW BRGY. LAMBINGAN, 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  
February 3,10 & 17, 2025**

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

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

**-versus- EXTRA-JUDICIAL FORECLOSURE  
OF REAL ESTATE MORTGAGE  
UNDER ACT 3135 AS AMENDED  
BY ACT 4118  
FC Case No. 19291-25**

**MICHAEL ANGELO L. MEMORACION,  
Mortgagor.**

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

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (Pag-IBIG Fund)**, mortgagee, with principal place of business at The **Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City**, against **MICHAEL ANGELO L. MEMORACION**, mortgagor, with residence and postal address at #104 Bulusan St., Mauway, Mandaluyong City, Metro Manila and/or Lot 49 Blk 44, Greenplace Homes I, Barrio Malagasang - 2, Imus, Cavite, to satisfy the mortgage indebtedness which as of December 16, 2024 amounts to FIVE HUNDRED THOUSAND NINETY FIVE PESOS & 28/100 (Php500,095.28), Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **February 25, 2025 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 - 2014074219**

"A PARCEL OF LAND ( LOT 49, BLK 44 OF THE SUBDIVISION PLAN PSD-04-202701, BEING A PORTION OF LOT 1870, IMUS ESTATE, L.R.C. REC. NO. 8843) SITUATED IN BARRIO OF MALAGASANG - 2, MUNICIPALITY OF IMUS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 50, BLK 44; ON THE NE., ALONG LINE 2-3 BY LOT 47,BLK 44; ON THE SE., ALONG LINE 3-4 BY ROAD LOT 42 AND ON THE SW., ALONG LINE 4-1 BY LOT 51, BLK 44 ALL OF THE SUBDIVISION PLAN. X X X CONTAINING AN AREA OF THIRTY SIX (36) 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, it shall be held on **March 4, 2025 at 10:00 o'clock** in the morning without further notice.

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

Imus, Cavite, Philippines, January 22, 2025

**(Sgd) DWIGHT ALDWIN S. GERONIMO,-  
JD**  
Sheriff IV, RTC Branch 121

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. SIMEON P. MADRID  
S.P. MADRID & ASSOCIATES.**  
5th Floor Bedrock Building, Kayumanggi Center, Commonwealth Ave., Matandang Balara, Quezon City

**MICHAEL ANGELO L. MEMORACION**  
#104 Bulusan St., Mauway, Mandaluyong City, Metro Manila and/or  
Lot 49 Blk 44, Greenplace Homes I, Barrio Malagasang - 2, Imus Cavite,

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

**REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
BRANCH 88  
CAVITE CITY  
rtc1cav088@judiciary .gov.ph  
(046)504-8100**

**IN RE: PETITION FOR CORRECTION OF  
ENTRIES IN CERTIFICATE OF LIVE BIRTH  
MARK LUBEIN DURAN SANTOS, CR No.  
2005-3093 OF THE LOCAL CIVIL  
REGISTRAR OF CAVITE CITY  
MARK LUBEIN DURAN SANTOS,  
Petitioner,**

**-versus- SP. PROC. NO. N-9563  
For: Correction of Entries in  
the Certificate of Live Birth**

**THE LOCAL CIVIL REGISTRAR OF CAVITE  
CITY, CAVITE, AND THE CENSUS-GENERAL  
OF THE PHILIPPINE STATISTICS  
AUTHORITY,**

**Respondents.**

X-----X

**ORDER**

A verified petition has been filed by petitioner, through counsel, praying that after due notice, publication, and hearing, judgment be rendered ordering the correction of entries in Certificate of Live Birth of Mark Lubein Duran Santos, CR No. 2005-3093 of the Local Civil Registrar of Cavite City.

Considering that the petition is sufficient in form and substance, notice is hereby given that the petition is set for hearing on **February 19, 2025 at 1:30 in the afternoon** before this Court, on which date, hour and place, interested parties may appear and show cause why the same should not be granted.

Let this Order be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the City and Province of Cavite, and let copies of the petition and this Order be furnished the Office of the Solicitor General, the Philippine Statistics Authority, and the City Civil Registrar of Cavite City.

SO ORDERED.  
Cavite City, January 10, 2025.

**FRANCO PAULO R. ARAGO**  
Presiding Judge

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

**ADDENDUM TO EXTRA JUDICIAL  
SETTLEMENT OF ESTATE (TWO (2)  
HEIRS)**

NOTICE is hereby given that the estate of the late **NOEL M. ISLA**, who died on July 19, 2023 in Las Piñas City, had executed the above mentioned document which was duly notarized and recorded in the Notarial Book of Atty. Nathaniel C. De Leon as per his Notarial Book under Doc. No. 517, Page No. 105, Book No I, Series of 2023 executed on December 12, 2023; That during the preparation of the said document there was an erroneous mistake due to the fact that the deceased left two (2) parcels of land and only one (1) parcel of land had been declared in the said document, hence, I am now amending the said document by declaring the other property which was left by the deceased which is identified below: that the deceased also owns this property covered by Transfer Certificate of Title No. 004-2018002889 identified as Lot No. 36-A Plan No: (LRA) PSD-E2016005587 with an area of Thirty Nine Square Meters (39.96) and Ninety Six Square Decimeters, and was Extra-Judicially Settled among the legal heirs, executed on 24th day of January 2025 and ratified before Notary Public Atty. Jerome G. Salazar, under Doc. No. 091, Page No. 20, Book No. XVI, Series of 2025.

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

**EXTRAJUDICIAL SETTLEMENT OF  
ESTATE OF THE LATE AGRIPINA M.  
CARAAN WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **AGRIPINA M. CARAAN** who died on April 7, 2006 in Dasmariñas, Cavite that said deceased died without any will or testament and without 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 Brgy. Iruhin West, Tagaytay City covered by Transfer Certificate of Title 076-2015004986 with an area of 85 square meters, and was Extra-Judicially Settled among the legal heirs, executed on 11th day of November 2024 and ratified before Notary Public Atty. Gabriel B. Octava, under Doc. No. 310, Page No. 62, Book No. XLV, Series of 2024.

**Southern Sparkle News And Publishing  
February 10,17 & 24, 2025**

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

**METROPOLITAN BANK & TRUST  
COMPANY,  
Mortgagee,**

**-versus- FORECLOSURE CASE NO.  
F-1545-24**

**SPS. JULIETA E. CLEMENTE and  
ALLAN DELOS REYES CLEMENTE,  
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, **METROPOLITAN BANK & TRUST COMPANY**, with business address at GT Tower International, 6813 Ayala Avenue corner H. V. Dela Costa Street, Barangay Bel-Air, Makati City, against the Mortgagors, **SPS. JULIETA E. CLEMENTE and ALLAN DELOS REYES CLEMENTE**, with residence and postal address at KM 6 ½ Purok 3, Brgy. Mampang, Zamboanga City, Zamboanga Del Sur, and Lot 10, Block 18, Road Lot 23, Kensington 16, Brgy. Navarro, Gen. Trias, Cavite, to satisfy the mortgage indebtedness as of November 29, 2024 amounts to ONE MILLION NINETY SIX THOUSAND EIGHT HUNDRED NINETY-SEVEN PESOS and 11/100 (Php1,096,897.11) inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 to 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. 057-2018061400**

**LOT NO: 10 BLOCK NO: 18 PLAN NO: PCS-04-029826**

**PORTION OF: THE CONS/SUBD OF LOTS 78 & 80 BLOCK 2, PCS-04-028598; BLOCK 11, PCS-04-028596 & LOT 1716 & 1717, SAN FRANCISCO DE MALABON ESTATE, DECREED NO. 4270; LRC REC. NO. 5964**

**LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOTS)
1-2	SE	LOT 12, BLOCK 18, PCS-04-029826
2-3	SW	ROAD LOT 23, PCS-04-029826
3-4	NW	LOT 8, BLOCK 18, PCS-04-029826
4-1	NE	LOT 9, BLOCK 18, PCS-04-029826

**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 **MARCH 13, 2025** 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, JANUARY 30, 2025

**ANDRES B. ESPINA  
Sheriff IV**

Copy Furnished:  
**METROPOLITAN BANK & TRUST COMPANY**  
GT Tower International, 6813 Ayala Avenue corner H. V. Dela Costa Street, Barangay Bel-Air, Makati City

c/o **ERIC P. FUENTES LAW OFFICE**  
1458 Laon Laan cor. Navarra St., Sampaloc Manila  
1015 e-mail: cric law fuentes@yahoo.com

**SPS. JULIETA E. CLEMENTE and ALLAN DELOS REYES CLEMENTE**  
KM 6 ½ Purok 3, Brgy. Mampang, Zamboanga City, Zamboanga Del Sur, and Lot 10, Block 18, Road Lot 23, Kensington 16, 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

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

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

**BANK OF THE PHILIPPINE ISLANDS  
(SUCCESSOR-IN-INTEREST OF  
ROBINSONS BANK CORPORATION,  
Petitioner-Mortgagee-Creditor**

**-versus- FORECLOSURE CASE NO.  
F-1577-24**

**CATHIRINE C. TUZON A.K.A. CATHIRINE COSTORIO TUZON AND CAMILLE COSTORIO TUZON**

**Respondent/s-Mortgagor/s-  
Borrower/s-Debtor,**

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

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Petitioner-Mortgagee-Creditor **BANK OF THE PHILIPPINE ISLANDS (SUCCESSOR-IN-INTEREST OF ROBINSONS BANK CORPORATION)**, with business address at 27th Flr., BPI Buendia Center Bldg. 372 Sen. Gil Puyat Ave., Brgy. Bel-Air, Makati 1209, against the Respondent/s-Mortgagor/s-Borrower/s-Debtor, **CATHIRINE C. TUZON A.K.A. CATHIRINE COSTORIO TUZON AND CAMILLE COSTORIO TUZON** with residence and postal address at Phase 3 B71 L1 Marycris Complex Pasam 2, General Trias Cavite; Ph3 B71 Lot 16 Marycris Complex Pasong Camachille II, General Trias Cavite, and Lot 17 Blk. 17, Phase 1, Sabella Homes, Brgy. Panungyanan, General Trias Cavite to satisfy the mortgage indebtedness as of November 19, 2024 amounts to ONE MILLION NINE HUNDRED NINETY THOUSAND TWO HUNDRED SIXTY ONE & 32/100 ONLY (P 1,990,261.32) including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public on **27 FEBRUARY 2025 at 10:00 '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. 057-2022029864**

**LOT NO: 17, BLOCK NO: 17,  
PLAN NO: PCS-04-031221**

**PORTION OF: CONS-SUBD OF LOTS 2973-A, 2973-B AND 2973-J, ALL OF PSD-04-245160**

**LOCATION: BARANGAY OF PANUNGYANAN, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	LOT 32, BLOCK 17, PCS-04-031221
2-3	SE	LOT 16, BLOCK 17, PCS-04-031221
3-4	SW	ROAD LOT 1, PCS-04-031221
4-1	NW	LOT 18, BLOCK 17, PCS-04-031221

**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 **MARCH 13, 2025** 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, JANUARY 30, 2025

**RICARDO A. TOLEDO  
Sheriff IV**

Copy Furnished:  
**BANK OF THE PHILIPPINE ISLANDS  
(SUCCESSOR-IN-INTEREST OF ROBINSONS BANK CORPORATION,**  
27th Flr., BPI Buendia Center Bldg. 372 Sen. Gil Puyat Ave., Brgy. Bel-Air, Makati 1209

**CATHIRINE C. TUZON A.K.A. CATHIRINE COSTORIO TUZON AND CAMILLE COSTORIO TUZON**

Phase 3 B71 L1 Marycris Complex Pasam 2, General Trias Cavite;  
Ph3 B71 Lot 16 Marycris Complex Pasong Camachille II, General Trias Cavite, and Lot 17 Blk. 17, Phase 1, Sabella Homes, Brgy. Panungyanan, General Trias Cavite  
WARNING: It is absolutely prohibited to remove, de-

face or destroy this Notice of Extra Judicial Sale on or before the date of sale

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

**EXTRAJUDICIAL SETTLEMENT OF  
ESTATE OF THE LATE CLAUDIO AND  
DOLORES INCAPAS WITH DEED OF  
ABSOLUTE SALE**

NOTICE is hereby given that the estate of the late **CLAUDIO INCAPAS AND DOLORES C. INCAPAS** who died on March 8, 1987 and March 16, 1987 at Maragondon, Cavite, the said deceased died intestate, without any last will or testament, and without any outstanding debts or accounts, leaving a parcel of an agricultural land with a total area of 48,258 square meters and is covered by Tax Declaration No. AA-13-0018-00378, and was Extra-Judicially Settled among the legal heirs, executed on 17th day of January 2025 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 286, Page No. 58, Book No. I, Series of 2025.

**Southern Sparkle News And Publishing  
February 10,17 & 24, 2025**

**EXTRAJUDICIAL SETTLEMENT OF  
ESTATE OF THE LATE RENATO S.  
GIMENO WITH WAIVER OF SHARE**

NOTICE is hereby given that the estate of the late **RENATO S. GIMENO** who died on July 12, 2007 at 241 C. Fojas, Daang Amaya, Tanza, Cavite, that the deceased left a parcel of land which is conjugal in nature with all improvements existing thereon covered by Transfer Certificate of Title No. T-788493 situated in the Brgy. Daang Amaya, Tanza, Cavite containing an area of 250 square meters, and was Extra-Judicially Settled among the legal heirs, executed on 7th day of February 2025 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 162, Page No. 33, Book No. 2, Series of 2025.

**Southern Sparkle News And Publishing  
February 10,17 & 24, 2025**

**EXTRAJUDICIAL SETTLEMENT OF  
ESTATE OF THE LATE ANICETA  
SALGADO WITH DEED OF ABSOLUTE  
SALE**

NOTICE is hereby given that the estate of the late **ANICETA H. SALGADO** who died on May 30, 2007 at Hayward California 94541, United States of America, the said deceased died intestate, without any last will or testament, and without any outstanding debts or accounts, leaving a parcel of an agricultural lot with a total area of 50,018.59 square meters covered by Tax Declaration No. AA-13-0018-00381, and was Extra-Judicially Settled among the legal heirs, executed on 17th day of January 2025 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 287, Page No. 58, Book No. I, Series of 2025.

**Southern Sparkle News And Publishing  
February 10,17 & 24, 2025**

**EXTRA-JUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **RODRIGO P. GAVANES** who died on March 27, 2018 at Al-Khobar, Kingdom of Saudi Arabia, that the said decedent died intestate, leaving no last will and testament, and that no proceedings in court, testate or intestate, have been filed concerning his estate or the properties herein below mentioned left by the decedent, that the known properties left by the decedent are the following: Savings Account, Balance: Php95,047.73 all deposited/maintained with the Metropolitan Bank and Trust Company-Trece Martires Cavite Branch, and was Extra-Judicially Settled among the legal heirs, executed on 11th day of February 2025 and ratified before Notary Public Atty. Celia N. Closa, under Doc. No. 239, Page No. 48, Book No. 2, Series of 2025.

**Southern Sparkle News And Publishing  
February 17, 24 & March 3, 2025**

**ERRATUM**

This is to correct the error made by this publication it should be **BANK OF THE PHILIPPINE ISLANDS (SUCCESSOR-IN-INTEREST OF ROBINSONS BANK CORPORATION vs. CATHIRINE C. TUZON A.K.A. CATHIRINE COSTORIO TUZON and not Bank of the Philippine Islands (Successor-In-Interest of BPI FAMILY SAVINGS BANK INC. as published dated February 3 & 10, 2025**

**Southern Sparkle News And Publishing  
February 17-23, 2025**



**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-1584-24**

**GLADYS MEDINA DALANON, represented  
by her Attorney-in-fact, REYNANTE  
FLORIDA SANTOS,  
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 33RD Flr., BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, **GLADYS MEDINA DALANON, represented by her Attorney-in-fact, REYNANTE FLORIDA SANTOS**, with residence and postal address at (1) #11-B, Red Palm Kalawaan Pinagbuhatan, 1602, Pasig City; (2) Block 23, Lot 24, #3262, Sta. Monica Street, Barangay San Juan, Taytay 1920, Rizal Province; and (3) Block 1, Lot 218, Sommerset 11, Barangay Navarro, General Trias, Cavite 4107, to satisfy the mortgage indebtedness as of November 13, 2024 amounts to TWO MILLION THREE HUNDRED THREE THOUSAND FOUR HUNDRED TWENTY-TWO PESOS AND 43/100 (P2,303,422.43), inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2018042252**

**LOT NO: 218 BLOCK NO: 1  
PLAN NO: PCS-04-028597  
PORTION OF: LOT 2451-N, (RS-04-004515), LOT 2461, (RS-04-002445), LOT 2462, (RS-04-002445), LOT 2463, (FRS-04-005172), LOT 2464, (RS-04-002484), BLOCK 9 & BLOCK 10, PCS-04-02846, ALL OF SAN FRANCISCO DE MALABON ESTATE, DECREED NO. 4270; LC REC. NO. 5934**

**LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON**

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	NW	ROAD LOT 12, PCS-04-028597
2-3	NE	LOT 217, BLOCK 1, PCS-04-028597
3-4	SE	BLOCK 19 PCS-04-028597
4-1	SW	LOT 219, BLOCK 1, PCS-04-028597

**AREA: ONE HUNDRED SQUARE METERS (100), 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 **MARCH 13, 2025** 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 JANUARY 30, 2025

**ANDRES B. ESPINA  
Sheriff IV**

Copy Furnished:  
**BDO UNIBANK, INC.**  
33RD Flr., BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City

**GLADYS MEDINA DALANON, represented by  
her Attorney-in-fact, REYNANTE FLORIDA  
SANTOS**

(1) #11-B, Red Palm Kalawaan Pinagbuhatan, 1602, Pasig City;  
(2) Block 23, Lot 24, #3262, Sta. Monica Street, Barangay San Juan, Taytay 1920, Rizal Province; and  
(3) Block 1, Lot 218, Sommerset 11, Barangay Navarro, General 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

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

**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-1520-24**

**SHERAN GLENN R. DOCALLOS  
Debtor/Mortgagor**

**X-----X**

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **BDO UNIBANK, INC.**, with business address at 33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, **SHERAN GLENN R. DOCALLOS**, with residence and postal address at (1) Block 15 Lot 15 Empress Subd., Brgy. San Isidro Antipolo City (occupied); and (2) B13 L41 Kensington 11 Brgy. Navarro Gen Trias Cavite (Vacant/Abandoned) to satisfy the mortgage indebtedness as of November 20, 2024 amounts to TWO MILLION FOUR HUNDRED SEVEN THOUSAND THREE HUNDRED TEN PESOS AND 15/100 (Php2,407,310.15) including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2019049624**

**LOT NO: 41 BLOCK NO: 13  
PLAN NO: PSD-04-226212  
PORTION OF: BLOCK 14, PCS-04-027752, DECREE NO. 4270; LRC REC. NO. 5964**

**LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON**

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOTS)
1-2	NW	LOT 43, BLOCK 13, PSD-04-226212
2-3	NE	ROAD LOT 15, PSD-04-226212
3-4	SE	LOT 39, BLOCK 13, PSD-04-226212
4-1	SW	LOT 42, BLOCK 13, PSD-04-226212

**AREA: FORTY SQUARE METERS (40), MORE OR LESS**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MARCH 13, 2025** 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, JANUARY 30, 2025

**JOSELITO L. ARANDA  
Sheriff IV**

Copy Furnished:  
**BDO UNIBANK, INC.**,  
CONSUMER BANKING GROUP - CONSUMER  
REMEDIAL MANAGEMENT  
33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City

**SHERAN GLENN R. DOCALLOS**  
(1) Block 15 Lot 15 Empress Subd., Brgy. San Isidro Antipolo City (occupied); and  
(2) B13 L41 Kensington 11 Brgy. Navarro Gen Trias Cavite (Vacant/Abandoned)

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  
February 3,10 & 17, 2025**

**E-BIKE VS SUV; 3 SAKAY NG E-BIKE,  
SUGATAN MATAPOS MABANGGA AT  
TAKASAN NG SUV SA BACOR CAVITE**

**N** a g t a - sakay ng e-bike mat-  
mo ng mga apos itong masalpok  
sugat ang ng isang SUV sa Ba-  
t a t l o n g rangay Ligas 1 sa Ba-

**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-1580-24**

**BERNADETH P. SAGUISI,  
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 33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City, against the Debtors/Mortgagors, **BERNADETH P. SAGUISI**, with residence and postal address at (1) No. 911 P. Paredes St., Sampaloc, Manila (occupied); and (2) Block 17A Lot 5 Phase 1 & 2 Camella Tanza, Cavite (vacant) to satisfy the mortgage indebtedness as of November 27, 2024 amounts to TWO MILLION TWO HUNDRED TWENTY-THREE THOUSAND FOUR HUNDRED TWENTY-FOUR PESOS AND 20/100 (Php2,223,424.20) including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 at 10:00 lock 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. 057-2021008150**

**LOT NO: 5 PLAN NO: PCS-04-029511  
PORTION OF: LOTS 1 TO 45, BLOCK 17, PSD-04-225971; LRC RECORD NO. 8832**

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

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOTS)
1-2	NE	ROAD LOT 15, PCS-04-225971
2-3	SE	LOT 6, PCS-04-029511
3-4	SW	LOT 53, PCS-04-029511
4-5	SW	LOT 54, PCS-04-029511
5-1	NW	LOT 4, PCS-04-029511

**AREA: THIRTY SIX SQUARE METERS (36), MORE OR LESS**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MARCH 13, 2025** 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, JANUARY 30, 2025

**JOSELITO L. ARANDA  
Sheriff IV**

Copy Furnished:  
**BDO UNIBANK, INC.**,  
CONSUMER BANKING GROUP - CONSUMER  
REMEDIAL MANAGEMENT  
33/F BDO Corporate Center Ortigas, #12 ADB Avenue, Mandaluyong City

**BERNADETH P. SAGUISI,**  
(1) No. 911 P. Paredes St., Sampaloc, Manila (occupied); and  
(2) Block 17A Lot 5 Phase 1 & 2 Camella Tanza, Cavite (vacant)  
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  
February 3,10 & 17, 2025**

coor, Cavite Lunes ng bing barangay. Sa kabil-  
madaling araw. Ang ang lane naman, isang  
SUV, nag-blink pa ng e-bike ang nakita rin na  
headlights na hudyat na may sakay na tatlong  
na padaanin sana ito tao.  
ng e-bike ngunit lumiko Nag-blink ng headlights  
ang e-bike. ang SUV, ngunit sa halip  
Sa ulat nitong Martes, na tumigil, lumiko pap-  
mapanonood sa CCTV unta sa isang con-  
ang SUV na bumibiyaha venance store ang e-bike-  
sa De Castro sa nasa-

**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-1613-24**

**BALBERAN, SALVE Z.,  
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, **BALBERAN, SALVE Z.**, with residence and postal addresses at BLK 7 LOT 112 LONG-BEACH DR. RV 1 VICTORIA HOMES TUNASAN, MUNTINUPA CITY and LOT 40 BLK 78 WELLINGTON PLACE(MARY CRIS COMPLEX PHASE 11-B SANTIAGO, GEN. TRIAS CAVITE to satisfy the mortgage indebtedness as of DECEMBER 6, 2024 amounts to SIX HUNDRED NINETY FOUR THOUSAND FOUR HUNDRED THIRTY PESOS & 85/100 (P694,430.85), inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **27 FEBRUARY 2025 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. 057-2016055177**

A PARCEL OF LAND (LOT 40, BLK 78 OF THE CONSOLIDATION AND SUBDIVISION PLAN PCS-04-026496, BEING A PORTION OF THE CONSOLIDATION OF LOT 2532-A-13, PSD-04-041373 (AR), LOT 2535-B, PSD-04-124458; LOT 2637-B, PSD-04-140399; LOTS 21 & 30, BLOCK 21; BLOCKS 22 & 43 AND ROAD LOT 21, PCS-04-024827; LOT 2534 (RS-04-004834); LOT 2536 (RS-04-004717) & LOT 2540 (RS-04-002857) ALL OF SAN FRANCISCO DE MALABON ESTATE, L.R.C. RECORD NO. 5964) SITUATED IN THE BARANGAY OF SANTIAGO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON, BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 39, BLOCK 78; ON THE SW., ALONG LINE 2-3 BY BY ROAD LOT 29; ON THE NW., ALONG LINE 3-4 BY LOT 41, BLK 78 AND ON THE NE., ALONG LINE 4-1 BY LOT 3, BLK 78 ALL OF THE CONSOLIDATION AND SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, X X X CONTAINING AN AREA OF THIRTY SIX (36) 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 **MARCH 13, 2025** 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, JANUARY 30, 2025

**JOSELITO L. ARANDA  
Sheriff IV**

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**  
c/o ATTY. J. V. ROMMEL C. CUBELO  
Attorney-In-Fact, 24K ACCOUNTS CONSULTANT,  
INC. 3F Fass Inteli College Bldg., No. 11, Pittsburgh St., Brgy. Silangan, Cubao, Quezon City

**BALBERAN, SALVE Z.**  
BLK 7 LOT 112 LONGBEACH DR. RV 1 VICTORIA HOMES TUNASAN, MUNTINLUPA CITY and LOT 40 BLK 78 WELLINGTON PLACE(MARY CRIS COMPLEX PHASE 11-B SANTIAGO, 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  
February 3,10 & 17, 2025**

**Republic of the Philippines  
Fourth Judicial Region  
REGIONAL TRIAL COURT  
OFFICE OF THE CLERK OF COURT  
City of Bacoor**

**Email: rtc1bcrocc@judiciary.gov.ph.  
Telephone No. 09273707489**

**BANK OF THE PHILIPPINE ISLANDS  
(SUCCESSOR-IN-INTEREST OF BPI  
FAMILY SAVINGS BANK, INC.),  
Mortgagee,**

**-versus- Foreclosure No. 2025-03  
For:Extra-Judicial Foreclosure  
of Real Estate Mortgage**

**REICHVON BARONA CARCHA A.K.A.  
REICHVON B. CARCHA,  
Mortgagor.**

X-----X  
**NOTICE OF EXTRA JUDICIAL  
FORECLOSURE**

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, **BANK OF THE PHILIPPINE ISLANDS (SUCCESSOR-IN-INTEREST OF BPI FAMILY SAVINGS BANK, INC.)** of BPI Paseo de Roxas corner Dela Rosa Street, Makati City, and against the mortgagor, **REICHVON BARONA CARCHA A.K.A. REICHVON B. CARCHA** at Lot 9 Block 7, Tierra Grande Royale, Brgy. Manggahan Gen. Trias, Cavite; Unit 703, w/ Drying Area, 703 Raja Building, Alea Residences, Las Piñas-Talaba Diversion Road, Brgy. Zapote 3, Bacoor Cavite and Unit 204 Annex FFC Bldg., 2768-2770 Gen J. Cailles Street, Brgy. Bangkal, Makati, to satisfy the mortgagee indebtedness which as of December 13, 2024, amounts to THREE MILLION THIRTY SEVEN THOUSAND FOUR HUNDRED FORTY THREE PESOS & 03/100 (P3,037,443.03), Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fee incident to this foreclosure, the undersigned or her duly authorized representative will sell at the public auction on **March 4, 2025 at 10:00 o'clock in the morning** or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described properties with all the improvements thereon, to wit;

**CONDOMINIUM CERTIFICATE OF  
TITLE NO. 167-2021000391**

IT IS HEREBY CERTIFIED that the unit identified and described as:  
"ALEA RESIDENCES" - RAJA BUILDING  
SEVENTH FLOOR  
UNIT NO. 703  
UNIT DESCRIPTION: 2-BEDROOM (INNER UNIT)  
UNIT AREA: 49.50 SQUARE METERS, MORE OR LESS  
BALCONY 1 AREA: 5.50 SQUARE METERS,  
MORE OR LESS TOTAL AREA: 55.00 SQUARE METERS, MORE OR LESS

**CONDOMINIUM CERTIFICATE OF  
TITLE NO. 167-202200038**

IT IS HEREBY CERTIFIED that the unit identified and described as:  
"ALEA RESIDENCES" - RAJA BUILDING  
SERVICE AREA NO. 703  
LOCATION: ROOF DECK  
SERVICE AREA: 6.50 SQUARE METERS, MORE OR LESS

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

"In the event the public auction should not take place on the said date, it shall be held on **March 11, 2025**, without further notice."

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

City of Bacoor, January 21, 2025.

**MELY C. HERMOSURA-VISTA  
Clerk of Court VI**

**By: DANMARC LUSUEERO  
Sheriff IV**

Copy Furnished:  
**BPI LEGAL DIVISION**  
27th Flr. BPI Buendia Center Bldg., 372 Sen Gil Puyat Ave., Brgy. Bel-Air, Makati 1209

**REICHVON BARONA CARCHA**  
-Lot 9 Block 7, Tierra Grande Royale, Brgy. Manggahan Gen. Trias, Cavite;  
-Unit 703, w/ Drying Area, 703 Raja Building, Alea Residences, Las Piñas-Talaba Diversion Road, Brgy. Zapote 3, Bacoor Cavite  
-Unit 204 Annex FFC Bldg., 2768-2770 Gen J. Cailles

**Republic of the Philippines  
Fourth Judicial Region  
REGIONAL TRIAL COURT  
OFFICE OF THE CLERK OF COURT  
City of Bacoor**

**Email: rtc1bcrocc@judiciary.gov.ph.  
Telephone No. 09273707489**

**RURAL BANK SAN ANTONIO, INC.,  
Mortgagee.**

**-versus- Foreclosure No. 2024-183  
For: Extra-Judicial Foreclosure of  
Real Estate Mortgage**

**SPS. GREG VILLEGAS MEER and  
MARLYN REFIL MEER,  
Mortgagors.**

X-----X  
**NOTICE OF EXTRA JUDICIAL  
FORECLOSURE**

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, **RURAL BANK SAN ANTONIO, INC.** at J. P. Rizal St., Brgy. 6, Lipa City, Batangas, and against the mortgagors, **SPS. GREG VILLEGAS MEER AND MARLYN REFIL MEER** at 0228 Purok 1, Brgy. San Pedro, Sto. Tomas City, Batangas 4234, to satisfy the mortgagee indebtedness which as of April 3, 2024, amounts to NINETEEN MILLION SIX HUNDRED NINETY SEVEN THOUSAND SIX HUNDRED TWENTY SIX PESOS & 14/100 (P19,697,626.14), Philippine Currency, inclusive of interest, and penalty charges but exclusive of other fees incident to this foreclosure, the undedsigned or her duly authorized representative will sell at the public auction on **March 12, 2025 at 10:00 o'clock in the morning** or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, to the highest bidder for CASH and In Philippine Currency, the following described property with all the improvements thereon, to wit;

**TRANSFER CERTIFICATE OF TITLE  
NO. 167-2023006155**

**LOT NO: 1, OF CONSOLIDATION-SUBDIVISION PLAN: (LRA) PCS-E2018000086  
PORTION OF THE CONSOLIDATION SUBDIVISION OF: LOTS 3 AND 4  
(LRA) PCS-E2017000595, LRA REC. NO. N-32537  
LOCATION: BARRIO OF SALINAS, MUNICIPALITY OF BACoor, PROVINCE OF CAVITE, ISLAND OF LUZON.  
AREA: EIGHT HUNDRED NINETY EIGHT  
SQUARE METERS AND FIFTY SQUARE DECIMETERS (898.50), MORE OR LESS**

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

"In the event the public auction should not take place on the said date, it shall be held on **March 19, 2025**, without further notice."

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

City of Bacoor, January 30, 2025.

**MELY C. HERMOSURA-VISTA  
Clerk of Court VI**

**By: ALLISON ROMAN D. LABIAGA  
Sheriff IV**

Copy Furnished:  
**LACO INANDAN AND RESUELO LAW**  
125 San Sebastian (Balagbag) Lipa City, Batangas 4217  
**RURAL BANK SAN ANTONIO, INC.**  
J. P. Rizal St., Brgy. 6, Lipa City, Batangas

**GREG VILLEGAS MEER married to MARLYN REFIL MEER**  
0228 Purok 1, Brgy. San Pedro, Sto. Tomas City, Batangas 4234  
Brgy. Salinas, City of Bacoor, Cavite

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

**Southern Sparkle News And Publishing  
February 3,10 & 17, 2025**

Street, Brgy. Bangkal, Makati

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  
February 3,10 & 17, 2025**

# BIRTHDAY CASH GIFT PARA SA 870 NA SENIOR CITIZENS NG CITY OF CARMONA

from p. 1



**P**inangu-nahan po natin ang pamamahi ng 870 na Senior Citizens ang MUNTING HANDOG ng Pamahalaang Lungsod ng Car-

mona na may kalakip na PAGMAMAHAL para sa mga nagdiwang ng kanilang kaarawan noong Buwan ng Enero. Belated happy birthday po sa inyong lahat at sana'y naging ispesyal po ang inyong kaarawan

dahil sa munting regalong ito mula sa Pamahalaang Lungsod ng Carmona. Kayo po ang nagbibigay samin ng inspirasyon para mas mapabuti pa ang serbisyo publiko para sa mga mamamayan.



28 Barangays na po ang naabot ng RICE DISTRIBUTION PROGRAM nila Senator Bong Revilla, Cong. Bryan Revilla, Board Member Ram Revilla Bautista at Agimat Partylist.

Kami po ni Cong. Ony, Vice-Mayor Jonas at buong Team GenTri ay lubos na nagpapasalamat sa kabutihang loob na kanilang ipinadarama sa mga kababayan nating Gentriseño na lubos na nangangailangan.

## E-BIKE VS SUV; 3 SAKAY NG E-BIKE, SUGATAN MATAPOS...

Sa isang iglap, nabangga na ng SUV ang e-bike, habang tumalsik ang mga sakay nito. Nagpatuloy naman sa pagandar ang SUV.

Agad rumesponde ang tanod na si Rey Catolico upang habulin ang nang-hit-and-run na SUV. Binigyan ng paunang lunas ang mga sakay ng e-bike na nagtamo ng mga galos at sugat. Wasak ang harapang

bahagi ng e-bike, na nasa impound area ng barangay habang nag-iimbestiga sa aksidente. Patuloy ang imbestigasyon ng traffic police sa hit-and-run at ang pagkakakilanlan ng driver ng SUV.

from p. 9

## SA LOOB NG TATLONG TAON NA PAGBABAKASALI, NATULOY RIN ANG PINAKAMATANDANG IKINASAL SA KASALANG BAYAN SA LUNGSOD NG DASMARIÑAS



**A**ge doesn't matter lka nga, Sa edad na 78 taong gulang ni lolo ay nakahanap pa xa ng kanyang Forever na Isang 35 taong gulang na kanyang pakakasalan na isa

sa 643 Couple na ikinasal sa ginanap na Mass Wedding sa araw ng mga puso sa Dasmariñas City,

Cavite Kinilala ang mag sing irog na sina Anna rose Nazario Catle 35 taong

gulang at Orolustre Gamba Guray 78 taong gulang n nakatira sa Brgy Bautista ,Brgy Sampaloc ng nasabing lungsod.

Isa ang magkasintahan sa 643 Couple na ikinasal sa ginanap na KASALANG BAYAN o.Mass Wedding sa araw ng mga puso na taon taong ipinagdiriwang ng lokal na pamahalaang lungsod ng **MARGIE BAUTISTA**

### ERRATUM

This is to correct the error made by this publication it should be **BANK OF THE PHILIPPINE ISLANDS (SUCCESSOR-IN-INTEREST OF BPI FAMILY SAVINGS BANK INC and not SUCCCESSOR-IN-INTEREST OF ROBINSONS BANK CORPORATION vs. REICHVON BARONA CARCHA A.K.A. REICHVON B. CARCHA, the amount of Four should be Three, address should be Cailles and not Cailles also the Ommit Title CONDOMINIUM CERTIFICATE OF TITLE NO. 167-2022000388 IT IS HEREBY CERTIFIED that the unit identified and described as: "ALEA RESIDENCES" - RAJA BUILDING SERVICE AREA NO. 703 LOCATION: ROOF DECK SERVICE AREA: 6.50 SQUARE METERS, MORE OR LESS as published dated February 3 & 10, 2025**

Southern Sparkle News And Publishing  
February 17-23, 2025

# Distribution of Kindergarten Manipulative Materials through Project GEM



**P**ormal na po nating inilunsad ang proyektong GEM (Give, Empower, Mobilize) sa mga pam-publikong paaralan sa Lungsod ng Trece Martires, at katuwang ng City Government of Trece Martires ang Trece Martires City District sa proyektong ito.

Sa unang programa ng GEM na 'Give,' tayo po ay nakapagbahagi ng mga reading materials sa mga estudyanteng nasa Kindergarten hanggang grade 3 upang mahikayat sila na magbasa at mapabuti ang kanilang mga kasanayan sa pagbabasa. Ang susunod na programa natin sa GEM ay

'Empower,' kung saan nag-ooffer po tayo ng technical assistance sa mga guro upang ma-enhance ang kanilang mga strategies sa pagtuturo ng pagbasa nang mas epektibo. At ang ikatlo, ang 'Mobilize,' kung saan ibabahagi ang mga best practices ng mga skilled reading teachers upang

matulungan ang mga educators na mapabuti ang overall reading activities ng kani-kanilang paaralan.

## FORMER VP LENI ROBREDO, BUMISITA SA CAVITE



**S**aka nyan pagbisita sa ating lalawigan, Mainit na sinalubong si Former Vice

President Leni Robredo ng mga supporters at mga kaibigan nito. Kasama sa sumalubong sina Board Member Ony Cantimbuhan, Imus

City Mayor Alex Advincula, General Trias City Mayor Jon-jon Ferrer at Board Member Kerby Salazar. **Cavite TV**

## Love Happens at SM



Indulge in pure chocolate bliss this season of love! Our special limited-edition cake features a rich, moist chocolate cake base, layered with lusciously smooth chocolate mousse, a decadent dark chocolate swirl, and irresistible crunchy walnut praline bits. Visit Nono's at SM City Santa Rosa.



Grab your besties and head to Krispy Kreme at SM City San Pablo for a matcha-filled day of love, laughter, and delicious treats!

This Valentine's Day, go beyond the usual and turn moments into memories at your favorite SM malls in Laguna. Whether you're planning a romantic rendezvous, a barkada date, or a solo self-love day, we've got everything to make your heart (and your feed) happy!

**Date Like a Pro** – Fancy dinner, chill coffee date, or a foodie adventure? Whatever your love language, our restaurants and cafés have exclusive Valentine's Day menus and sweet couple deals just for you!



Barkada date? Make your friends feel good with Jamaican Pattie's buy 5 get 1 free! Head over to SM Center San Pedro and make it a #JamaicanMeFeelGood moment.

**Gift-Giving, But With a Twist** – Flowers? Check. Chocolates? Check. But why stop there? Find unique gifts, personalized surprises, and stylish OOTD picks at The SM Store, SM Supermarket, and specialty shops—because extra effort = extra love!

**Love on Replay** – Get ready for romantic serenades, acoustic nights, and heart-fluttering surprises! Because let's be real—nothing sets the mood like a good love song! Listen to your favorite hits on Feb 12 at SM City San Pablo, Feb 13 at SM Center San Pedro, Feb 14 at SM City Calamba & SM City Santa Rosa.

**Strike a Pose, Steal Some Hearts** – Love is meant to be shared (and posted!), so capture your cutest, cheesiest, and most kilig moments at our Valentine's-themed installations. Tag us with #LoveHappensAtSM and let your love story shine!

Valentine's Day isn't just about one day—it's about making every moment count. So, whether you're here for romance, self-love, or just a good time, SM is where love happens! **KCH. Tiqui**

