

CAVITE NEWS PUBLISHING

A COMMUNITY NEWSPAPER THAT'S NATIONAL IN SCOPE

VOL. XXIV NO. 40
ISSN: 2651-7450

JANUARY 18-24, 2024

P10.00

Entered as Second Class Mail at the Iumus Post Office under
Permit No. 2003-11 dated August 29, 2003

SolGen asks SC to affirm PUV modernization program

MANILA – Government lawyers have asked the Supreme Court (SC) to deny for lack of merit the suit filed by transport group Pagkakaisa ng mga Samahan ng Tsuper at Opereytor Nationwide (Piston) and other groups challenging the government's Public Utility Vehicle Modernization Pro-

gram (PUVMP).

The Office of the Solicitor General, representing the Department of Transportation (DOTr) and the Land Transportation Franchising and Regulatory Board (LTFRB), urged the tribunal to turn down the petition filed by Piston that challenged the legality of the PUVMP, ac-

ording to its 65-page comment shared with the media on Tuesday.

The SolGen said both the DOTr and LTFRB stressed the suit did not adhere to the hierarchy of courts by not initially filing the petition with lower courts, stressing that the SC should be the "last court of resort."

(Turn to p. 3)

PBBM briefed on DA's 3-year plan to boost agri-fishery sector

MANILA – President Ferdinand R. Marcos Jr. on Wednesday met with officials of the Department of Agriculture (DA) to discuss the agency's three-year plan to boost the agriculture and fisheries sector.

In a sectoral meeting at Malacañan Palace in Manila, the DA, led by Secretary Francisco

Tiu Laurel Jr., presented the three-year plan to increase agricultural productivity, lower food cost, ensure food security, and develop the agri-fishery industry.

The plan was presented, as Marcos emphasized the need to improve the agriculture sector, including aquaculture.

"Basically, our three-year plan is to invest in post-harvest facilities and to have more recovery for our products and hopefully to partly lower the cost of rice and corn," Laurel said in a Palace press briefing after the meeting with Marcos.

"Besides that, we have a big digitalization

(Turn to p. 2)



AGRI DEV'T. President Ferdinand R. Marcos Jr. on Tuesday (Jan. 16, 2024) meets with key officials of the Department of Agriculture (DA) and other government agencies at Malacañan Palace in Manila to discuss updates on their plans and programs for the development of the agriculture sector. During the meeting, DA Secretary Francisco Tiu Laurel Jr. presented the three-year plan to improve the agri-fishery sector. (Screenshot from Radio Television Malacañang)

tax, binibigay sa PhilHealth para pambayad sa benepisyo ng mahihirap (In the Universal Health Care Law also, money from the PAGCOR, PCSO, the sin tax, are given to PhilHealth to cover the benefits of the poor.)"

Under the UHC Act of 2019, PhilHealth contributions are scheduled to increase starting 2020 when a 3 percent hike was due.

It is followed by 3.5 percent in 2021; 4 percent in 2022, 4.5 percent in 2023, until the

increases hit 5 percent in 2024 to 2025.

However, these scheduled increases were suspended by former President Rodrigo R. Duterte due to the Covid-19 pandemic.

Citing socioeconomic

(Turn to p. 2)

Health chief appeals to PBBM to suspend PhilHealth premium hike

MANILA – Health Secretary Ted Herbosa has requested for the suspension of the implementation of Philippine Health Insurance Corporation's (PhilHealth) premium rate increase this year.

In a media forum at the Manila Hotel, Herbosa said he sent a letter of recommendation to President Ferdinand R. Marcos Jr.

on Tuesday, explaining that the suspension of the premium hike would not significantly impact PhilHealth's capital and assets.

"Kung ako tata-nungin, sana suspended pa rin siya, nung suspended siya, wala naman nawala sa mga benepisyo, nabigay pa nga, nag-increase pa nga eh (If I will be asked, I hope it is still

suspended because benefits were still provided when it was suspended, in fact, the benefits even increased)," he said.

"Sa Universal Health Care (UHC) Law rin, nalilipat ang pera ng PAGCOR [Philippine Amusement and Gaming Corporation], PCSO [Philippine Charity Sweepstakes Office], ang pinaka sin

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move, in order to get more accurate production data for our production. As you know, we need real production data in order to be able to manage the food supply of the country effectively," he added.

Laurel said the DA is eyeing the construction of cold storage facilities with 5,000 pallet positions for high-value crops, including vegetables, to address the oversupply of agricultural products in the country.

He said extending the shelf life of vegetables by putting them into cold storage chains is seen as an "immediate action" to solve overproduction which he stressed is a "result of poor planning and [coordination] with the market."

Budget allocation

He noted that around PHP1 billion would be allotted for the establishment of four cold storage facilities in Luzon.

"If we try to solve the problem as soon as possible, assuming 2025, I need an additional PHP5 billion to address the vegetable cold storage issue of the whole nation. How to get the money? I'm still new in government so I'm still trying to figure that out also," Laurel said.

In a separate statement, Communications Secretary Cheloy Garafil said the DA is planning to pursue four chiller storage projects in La Union or Baguio, Taguig City, Quezon, and Occidental Mindoro.

Laurel also said the allotment of PHP93

billion is needed for the construction of post-harvest facilities in the next three years.

"(For the) post-harvest facility alone, we need PHP93 billion in the next three years in order to save PHP10.7 billion a year on wasted rice and corn because we're losing about 12.7 to 15 percent of our rice production due to a lack of post-harvest facility. So sa rice and corn pa lang na post harvest (for the post-harvest facilities for rice and corn, we need) PHP93 billion," he said.

"No major post-harvest facility was funded by the government in the last 40 years. Puro maliliit, patin-gi-tingi which is actually irrelevant or useless. Sayang (It's all small, tiny which is actually irrelevant or useless. What a waste). That's why we really need to fund these projects but we cannot build them small. We have to build bigger," Laurel added.

The DA has established around 268 cold chain facilities nationwide, as of November last year.

By June 2028, the DA targets to complete an additional 47 cold chain facilities.

Enough rice supply

Laurel said the construction of post-harvest facilities is crucial in increasing the rice and corn inventory by 23 days.

Garafil, citing data from the DA, said the current corn and rice post-harvest losses are about 494,000 metric tons (MT) or PHP10.76 billion a year.

DOH urges police to ensure vape inaccessibility to minors

MANILA – Health Secretary Teodoro Herbosa has called on the Philippine National Police (PNP) to ensure that teenagers do not have access to vapes or electronic cigarettes (e-cigarettes).

In a media forum on Tuesday, Herbosa said he wrote a request to PNP regarding the implementation of the

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ic challenges caused by the pandemic, Marcos also suspended the increases in premium rate and income ceiling of PhilHealth for 2023.

"If ever the President will agree to the contribution, my recommendation is to start from where we stopped, not the current 5 percent. If we stopped at 2 percent or 3 percent increase, we start at where it was suspended," Herbosa said.

"That for me is the logical way to lift suspension. We don't jump to a very high [percentage] kasi kawawa ang mga tao (We don't jump to a very high percentage because people will be affected significantly)."

While it is a fact that PhilHealth needs a big

She said the DA said milled rice production could be 3.89 million MT a year, with a recovery rate of 63 percent after milling, through the procurement of paddy dryers.

Despite the rice waste, Laurel assured the public that the country has sufficient supply.

"We have enough supply of rice. December, medyo healthy ang ating stocks. January is healthy, there's additional rice coming. As far as the price is concerned, mahirap ma-predict (it's so

law on such products and to ensure that "minors should not have access to vaping."

"We need stronger implementation at ang DOH [Department of Health] magre-remind (and the DOH will remind), but I hope the police, vendors, stores will strictly implement no sales to minors of its vape products," he

capital to implement all its projects and cover all its duties, Herbosa said contributions from indirect members have increased through the years -- starting from 30 billion to 50 billion to 80 billion in 2023.

"Ang thinking ko dyan, pwede pa rin isuspinde (My thinking about that is, it can still be suspended). I need to see good actuarials on this one. You need to have a science-based policy. Hindi 'yung whim na itataas mo lang (You do not raise the rate on a whim).

As chairperson of the PhilHealth Board of Directors, Herbosa said he would discuss the concern with the board members on Jan. 17. (PNA)

hard to predict). Ang problema, 'yung (The problem is the) world price ay tumataas (is rising)," he said.

Asked if the goal to lower the price of rice to PHP20 per kilo could be achieved, Laurel said the agency is exhausting all efforts to make it attainable.

"It's an aspiration. It's a target. We'll try our best. Mas maganda may goal para (It's better to have a goal so) everybody tries to achieve it as hard as possible," he said. (PNA)

said.

He noted that tobacco use, in general, has decreased — from 29.7 percent in 2009 to 19 percent in 2022.

"Dahil siguro sa sin tax sa tobacco. Ang tobacco sa youth bumaba din from 22 percent in 2007 naging 12 percent na lang in 2019 (This may be due to the sin tax on tobacco. Tobacco [use] among the youth also went down from 22 percent in 2007 to 12 percent in 2019)," he said.

"Ang problema, ang tumataas ang e-cigarette. Dati wala ito, ngayon 14 percent ang youth (The problem is, [use of] e-cigarette is increasing. Before, there is none, it is 14 percent among the youth)," he added.

According to the 2019 Global Youth Tobacco

Survey, about 11 percent of students nationwide use tobacco, 10 percent smoke cigarettes, and 14 percent use e-cigarettes.

In 2021, data from the Philippine Pediatric Society showed that 11 percent of students ages 10 to 15 years old already tried vapes.

Online accessibility (32 percent), varied flavors (22 percent), and the belief that e-cigarettes are safer than tobacco (17 percent) are the top three reasons for the use of vapes among the age group.

Republic Act No. 9211 (Tobacco Regulation Act of 2003) and Executive Order No. 106 by former President Rodrigo Duterte prohibit the sale or distribution of tobacco products (Turn to p. 3)

CAVITE NEWS PUBLISHING

WEEKLY NEWSPAPER

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PUBLISHERS, EDITORS, &
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THIS NEWSPAPER IS EDITED, PUBLISHED AND
CIRCULATED IN THE PROVINCE OF CAVITE AT BLK. 8
LOT 19 SAINT FRANCIS ST. CARDINAL VILLAGE
SALITRAN 3 DASMARIÑAS CITY OF CAVITE

Commercial Advertising Rate: P200.00/col.cm
Legal Rate P160.00/col.cm.

SOLGEN . . FR. P. 1

“The doctrine of the hierarchy of courts is a practical judicial policy designed to restrain parties from directly resorting to this Honorable Court when relief may be obtained from lower courts,” the DOTr and LTFRB said.

The SolGen also said there was no actual case or controversy and that the transport groups failed to demonstrate their standing to sue.

The DOTr and LTFRB asserted that, even if the petition is entertained, it should be dismissed for lack of merit, arguing that legislative authority was appropriately delegated for the promulgation of the challenged Department Order (DO) No. 2017-011 and other issuances.

The DOTr and LTFRB affirmed that the measure is crucial to address the current disintegration and inefficiency in the country’s public transportation system.

The mandatory franchise consolidation will replace individual franchises with a single cooperative or corporation per route, and will pave the way for the eventual phase out of traditional jeepneys and unconsolidated utility van express vehicles.

The DOTr and LTFRB issuances, including DOTr Department Order No. 2017-011, the catalyst for the modernization program, and LTFRB MC 2023-051, originally set a Dec. 31, 2023 deadline for consolidation and franchise

cancellations.

Meanwhile, the Liga ng Transportasyon at Operators sa Pilipinas (LTOP) is scheduled to present to the DOTr on Jan. 21 prototypes of a modern public utility jeepney (PUJ), a “jumbo jeepney,” a tourist jeepney and an electric jeepney.

In an interview, LTOP president Orlando Marquez Sr. said his group will seek Transportation Secretary Jaime Bautista’s support in promoting the widespread use of these modern public utility vehicles (PUVs).

Marquez said the proposed PUJs of the future will retain the general appearance of the “traditional jeepney” but will be more fuel efficient, less-polluting, more spacious and some will even be air-conditioned.

He added some 82 percent of the domestic transport sector supports the long-delayed modernization of PUJs despite the resistance being put up by two groups.

Marquez said efforts by Piston and Samahang Manibela Mananakay at Nagkaisang Terminal ng Transportasyon (Manibela) to postpone anew the implementation of the PUVMP should be rejected outright.

He said the PUVMP began as early as 1997 for other modes of transportation, such as city and provincial buses, “FX” taxis (now called UV Express), and even for school service vans, but the jeepney sector until now failed to transition to more efficient units.

PH vehicle sales breach 2023 target

MANILA – Sales of local vehicle assemblers in 2023 reached 429,807 units last year, the Chamber of Automotive Manufacturers of the Philippines, Inc. (CAMPI) and Truck Manufacturers Association (TMA) said on Wednesday.

This surpassed the target sales of 423,000 units for 2023, according to the CAMPI and TMA’s joint report.

CAMPI and TMA also reported that their vehicle sales grew 21.9 percent in 2023, from 352,596 units sold in

2022.

“2023 was a very strong year for the industry and we are very excited about 2024. Positive economic outlook, new model introductions and the electrification trend are expected to contribute to record-breaking sales this year,” CAMPI president Rommel Gutierrez said.

Both passenger car and commercial vehicle segments rose by more than 20 percent for the full year of 2023 compared to the 2022 level.

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within 100 meters of schools, public playgrounds, or other facilities where minors may be found.

Nonetheless, a study by the Institute for Global Tobacco Control (IGTC) at the Johns Hopkins Bloomberg School of Health showed that more than 2,000 cigarette vendors were selling tobacco products within 100 meters of at least 276 schools.

At least 43 e-cigarette and 33 heated tobacco products retailers were located near several schools.

The study was conducted from December 2022 and January 2023 in nine cities, and urban and rural areas of the country’s regions.

In 2022, the Vape Bill lapsed into law which lowered age restric-

“I don’t understand why they (other transport groups) steadfastly resist modernization. They are complaining without

tion of such products from 21 years old to 18 years old, removed comprehensive ban on vapes and heated tobacco products in public places, and allowed their advertisement.

The measure also removed restriction for non-smokers against using vape, added more vape flavors, and removed the mandate of regulation from the Food and Drug Administration.

Herbosa said the increase in vape use among the youth pose health risks to them and other people.

Last year, the PNP said it will remind students caught outside schools to quit smoking or vaping and that it will confiscate vapes or e-cigarettes from students who have to be reminded repeatedly. (PNA)

really understanding how it can help our whole industry,” Marquez told the Philippine News Agency in Filipino.



HIGHER CAR SALES. Vehicles ply the Epifanio de los Santos Avenue (EDSA) in this undated photo. The Chamber of Automotive Manufacturers of the Philippines, Inc. (CAMPI) and Truck Manufacturers Association (TMA) reported on Wednesday (Jan. 17, 2024) that local automotive vehicle sales in 2023 breached its 423,000 target as assemblers sold a total of 429,807 units last year. (File photo)

The full-year sales of passenger cars increased to 109,264 units in 2023, 27.2 percent higher than the 85,897 units sold in 2022.

Commercial vehicle sales grew 20.2 percent to 320,543 units last year from 266,699 vehicles in 2022.

For December 2023 alone, local vehicle sales increased by 5.1

percent to 39,153 units from 37,259 units in the past 12 months.

Market leaders in the Philippine automotive vehicle industry for 2023 were Toyota, with 46.5 percent market share; followed by Mitsubishi, with 18.2 percent; Ford, with 7.3 percent; Nissan, with 6.3 percent; and Suzuki, with 4.3 percent. (PNA)

If you are righteous, what do you give him; What does he receive from you?

Job 35: 7

He said transitioning to PUVs that emit less carbon was a commitment the Philippine government made as part of the Asia Pacific Economic Cooperation (APEC) group of countries.

Over 30,000 PUJs will be deemed illegal and treated as colorum units starting Feb. 1.

Marquez said Piston’s argument suggesting that upgrading their jeepneys will cause operators to go bankrupt is baseless, pointing out that a handful of

PUJ operators are already using modernized jeepneys and are thriving.

In fact, the operation of more efficient vehicles has resulted in fuel and maintenance savings to its owners, he said.

“If they think they will lose money, they need to study the fact further. Modernization is the way to remain relevant. You cannot operate obsolete units forever,” the transport leader added. (PNA)

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

Foreclosure Case No. F-1121-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
EMMANUEL S. CADAG
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **EMMANUEL S. CADAG**, with residence and postal address at Blk. 2 Lot 50, Grand Krause Ville, San Agustin, Trece Martires, Cavite and, Lot 49, Blk. 1, Summerfield Subd., Ph. 2, Brgy. Osorio, Trece Martires City Cavite to satisfy the mortgage indebtedness which as of 31 July 2023 amounts to **TWO HUNDRED EIGHTY EIGHT THOUSAND SIX HUNDRED NINETY ONE PESOS AND 47/100 (P288,691.47)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **January 24, 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 077-2016002306

A PARCEL OF LAND (LOT 49 BLK. 1 OF THE CONS./SUBD. PLAN PCS-04-023251 BEING A PORTION OF THE CONS. OF LOTS 1-3, BLK. 29, LOTS 1-3, 5, 7, & 9 BLK. 30; LOTS 1-9, BLK. 31; LOTS 1-11, 13 & 15, BLK. 32; LOTS 1-10, 12, 14 & 16, BLK. 33; LOTS 8, 10, 12 & 14, BLK. 35; LOTS 1-11 BLK. 36 & ALLEY LOTS 26-30 & 32, ALL OF PCS-04-012898, L.R.A. RECORD NO.), SITUATED IN THE BRGY. OF OSORIO, CITY OF TRECE MARTIRES, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 47, BLK. 1; ON THE SW., ALONG LINE 2-3 BY PATH WALK (3.00 M. WIDE); ON THE NW., ALONG LINE 3-4 BY LOT 50; ON THE NE., ALONG LINE 4-1 BY LOT 48; BOTH OF BLK. 1; ALL OF THE CONS./SUBD. PLAN BEGINNING AT A POINT MARKED "1" ON PLAN XXX CONTAINING AN AREA OF THIRTY SIX (36) SQUARE METERS XXX

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 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, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. SIMEON P. MADRID
S.P. MADRID & ASSOCIATES
Unit 2010, 20/F Herrera Tower
V.a. Rufino cor. Valero Streets, Makati City

EMMANUEL S. CADAG
Blk. 2 Lot 50, Grand Krause Ville, San Agustin, Trece Martires, Cavite and
Lot 49, Blk. 1, Summerfield Subd., Ph. 2, Brgy. Osorio, Trece Martires City Cavite

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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

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

Foreclosure Case No. F-1257-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
SPS. ADONIS P. PALMA and MA.
CORAZON DG. PALMA,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **SPS. ADONIS P. PALMA and MA. CORAZON DG. PALMA** with residence and postal address at: 1) 165-R EAST REMBO, FORT BONIFACIO, METRO MANILA; 2) LOT 32 & LOT 34 BLOCK 2 SECTION 35 BELLEVIEW MEADOWS, BRGY. BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of 17 August 2023 amounts to **TWO HUNDRED FIFTY THOUSAND TWO HUNDRED EIGHTY SIX PESOS & 81/100 (P250,286.81)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-696386

A parcel of land (Lot 34, Blk. 2 Section 35 of the subd. plan Psd-042120-076500, being a portion of Lot 3090, Sta. Cruz de Malabon Estate, Fls-799-D, L.R.C. Rec. No.) situated in Brgy. Bagtas, Mun. of Tanza, Prov. of Cavite, Is, of Luzon. Bounded on the NE., along line 1-2 by Lot 32, Blk. 2, Section 35; on the SE along line 2-3 by Alley 346; on the SW., along line 3-4 by Road 31 and on the NW., along line 4-1 by Lot 35, Blk. 2, Section 35, all of the subd. plan. Beginning at a pt. marked "1" on plan, XXX containing an area of FORTY FOUR (44) SQUARE METERS, XXX

TRANSFER CERTIFICATE OF TITLE NO. T-696391

A parcel of land (Lot 32, Blk. 2 Section 35 of the subd. plan Psd-042120-076500, being a portion of Lot 3090, Sta. Cruz de Malabon Estate, Fls-799-D, L.R.C. Rec. No.) situated in Brgy. Bagtas, Mun. of Tanza, Prov. of Cavite, Is, of Luzon. Bounded on the NE., along line 1-2 by Lot 32, Blk. 2, Section 35; on the SE along line 2-3 by Alley 346; on the SW., along line 3-4 by Road 31 and on the NW., along line 4-1 by Lot 35, Blk. 2, Section 35, all of the subd. plan. Beginning at a pt. marked "1" on plan, XXX containing an area of FORTY FOUR (44) SQUARE METERS, XXX

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 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, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

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

SPS. ADONIS P. PALMA and MA. CORAZON DG. PALMA
65-R EAST REMBO, FORT BONIFACIO, METRO MANILA
LOT 32 & LOT 34 BLOCK 2 SECTION 35 BELLEVIEW
MEADOWS, BRGY. BAGTAS, TANZA CAVITE

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

Foreclosure Case No. F-1264-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
PION, LARRY G. is herein represented by
ELMER G. PION as his 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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **PION, LARRY G. is herein represented by ELMER G. PION as his Attorney-in-fact** with residence and postal address at: 1) LOT 1 BLOCK 4 PHASE 3A PORTEA ST., GREENWOODS SUBDIVISION, PALIPARAN I, DASMARINAS, CAVITE; and 2) LOT 2 BLOCK 32 WELLINGTON TANZA RESIDENCE PHASE 2, TRES CRUSES, TANZA, CAVITE to satisfy the mortgage indebtedness as of 17 August 2023 amounts to **FIVE HUNDRED SIXTY TWO THOUSAND EIGHT HUNDRED SEVENTY EIGHT PESOS and 67/100 (P562,878.67)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg., located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2017034488

LOT NO: 2 BLOCK NO: 32 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	NE	LOT 1, BLOCK 32, PCS-04-028445
2-3	SE	ROAD LOT 39, PCS-04-028445
3-4	SW	LOT 3, BLOCK 32, PCS-04-028445
4-1	NW	LOT 33, BLOCK 32, PCS-04-028445

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 **February 7, 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, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

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

PION, LARRY G. and ELMER G. PION
LOT 1 BLOCK 4 PHASE 3A PORTEA ST., GREENWOODS
SUBDIVISION, PALIPARAN I, DASMARINAS CAVITE
LOT 2 BLOCK 32 WELLINGTON TANZA RESIDENCES
PHASE 2, TRES CRUSES, TANZA, CAVITE

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

Foreclosure Case No. F-1021-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
MARITHES T. RIVERA,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **MARITHES T. RIVERA** with residence and postal address at Lot 26 Block 10 Golden Villas, Bucandala, Imus, Cavite and Lot 32 Block 18 Palmerston, Lambingan, Tanza, Cavite to satisfy the mortgage indebtedness as of 04 July 2023 amounts to **EIGHT HUNDRED SEVENTY EIGHT THOUSAND EIGHT HUNDRED NINETEEN PESOS & 36/100 (P878,819.36)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **January 23, 2024** at 10:00 o'clock in the morning at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2020004740

LOT NO: 32 BLOCK NO: 18 PLAN NO: PSD-04-246451
PORTION OF: LOT 1867, RS-04-003844; LRC RECORD NO. 6832

LOCATION: BARANGAY OF CAPIPIISA NOW BRGY. LAMBINGAN, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT (S)
1-2	NW	ROAD LOT-21, PSD-04-246451
2-3	NE	LOT 33, BLOCK 18, PSD-04-246451
3-4	SE	LOT 1866, S.C.D. M.E
4-1	SW	LOT 31, BLOCK 18, 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 **February 6, 2024** without further notice.

Prospective bidders/buyers are hereby enjoined to investigate fo themselves the title to the said property and encumbrances thereon, if any there be.
Trece Martires City, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

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

MARITHES T. RIVERA
Loyt 26 Block 10 Golden Villas, Bucandala, Imus, Cavite
Lot 32 Block 18 Palmerston, 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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

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

Foreclosure Case No. F-814-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
RONIE A. RAMOS
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, **RONIE A. RAMOS**, with residence and postal address at No. 197 Brgy. Langkaan, Dasmarinas, Cavite and Lot 14, Block 1, South Square Village, Pasong Kawayan II, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 4 July 2023 amounts to **TWO HUNDRED SIXTY NINE THOUSAND NINE HUNDRED NINETY FIVE PESOS & 74/100 (P269,995.74)** exclusive of interest, other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **January 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. 057-2014049715

A PARCEL OF LAND (LOT 14, BLOCK 1 OF THE CONSOLIDATION AND SUBDIVISION PLAN. PCS-04-013705, BEING A PORTION OF LOTS 3072 AND 2331 SAN FRANCISCO DE MALABON ESTATE, L.R.C. REC. NO. 5964), SITUATED IN BARANGAY PASONG KAWAYAN II, CITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 11, BLK. 1; ON THE NE., ALONG LINE 2-3 BY LOT 15, BLK. 1; ON THE SE., ALONG LINE 3-4 BY ROAD 5; AND ON THE SW., ALONG LINE 4-1 BY LOT 13, BLK. 1, ALL OF THE CONS./SUBD. PLAN. BEGINNING AT A PT. MARKED '1' ON PLAN XXX CONTAINING AN AREA OF THIRTY TWO (32) 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 **February 6, 2024** without further notice.

Prospective bidders/buyers are hereby enjoined to investigate fo themselves the title to the said property and encumbrances thereon, if any there be.
Trece Martires City, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

ATTY. MAYBELLE JOY E. BERNALES
ANCHOR COLLECTION SERVICES INC.
Bldg. #2 Malakas cor. Mapagmahal St., Brgy. Pinyahan,
Quezon City

RONIE A. RAMOS
No. 197 Brgy. Langkaan, Dasmarinas, Cavite
Lot 14, Block 1, South Square Village, Pasong kawayan II,
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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

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

Foreclosure Case No. F-1226-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
TRINIDAD IBARDE
Married to JAIME IBARDE,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **TRINIDAD IBARDE**, married to **JAIME IBARDE** with residence and postal address at #44 Sta. Maria Brgy. Holy Spirit Bao, Quezon City and Lot 42 Block 51 Phase I Carissa Homes Tanza, Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness as of 17 August 2023 amounts to **TWO HUNDRED SIXTY TWO THOUSAND SEVEN HUNDRED SIXTY EIGHT PESOS & 92/100 (P262,768.92)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-651522-

A parcel of land (Lot 42, Blk. 51, of the cons./subd. plan, Pcs-04-010708, being a portion of the cons. of Lot 2053-A, Psd-04-079731 & Lot 2052-A-2, Psd-04-079522, L.R.C. Rec. No.), situated in the Brgy. Of Bagtas, Mun. of Tanza, Prov. Of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Lot 43 Blk. 51; on the NW., along line 2-3 by Lot 40 Blk. 51; on the NE., along line 3-4 by Rd. Lot 14; on the SE., along line 4-5 -6 by Rd Lot 13, on the SW., along line 6-1 by Lot 44, Blk. 51, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of SIXTY NINE (69) SQUARE METERS xxx

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 2024** without further notice.

Prospective bidders/buyers are hereby enjoined to investigate fo themselves the title to the said property and encumbrances thereon, if any there be.
Trece Martires City, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

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

TRINIDAD IBARDE,
Married to JAIME IBARDE
#44 Sta. Maria Brgy. Holy Spirit Bao, Quezon City
Lot 42 Block 51 Phase I Carissa Homes Tanza,
Bagtas, Tanza, Cavite

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

Published at: Cavite News Publishing
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REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
TRECE MARTIRES CITY

Foreclosure Case No. F-1197-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
RICHARD T. SENO married to
PERLITA S. SENO
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, RICHARD T. SENO married to PERLITA S. SENO, with residence and postal address at Lot 18, Blk. 10, Camachile Subdivision, Brgy. Pasong Camachile I, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 18 September 2023 amounts to NINETY ONE THOUSAND TWO HUNDRED NINETEEN PESOS & 21/100 (P91,219.21) inclusive of interest, other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on January 24, 2024 at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1167973

A parcel of land (Lot 18 Blk. 10 of the conssubd. Plan Pcs-04-016688 being a portion of Lot 1949 of San Francisco de Malabon Estate, RS-04-002555, L.R.C. Rec. No. 5964), situated in the Brgy. of Pasong Camachile, Mun. of Gen. Trias, Prov. of Cavite. Bounded on the NE., along line 1-2 by lot 17; on the SE., along line 2-3 by lot 16; on the SW., along line 3-4 by Alley 20; on the NW., along line 4-1 by lot 20, all of the subd. Plan. Beginning at a pt. marked "1" on plan XXX CONTAINING AN AREA OF THIRTY SIX (36) 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 February 7, 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, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

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

RICHARD T. SENO married to PERLITA S. SENO
Lot 18, Blk. 10, Camachile Subdivision,
Brgy. Pasong Camachile I,
Gen. Trias, Cavite

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

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DRAW CLOSE TO GOD AND HE WILL DRAW
CLOSE TO YOU
James 4:8

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

FORECLOSURE CASE NO. F-1054-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-

PABLITO M. MAGNAYE MARRIED TO
EDITHA U. MAGNAYE
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, PABLITO M MAGNAYE MARRIED TO EDITHA U. MAGNAYE with residence and postal address at No. 2962 Juan Luna, Gagalangin Tondo, Manila and, Lot 9 Block 9 Tierra Grande Royale Subdivision, Brgy. Buenavista, General Trias, Cavite to satisfy the mortgage indebtedness which as of 04 July 2023 amounts to TWO HUNDRED SEVENTY THREE THOUSAND TWO HUNDRED SEVENTY TWO PESOS AND 96/100 (P273,272.96), excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on January 24, 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-767540

A parcel of land (Lot 9 Blk. 9 of the subd. Plan, Psd-04-085897, being a portion of Blk. 19, Psd-04-003491, LRC Rec. No.), situated in the Brgy. Buenavista, Mun. of Gen. Trias, Province of Cavite, Island of Luzon. Bounded on the, SW., along line 1-2 by Lot 8 Blk 9, of the subd. Plan; on the NW., along line 2-3 by Blk. 1, Psd-04-003491; on the NE., along line 3-4 by Lot 10 Blk. 9; on the SE., along line 4-1 by Road Lot 3, both of the subd. Plan. Beginning at a pt. marked "1" on plan XXX CONTAINING AN AREA OF THIRTY FIVE (35) 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 February 7, 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, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. POMPEYO P. MAYNIGO
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave. Pasay City

PABLITO M. MAGNAYE MARRIED TO
EDITHA U. MAGNAYE

No. 2962 Juan Luna, Gagalangin Tondo, Manila and,
Lot 9 Block 9 Tierra Granda Royale Subdivision, Brgy. Buenavista, 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

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

FORECLOSURE CASE NO. F-1038-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
JENNIFER C. GELASAN married to
RUSSEL T. GELASAN,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, JENNIFER C. GELASAN married to RUSSEL T. GELASAN, with residence and postal address at Lot 58, Block 15, Hamilton Subdivision, Bucandala, Imus, Cavite and Lot 22 Block 22 Phase 4 Pamayanang Maliksi, Brgy. Pasong Kawayan II, General Trias, Cavite to satisfy the mortgage indebtedness which as of 10 July 2023 amounts to THREE HUNDRED SIXTY THOUSAND TWO HUNDRED TWENTY TWO PESOS & 06/100 (P360,222.06) inclusive of interest other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on January 24, 2024 AT 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 077-2019003300

LOT NO: 22 BLOCK NO.:22 PLAN NO.: PSD-04-215537
PORTION OF: LOT 3305-A-4, PSD-04-208216; LRC RE-
CORD NO. 5964

LOCATION: BARANGAY OF PASONG KAWAYAN II,
MUNICIPALITY OF GENERAL
TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON.

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	ROAD LOT 23, PSD-04-215537
2-3	SW	LOT 23, BLOCK 22, PSD-04-215537
3-4	NW	LOT 21, BLOCK 22, PSD-04-215537
4-1	NE	LOT 19, BLOCK 22, PSD-04-215537

AREA: SIXTY FOR SQUARE METERS (64), 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 February 7, 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, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. POMPEYO P. MAYNIGO
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave. Pasay City

JENNIFER C. GELASAN married to RUSSEL T. GELASAN
Lot 58, Block 15, Hamilton Subdivision,
Bucandala, Imus, Cavite

Lot 22 Phase 4 Pamayanang Maliksi, Brgy.
Pasong Kawayan II, 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

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

FORECLOSURE CASE NO. F-1036-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
HERMINIA A. ANDRADE
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **HERMINIA A. ANDRADE** with residence and postal address at Lot 14 Block 65 ACM Woodstick Homes, Brgy. Navarro, General Trias, Cavite, to satisfy the mortgage indebtedness which as of 25 July 2023 amounts to **TWO HUNDRED THIRTY TWO THOUSAND SIX HUNDRED SIXTY SIX PESOS AND 07/100 (P232,666.07)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **January 24, 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-874091

A parcel of land (Lot 14, Blk. 65 of the subd. Plan, Psd-04-104526, being a portion of Lot 1742, San Francisco de Malabon Estate, Rs-04-002673, LRC Rec. No. 5964), situated in the Brgy. Of Navarro, Mun. of Gen. Trias, Province of Cavite, Island of Luzon. Bounded on the NE., along line 1-2 by Lot 16, Blk. 65; on the SE., along line 2-3 by Alley Lot 51 (4.50 m. wide); on the SW., along line 3-4 by Lot 12, Blk. 65; on the NW., along line 4-1 by Lot 13, Blk. 65; all of the subd. Plan. Beginning at a pt. marked "1" on plan **XXX CONTAINING AN AREA OF THIRTY SIX (36) 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 **February 7, 2024** without further notice.

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

Trece Martires City, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. POMPEYO P. MAYNIGO
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave. Pasay City

HERMINIA A. ANDRADE
Lot 14 Block 65 ACM Woodstick Homes, Brgy. Navarro,
General Trias, Cavite

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

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

FORECLOSURE CASE NO. F-1040-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
NANCY EYANA
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **NANCY EYANA** with residence and postal address at No. 601-C Sta. Escolastica Street, cor. F. B. Harrison, Pasay City and, Lot 3 Block 34 Phase I Carissa Homes Tanza, Brgy. Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness which as of 25 July 2023 amounts to **ONE HUNDRED SIXTY ONE THOUSAND SEVEN HUNDRED NINETY SIX PESOS AND 17/100 (P161,796.17)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12: noon at the main entrance of the Government Center Building located at the Provincial Capitol Comound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-568387

A parcel of land (Lot 3, Blk. 34 of the subd. Plan Psd-04-076814, being a portion of Lot 2052-B, Psd-042120-076417, L.R.C. Rec. No. 6832), situated in the Brgy. of Bagtas, Mun. of Tanza, Prov. Of Cavite. Bounded on the S., along line 1-2 by Lot 7, on the W., along line 2-3 by Lot 2 both of Blk. 34; on the N., along line 3-4 by Alley 25 and on the E., along line 4-1 by Lot 4, Blk. 34 all of the subd. plan. Beginning at a pt. marked "1" on plan **XXX CONTAINING AN AREA OF THIRTY FIVE (35) SQUARE METERS XXX**

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 2024** without further notice.

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

Trece Martires City, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. POMPEYO P. MAYNIGO
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave. Pasay City

NANCY EYANA
No. 601-C Sta Escolastica Street, cor. F.B. Harrison, Pasay
City and,
Lot 3 Block 34 Phase I Carissa Homes Tanza, Brgy. Bagtas,
Tanza, Cavite

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

Published at: Cavite News Publishing
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REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
TRECE MARTIRES CITY CAVITE

FORECLOSURE CASE NO. F-1072-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
SPOUSES ESPIRIDION J. JONSON,
& MARILOU C. JONSON
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **SPOUSES ESPIRIDION J. JONSON & MARILOU C. JONSON** with residence and postal address at No. 1036 MANILA BLVD., STA. CRUZ, CAVITE CITY to satisfy the mortgage indebtedness as of 25 July 2023 amounts to **EIGHTY THREE THOUSAND SIX HUNDRED EIGHTY SEVEN PESOS & 12/100 (P83,687.12)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg., located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-328305

A parcel of land (Lot 11, Blk. 11 of the subd. Plan Psd-04-045051, being a portion of Lot 2178-New, Sta. Cruz de Malabon Estate, LRC Rec. No.), situated in the Bo. Of San Agustin, City of Trece Martires. Bounded on the SW., along line 1-2 by Lot 9, Blk. 11; on the NW., along line 2-3 by Rd. Lot 8 (6.50 m. wide) on the NE., along line 3-4 by Lot 15; on the SE., along line 4-1 by Lot 12, both Blk. 11, all of the subd. plan. **XXX CONTAINING AN AREA OF ONE HUNDRED (100) SQUARE METERS, XXX**

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 2024** without further notice.

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

Trece Martires City, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

C/O ATTY. POMPEYO P. MAYNIGO
Vision Credit & Collection Services Incorporated
JRDC Building 117 Sen. Gil J. Puyat Ave. Pasay City

SPOUSES ESPIRIDION J. JONSON & MARILOU C. JONSON
NO. 1036 MANILA BLVD., STA. CRUZ, CAVITE CITY

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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

Sa nakikita ko, kapag ang isa ay nagtanim ng nakasasakit At naghasik ng problema, iyon din ang aanihin niya.

Job 4:8

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

Foreclosure Case No. F-902-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
SPOUSES BENIGNO OBRA BARADI
AND JULIET C. BARADI
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **SPOUSES BENIGNO OBRA BARADI AND JULIET C. BARADI** with residence and postal address at 748 S. De Guzman Street, Malibay Pasay City and, Lot 20, Block 1, Sec. 3, Sunny Brooke II, Barangay Elang, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 28 June 2023 amounts to **FIVE HUNDRED NINETY THOUSAND EIGHT HUNDRED EIGHTY TWO PESOS AND 49/100 (P590,882.49)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on January 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-808187

A PARCEL OF LAND (LOT 20 BLOCK 1 SECTION 3 of the cons. Subd. Plan PCS-04-012498, being a portion of BLOCK 61, PSD-042108-076214 & SECTION 15, PSD-04-092056, L.R.C.. Record No.), situated in Barangay ELANG, Municipality of GEN. TRIAS, Province of CAVITE, Island of LUZON. Bounded on the SW along line 1-2 by LOT 19BLOCK 1 SECTION 3; on the NW along line 2-3 by LOT 22 BLOCK 1 SECTION 3; on the NE along line 3-4 by ALLEY 54; and on the SE along line 4-1 by LOT 18 BLOCK 1 SECTION 3, all of the cons. Subd. plan. Beginning at a point marked "1" on plan **XXX CONTAINING AN AREA OF THIRTY FIVE (35) SQUARE METERS. XXX**

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 6, 2024** without further notice.

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

Trece Martires City, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. RIZALDY F. DE LEON
Bernales & Associates
Suite 6 Third Floor, A. Francisco Gold Condominium I
784 EDSA West Kamias District, Quezon City

SPOUSES BENIGNO OBRA BARADI AND
JULIET C. BARADI
748 S. De Guzman Street, Malibay Pasay City and,
Lot 20, Block 1, Sec. 3, Sunny Brooke II,
Barangay Elang, 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

Published at: Cavite News Publishing
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REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
TRECE MARTIRES CITY

Foreclosure Case No. F-897-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
ERIC B. ESPINEDA
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, ERIC B. ESPINEDA with residence and postal address at Lot 17, Blk. 10, Franceville Homes, Bulihan, Silang, Cavite and, Lot 39, Blk. 21, West Governor Heights, Ph 2, Brgy. Cabuco, Trece Martires City, Cavite to satisfy the mortgage indebtedness which as of 28 June 2023 amounts to **FIVE HUNDRED TEN THOUSAND FOUR HUNDRED THIRTY SEVEN PESOS AND 33/100 (P510,437.33)**, excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **January 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/ies with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 077-2018001383

A PARCEL OF LAND (LOT 39, BLK 21 OF THE CONS. SUBD. PLAN PCS-04-023167, BEING A PORTION OF LOTS 2455-N, 3615 AND 3619-B, FLS-1839 STA. CRUZ DE MALABON ESTATE) SITUATED IN BRGY. CABUCO, CITY OF TRECE MARTIRES, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 37, BLK. 21; ON THE SW., ALONG LINE 2-3 BY ROAD LOT 29; ON THE W., ALONG LINE 3-4 BY LOT 41, BLK 21 AND ON THE NE., ALONG LINE 4-1 BY LOT 46, BLK 21 ALL OF THE CONS. SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN **XXX CONTAINING AN AREA OF FIFTY (50) 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 **February 6, 2024** without further notice.

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

Trece Martires City, December 29, 2023.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

C/O ATTY. RIZALDY F. DE LEON
Bernales & Associates
Suite 6 Third Floor, A. Francisco Gold condominium I,
784 EDSA West Kamias District, Quezon City

ERIC B. ESPINEDA
Lot 17, Blk. 10 Franceville Homes, Bulihan,
Silang, Cavite and, Lot 39, Blk 21, West Governor Heights,
Ph 2, Brgy. Cabuco, Trece Martires City, Cavite

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

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

Foreclosure Case No. F-858-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
MA. THERESA RANARIO EUSEBIO married to
WILLIAM GALANAO EUSEBIO,
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**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, **MA. THERESA RANARIO EUSEBIO married to WILLIAM GALANAO EUSEBIO** with residence and postal address at: 1.) BLOCK 212 LOT 23 UPPER AZUCENA ST. ZONE 12 BRGY. PEMBO, MAKATI CITY; and 2.) BLK 12 LOT 1 HENERAL DOS PASONG KAWAYAN II (FORMERLY: SAMPALUCAN), GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of 4 July 2023 amounts to **THREE HUNDRED FIFTY FOUR THOUSAND SIX HUNDRED TWENTY SEVEN PESOS & 05/100 P354,627.05**), excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction **January 23, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg., located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2021003474

LOT NO: 1 BLOCK NO: 12 PLAN NO: PSD-04-233312
PORTION OF: LOT 3298, SAN FRANCISCO DE MALABON ESTATE (RS-04003882); LRC REC. 5964

LOCATION: BARANGAY OF PASONG KAWAYAN II (FORMERLY: SAMPALUCAN), MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	LOT 9, BLOCK 12, PSD-04-0233312
2-3	SE	LOT 10, BLOCK 12, PSD-04-0233312
3-4	SW	ROAD LOT 23, PSD-04-0233312
4-5-6	NW	ROAD LOT 20, PSD-04-0233312
6-1	NE	LOT 2, BLOCK 12, PSD-04-0233312

AREA: **SIXTY SEVEN SQUARE METERS (67), 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 February 6, 2024 without further notice.

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

Trece Martires City, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

c/o ATTY. JOHN LINCOLN F. LAURON
The Law Firm of Lauron Delos Reyes and Partners
Unit 1003 Union Square Condominium
#145 15th Avenue, Cubao, Quezon City

MA. THERESA RANARIO EUSEBIO and WILLIAM GALANAO EUSEBIO,
BLOCK 212 LOT 23 UPPER AZUCENA ST. ZONE 12 BRGY. BEMBO, MAKATI CITY
BLK. 12 LOT I HENERAL DOS PASONG KAWAYAN II (FORMERLY: SAMPALUCAN), GEN. TRIAS, CAVITE

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

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

Foreclosure Case No. F-761-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
SPOUSES JIMMY M. SERMON JR.
and LEA A. SERMON,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, SPOUSES JIMMY M. SERMON JR. and LEA A. SERMON with residence and postal address at K10 18 Tropical Village, Brgy. San Francisco, Gen. Trias, Cavite and Blk. 5 Lot 3 Lessandra-Gen. Trias, Santiago, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of 4 July 2023 amounts to FIVE HUNDRED TWENTY-FOUR THOUSAND TWO HUNDRED TWENTY PESOS & 67/100 (P524,220.67), Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction **January 23, 2024** at 10:00 o'clock in the morning at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2016023723

A PARCEL OF LAND (LOT 3, BLOCK 5, OF THE SUBDIVISION PLAN, PSD-04-223864, BEING A PORTION OF LOT 3164-B, FLS-2035-D, L.R.C. REC. NO.), SITUATED IN THE BARANGAY OF SANTIAGO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY ROAD LOT 4; ON THE NW., ALONG LINE 2-3 BY LOT 2; ON THE NE., ALONG LINE 3-4 BY LOT 14; AND ON THE SE., ALONG LINE 4-1 BY LOT 4; ALL OF BLOCK 5; ALL OF THE SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN XXX CONTAINING AN AREA OF FORTY SQUARE METERS & FIFTY DECIMETERS (40.50) 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 **February 6, 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, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

c/o ATTY. JOHN CINCOLN F. LAURON
Attorney-in-Fact, The Law Form of Lauron
Delos Reyes and Partners
Unit 1003 Union Square Condominium,
#1451 15th Avenue, Cubao, Quezon City

SPOUSES JIMMY M. SERMON JR. and LEA A. SERMON
K10 18 Tropical Village, Brgy. San Francisco,
Gen. Trias, Cavite
Blk. 5 Lot 3 Lessandra-Gen. 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

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

Foreclosure Case No. F-855-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
EFRESILA L. DE LEON married to
MILLION F. DE LEON,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, EFRESILA L. DELON married to MILLION F. DE LEON with residence and postal address at 1.) #9106 C. DAMA DE NOCHE ST. FARMER'S VILL. BAGBAG2 ROSARIO, CAVITE; and 2.) BLK. 16 LOT 86 PH I SOUTH SQUARE VILLAGE, PASONG KAWAYAN II, GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of 04 July 2023 amounts to TWO HUNDRED SEVENTY FOUR THOUSAND SIX HUNDRED NINETY-NINE PESOS & 24/100 (P274,699.24), excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 23, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2017002462

A PARCEL OF LAND (LOT 86 BLK 16 OF THE CONSOLIDATION AND SUBDIVISION PLAN PCS-04-013705, BEING A PORTION OF LOTS 3072 AND 2331 SAN FRNACISCO DE MALABON ESTATE, L.R.C. RECORD NO. 5964), SITUATED IN BARANGAY PASONG KAWAYAN II, CITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SW., ALONG LINE 1-2 BY LOT 85 BLK 16; AND ON THE NW. ALONG LINE 2-3 BY BLK 75; ON THE NE., ALONG LINE 3-4 BY LOT 87 BLK. 16; AND ON THE SE., ALONG LINE 4-1 BY FOOTPATH-15, ALL OF THE CONS./SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN. XXX CONTAINING AN AREA OF THIRTY TWO (32) 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 **February 6, 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, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

c/o ATTY. JOHN CINCOLN F. LAURON
Attorney-in-Fact, The Law Form of Lauron Delos Reyes
and Partners
Unit 1003 Union Square Condominium,
#1451 15th Avenue, Cubao, Quezon City

EFRESILA L. DE LEON and MILLION F. DE LEON
#9106 C. DAMA DE NOCHE ST. FARMER'S VILL.
BAGBAG2 ROSARIO, CAVITE.
BLK. 16 LOT 86 PH I SOUTH SQUARE VILLAGE,
PASONG KAWAYAN II, GEN. TRIAS, CAVITE

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

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

Foreclosure Case No. F-1207-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
SPOUSES CRISTY R. VILLAGANAS and
JEFFREYS. VILLAGANAS JR.,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, SPOUSES CRISTY R. VILLAGANAS and JEFFREY S. VILLAGANAS JR., with residence and postal address at: 1.) LOT 8, BLOCK 28, GRAND RIVERSIDE SUBD., PH. 2-A, PASONG CAMACHILE, GEN. TRIAS, CAVITE; AND 2.) LOT 20, BLOCK 30, PHASE 2-A, GRAND RIVERSIDE SUBDIVISION, BRGY. PASONG CAMACHILE, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of 20 September 2023 amounts to ONE HUNDRED FORTY SIX THOUSAND TWO HUNDRED TWENTY TWO PESOS AND 85/100 (P146,222.85), excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg., located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1354883

A parcel of land (Lot 20, Blk. 30 of the consol.-subd. plan, Pcs-04-014361, being a portion of the consol. Of Lots 1, Blk. 32; IBlk. 33, both of Pcs-04-012772, 1790-E, Psd-04-031323; 1954-A, Psd-04-109084, 1953, (Rs-04-002594); 3135 (Rs-04-002596) and 3379, all of San Francisco de Malabon Estate, situated in the Bo. of Pasong Camachile, Mun. of Gen. Trias, Prov. of Cavite, Is. of Luzon. Bounded on the SW., along line 1-2 by Lot 7 Blk. 30; on the NW., along line 2-3 by Lot 21 Blk. 30; on the NE., along line 3-4 by Rd. Lot 14 (6.5m wide); and on the SE., along line 4-1 Lot 19 Blk. 30, all of the cons./subd. plan. Beginning at a pt. marked "1" on plan, XXX containing an area of THIRTY SIX (36) SQUARE METERS, XXX

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 7, 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, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

Copy Furnished:

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

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

SPOUSES CRISTY R. VILLAGANAS
And JEFFREY S. VILLAGANAS JR.
LOT 8, BLOCK 28, GRAND RIVERSIDE SUBD., PH. 2-A,
PASONG CAMACHILE, GEN. TRIAS CAVITE
LOT 20, BLOCK 30, PHASE 2-A, GRAND
RIVERSIDE SUBDIVISION,
BRGY. PASONG CAMACHILE, GEN. TRIAS CAVITE

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

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

Foreclosure Case No. F-853-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
ANNALIZA A. MAGDOLOT,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, ANNALIZA A. MAGDOLOT with residence and postal address at 130 F. Cruz St., 3A Revin II Apartment, Malibay, Pasay City and Blk. 22 Lot 5 The Istana Tanza Subdivision, Amaya Tanza, Cavite to satisfy the mortgage indebtedness as of 10 July 2023 amounts to **EIGHT HUNDRED FOURTEEN THOUSAND NINE HUNDRED THIRTY-TWO PESOS & 24/100 (P814,932.24)**, Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **January 23, 2024** at 10:00 o'clock in the morning at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2020005054

LOT NO: 5 BLOCK NO: 22 PLAN NO: PCS-04-029390
PORTION OF: LOT 1605-B, (LRC) PSD-119973, LOTS 2376, 2377 & 1607, STA. CRUZ DE MALABON ESTATE
LOCATION: AMAYA, TANZA, CAVITE, ISLAND OF LUZON

BOUNDARIES

LINE	DIRECTION	ADJOINING LOT (S)
1-2	NW	ROAD LOT 3, PCS-04-029390
2-3	NE	LOT 7, BLOCK 22, PCS-04-029390
3-4	SE	LOT 6, BLOCK 22, PCS-04-029390
4-1	SW	LOT 3, BLOCK 22, PCS-04-029390

AREA: THIRTY SIX (36) SQUARE METERS

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

In the event the public auction should not take place on the said date and time, it shall be held on **February 6, 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, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

c/o ATTY. JOHN LINCOLN F. LAURON
The Law Firm of Lauron Delos Reyes and Partners
Unit 1003 Union Square Condominium
#145 15th Avenue, Cubao, Quezon City

ANNALIZA A. MAGDOLOT
130 F Cruz St., 3A Revin II Apartment, Malibay, Pasay City
Blk. 22 Lot 5 The Istana Subdivision, Amaya 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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

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

Foreclosure Case No. F-1176-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
EDUARDO ACANTILADO TAYAG JR.,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s, EDUARDO ACANTILADO TAYAG JR. with residence and postal address at 4160 St. Joseph St. SPS Subdivision, Brgy. Rosario, Pasig City and Lot 8 Blk. 9 Kensington Phase 19 Bacao I, Gen. Trias, Cavite 4107 to satisfy the mortgage indebtedness as of 22 August 2023 amounts to **ONE MILLION TWO HUNDRED EIGHTY SEVEN THOUSAND TWO HUNDRED EIGHT PESOS & 63/100 (P1,287,208.63)** Philippine Currency, including interest, penalties, and other charges as of said date but exclusive of all the other expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2022034139

LOT NO: 8 BLOCK NO: 9 PLAN NO: PCS-04-028637
PORTION OF: LOTS 1658-A & 1658-B, (LRC) PSD-191585, LOT 1659, (FRS-04-005434) ALL OF SAN FRANCISCO DE MALABON ESTATE, LRC REC. NO. 5964), DECREE NO. 4270)
LOCATION: BARANGAY OF BACAO I, MUNICIPALITY OF GEN. TRIAS, PROVINCE CAVITE, ISLAND OF LUZON

BOUNDARIES

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SW	LOT 5, BLOCK 9, PCS-04-028637
2-3	NW	LOT 10, BLOCK 9, PCS-04-028637
3-4	NE	ROAD LOT 14, PCS-04-028637
4-1	SE	LOT 6, BLOCK 9, PCS-04-028637

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 **February 7, 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, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

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

EDUARDO ACANTILADO TAYAG JR.
4160 St. Joseph St., SPS Subdivision, Brgy. Rosario, Pasig City
Lot 8 Blk. 9 Kensington Phase 19 Bacao I, 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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

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

Foreclosure Case No. F-1194-23

HOME DEVELOPMENT MUTUAL FUND
Mortgagee,
-versus-
GUIMARY, MANUEL HECTOR E.,
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, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against the Mortgagor/s GUIMARY, MANUEL HECTOR E., with residence and postal address at 19 PALOSABIS ST., PILAR, LAS PINAS CITY and at LOT 6, BLK. 14, PHASE 2, WELLINGTON TANZA RESIDENCES, BARANGAY TRES CRUSES, TANZA, CAVITE to satisfy the mortgage indebtedness which as of 18 September 2023 amounts to **FIVE HUNDRED SEVENTY ONE THOUSAND TWO HUNDRED EIGHTY THREE PESOS AND 06/100 (P571,283.06)**, Excluding penalties, charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will sell at public auction on **January 24, 2024** at 10:00 o'clock in the morning until 12 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 057-2017042411

LOT NO: 6 BLOCK NO: 14 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	NE	LOT 5, BLOCK 14, PCS-04-028445
2-3	SE	ROAD LOT 15, PCS-04-028445
3-4	SW	LOT 7, BLOCK 14, PCS-04-028445
4-1	NW	LOT 27, BLOCK 14, PCS-04-028445

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 **February 7, 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, December 29, 2023.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

c/o Atty. Airisa Fe Esperanza D. Molaer, Atty-In-Fact,
Alexis A. Molaer Law Offices
Lex Citadel Bldg.; No. 7 La Salle St.,
Brgy. Silangan, Cubao, Quezon City 1102

GUIMARY, MANUEL HECTOR E.
19 Palosabis St., Pilar, Las Pinas City
Lot 6, Blk. 14, Phase 2, Wellington Tanza, Residences
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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

Zero waste begins at home, school

January is Zero Waste Month where promoting proper waste segregation and effective waste management.

According to Mary Grace Bannagao of the Provincial Government Environment and Natural Resources Office (PG-ENRO) Laguna, it is crucial for individuals to cultivate zero waste habits within their homes and schools, as this significantly contributes to local waste management efforts.

“Garbage must be sorted at the household level before being thrown; we are responsible for managing our waste. Naturally, it also matters a great deal when our parents use these easy techniques at home, as this will greatly benefit our nature,” she said.

In addition to instilling zero waste values at home, Bannagao underscores the role of schools in cultivating environmental consciousness among young people. She regards the inclusion of comprehensive environmental management, tree planting, and waste management in the school curriculum as crucial in shaping students’ awareness and responsibility in preserving the environment.

“Comprehensive environmental management, planting trees, and garbage management are all part of the school’s curriculum. Students become conscious in the environment and eventually adopt what they learn in class and practice it in their home,” Bannagao said.

According to PG-ENRO Laguna, one of the primary challenges faced by local governments is the abundance of plastic bag waste.

Bannagao urges the public to prioritize



the use of eco-friendly bags, which are both durable and sustainable, as an alternative to plastic bags.

She added: “Our choice of materials will ultimately determine how sustainable or not our trash contributions are, it will also appear that this will become our way of life at our house.”

Bannagao believes that everyone’s contribution, no matter how small, plays a vital role in preserving the environment for future generations.

She stresses the importance of understanding that even the smallest household tasks, individual lifestyles, and consumption habits can have a significant impact on environmental management. With this awareness, she believes that individuals can make more informed decisions and adopt more mindful daily practices.

Zero Waste Month was declared in January through Presidential Proclamation No. 760, signed by former President Benigno S. Aquino III in 2014. The proclamation aims to guide people in transitioning their lifestyles and practices to emulate sustainable natural cycles, where discarded materials

can be repurposed as resources for others.

This year’s Zero Waste Month theme is “Sustainable Waste Management in Livable Communities: Zero Waste to Philippine Waters by 2040.” (AM/PIA-4A)

Usapang PIA is a weekly radio program

by the Philippine Information Agency Laguna, airing every Friday from 11:00 am to 11:30 am on DZJV 1458 kHz Radyo Calabarzon and the Philippine Information Agency CALABARZON and PIA Laguna Facebook pages.

**Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
Office of the Executive Judge
Dasmariñas City, Cavite**

**IN RE: PETITION FOR REAPPOINTMENT
AND RECOMMISSION AS NOTARY PUBLIC
FOR THE CITY OF DASMARIÑAS, CAVITE**

NOTARY PUB. NO. DC-118-23

CHERRY LOU T. REYES-NUÑEZ
Petitioner

X-----X

NOTICE OF HEARING

Notice si hereby given that a summary hearing on the petition for notarial commission of Atty. Cherry Lou T. Reyes-Nuñez will be held on February 9, 2024 at 2:00 o’clock in the afternoon. Any person who has any cause or reason to object to the granting of the petition may file a verified written opposition thereto, received by the undersigned before the date of the summary hearing.

Let this notice of hearing be published once in a newspaper of general circulation for one (1) week in the Province of Cavite.

SO ORDERED.
Dasmariñas City, Cavite, Philippines, December 26, 2023.

FRANCISCO VICTOR L. COLLADO, JR.
Executive Judge

Copy furnished:

Atty. Cherry Lou T. Reyes-Nuñez
3rd Floor MBT Building, South Promenade
Salawag, Dasmariñas City, Cavite

Published at: Cavite News Publishing
Date: January 18, 2024

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

Foreclosure Case No. F-1010-23

**HOME DEVELOPMENT MUTUAL FUND
Mortgagee,**

-versus-

**SPS. ROBERTO P. PELOBELLO and
NOVELITA R. PELOBELLO,**

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, **SPS. ROBERTO P. PELOBELLO and NOVELITA R. PELOBELLO** with residence and postal address at: 1) 3842/B MAG. TORRES STREET, STA. MESA, MANILA CITY, METRO MANILA; and 2.) LOT 14 BLOCK 15 GRAND RIVERSIDE SUBDIVISION PHASE 2A, PASONG CAMACHILE, GENERAL TRIAS, CAVITE to satisfy the mortgage indebtedness as of 25 July 2023 amounts to **SIXTY TWO THOUSAND FOUR HUNDRED SIXTY FIVE PESOS & 92/100 (P62,465.92)**, excluding penalties, charges, attorney’s fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 23, 2024** at 10:00 o’clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg. located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder of CASH and in Philippine Currency, the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-1189567

A parcel of land (Lot 14, Blk. 15, of the cons. Subd. plan Pcs-04-014361, being a portion of the cons. Of Lots 1 Blk. 32; 1 Blk. 33, both of Pcs-04-012772, 1790-E Psd-04-031323; 1954-A, Psd-04-109084; 1953 (Rs-04-002596); 3135 (Rs-04-002596) and 3379, all of S.F.D.M. Estate, situated in the Bo. Of Pasong Camachile, Mun. of Gen. Trias, Prov. Of Luzon, Bounded on the SW., along line 1-2 by lot 7 Blk. 15; on the NW., along line 2-3 by lot 15 Blk. 15; on the NE., along line 3-4 by lot Alley 11; and on the SE., along line 4-1 by lot 13 Blk. 15, all of the cons. Subd. plan. Beginning at pt. marked “1” on plan. **XXX containing an area of THIRTY SIX (36) 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 February 6, 2024 without further notice.

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

Trece Martires City, December 29, 2023.

RICARDO A. TOLEDO
Sheriff IV

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

c/o ATTY. MELANIO A. BADENAS JR.
Attorney-in-Fact, GCCS & Associates Corp.
Rm. 209, Megastate Bldg., No. 737, G. Araneta Avenue
Tatalon, Quezon City

**SPS. ROBERTO PELOBELLO and
NOVELITA R. PELOBELLO**
3842/B MAG. TORRES STREET, STA. MESA,
MANILA CITY, METRO MANILA
LOT 14 BLOCK 15 GRAND RIVERSIDE
SUBDIVISION PHASE 2A,
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

Published at: Cavite News Publishing
Dates January 4, 11, & 18, 2024

DA bans import of live birds, poultry products from California, Ohio

MANILA – The Department of Agriculture (DA) has banned the importation of domesticated and wild birds, including poultry meat, eggs and other products, from the US states of California and Ohio.

In a news release Wednesday, Agriculture Secretary Francisco Tiu-Laurel Jr. said the move was due to several outbreaks of Highly Pathogenic Avian Influenza (HPAI) in the region.

“The rapid spread of the HPAI H5N1 strain in the United States since the first laboratory detection necessitates a wider coverage of the trade restriction to prevent the entry of HPAI virus and protect the health of the local population,” he said.

The case of H5N1 was reported by the US Veterinary Services to the World Organization for Animal Health in November for both states of California and Ohio.

The Philippines agreed to impose a state-wide ban only when at least three or more counties in an affected state in the US report an HPAI outbreak.

The ban would also include day-old chicks and semen.

Tiu-Laurel also ordered the immediate suspension of the pro-

cessing, evaluation of application, and issuance of the Sanitary Phytosanitary Import Clearance (SPSIC) of the commodities.

All shipments coming from California and Ohio that are already in transit, loaded or accepted at Philippine ports before the official communication of the ban on Jan. 15, 2024 shall be allowed.

However, it must be assured that these products were produced or the birds were slaughtered four 14 days before the first outbreak.

The DA will seize and destroy or return to the states of origin poultry and poultry products imported to the country from California and Ohio after Nov. 14, 2023 and Nov. 21, 2023 respectively.

The country’s importation of poultry meat from the US in 2023 has reached 166,356 metric tons.

The US ranks second on the list of countries supplying poultry meat to the Philippines, which is roughly 40 percent of total poultry meat arrivals (426,620 metric tons).

Other states from the US are excluded from the temporary restriction issued by the DA.

They can still import poultry and poultry products to the Philippines. (PNA)

Over 4K ‘Tsuper Iskolar’ grads find employment

MANILA – Since the “Tsuper Iskolar” (Scholar Driver) program launched in 2019, nearly 4,500 graduates either got employed or started a business venture, the Technical Education and Skills Development Authority (TESDA) reported on Tuesday.

The program provides scholarships and livelihood training to drivers, especially those affected by the public utility vehicle (PUV) modernization.

Drivers’ beneficiaries and their families also take up free skills training, skills assessment, and entrepreneurship training.

Data from TESDA showed 23,485 have so far enrolled in the program and 22,308 of them have graduated.

At least 17,651 were certified and 4,397 either got employed or were able to start a business.

“Hinihikayat po namin ang ating mga kababayang tsuper

na apektado ng PUV modernization program na mag-avail ng libreng training at assessment sa TESDA sa ilalim ng Tsuper Iskolar Program. Ang mga skills training na makukuha nila sa TESDA ay maaaring magamit sa kanilang paghahanap ng panibagong pagkakatanaan o pangkabuhayan (We encourage our drivers affected by the PUV modernization program to avail of TESDA’s training and assessment under the Tsuper Iskolar Program. They could use the skills training they could get to find other sources of livelihood),” TESDA Director General Secretary Suharto Mangudadatu told the Philippine News Agency.

The most popular courses under the program are Driving, Bread and Pastry, Production, Hilot (Wellness Massage), Electrical Installation and Maintenance, Tile Setting, Shielded



RESKILLING. Members of a transport cooperative Misamis Oriental attend an orientation of the Driving National Certificate II training program at the Technical Education and Skills Development Authority - Misamis Oriental on Dec. 27, 2023. The comprehensive training under the Department of Transportation’s “Tsuper Iskolar” (Scholar Driver) is designed to enhance the capabilities of public utility drivers and equip them with the essential knowledge for responsible and effective driving. (Photo courtesy of Tesda X Facebook)

Metal Arc Welding, Shielded Metal Arc Welding, Masonry, Cookery, and Driving (Passenger Bus/Straight Truck).

The duration of the courses varies from five to 40 days

Aside from free training, assessment and certification, “Tsuper Iskolar” enrollees are also entitled to a PHP350 daily allowance for a maximum of 35 days.

Mangudadatu said their data included only those who have availed of the training using the fund that the Department of Transportation provided for the program.

“It is possible that there are other drivers and their dependents who were provided with skills training under our regular training and scholarship programs,” he said. (PNA)

PBBM tweet a thanks to OFW host Taiwan -- DFA

MANILA – The Philippines adheres to the One China policy, the Department of Foreign Affairs (DFA) reiterated on Tuesday, noting that President Ferdinand R. Marcos Jr.’s congratulatory message to President-elect Lai Ching-te was his way of thanking Taiwan for hosting the nearly 200,000 overseas Filipino workers (OFWs).

Marcos in a post on X (formerly Twitter) Monday night

congratulated Lai on his election, saying he looks forward to “close collaboration, strengthening mutual interests, fostering peace, and ensuring prosperity for our peoples in the years ahead”.

“The Philippines and Taiwan share mutual interests which include the welfare of nearly 200,000 OFWs in Taiwan,” the DFA said in a statement.

“The message of President Marcos con-



gratulating the new president was his way of thanking them for hosting our OFWs and holding a successful democratic process. Nevertheless, the Philippines reaffirms its

One China Policy.” Under the One China principle, the Philippines recognizes the People’s Republic of China as the sole Chinese government. (PNA)

**DRAW CLOSE TO GOD
AND HE WILL DRAW
CLOSE TO YOU
JAMES 4:8**



The Office of the Provincial Governor-Extension, in partnership with the Office of the Provincial Health Officer (OPHO), spearheaded health outreach event in Brgy. Calumpang Cerca, Indang, Cavite on January 10, 2024, with the primary objective of providing essential medical services to enhance the overall health and well-being of the community.

Approximately 300 individuals underwent medical consultation, administered by the medical team from OPHO.

The success of the mission can be attributed to the combined efforts of the provincial government and local officials, led by Brgy. Captain Vergel Fidel, and other community leaders. This reflects their unwavering commitment to uplifting communities, fostering healing, and prioritizing the general welfare of residents. Ultimately, this collaborative endeavor contributes to the creation of a healthier and more resilient community.---OPIO



PGC extends medical and dental services to locals of Silang.

In a commendable demonstration of community-focused healthcare, the Office of the Provincial Governor-Extension in partnership with the Office of the Provincial Health Officer (OPHO), organized a medical and dental mission in Brgy. San Vicente II, Silang. The primary goal was to deliver essential medical and dental services to enhance the overall health and well-being of the community.

A total of 247 patients benefitted from the healthcare services, encompassing medical consultations, check-ups, and tooth extractions. Specifically, 197 individuals received medical check-ups, and 50 availed tooth extractions. The services were rendered by a team of medical and dental professionals from General Emilio Aguinaldo Memorial Hospital (GEAMH).

The success of the mission was the result of the collaborative effort of the provincial government with the local partners led by Brgy. Chairwoman Angelina S. Duguran, Sanggunian Kabataan Chairwoman Rachel Angela A. Dacanay, and other local officials. It reflects their strong commitment to uplift communities, promote healing, and prioritize the overall welfare of residents, ultimately contributing to a healthier and more resilient community.--- OPIO



The Provincial Government of Cavite, led by Governor Jonvic Remulla, recently launched the “Ugnayan sa Barangay” program to strengthen community ties and communicate the vision for a prosperous future. The initiative engaged residents of Barangay Paliparan III, Barangay Salawag, and Barangay Burolo Main, in the City of Dasmariñas, on January 8, 10, and 11, 2024.

Governor Remulla showcased the government’s comprehensive programs for 2024 during an interactive session, discussing key areas like healthcare, education, infrastructure, and social services. The event featured a raffle draw, adding excitement and fostering community spirit.

Additionally, the government distributed rice to support local families, addressing basic needs. The program reflects the commitment of the Provincial Government to inclusive, transparent, and participatory governance, aiming to positively impact the growth and well-being of Cavite residents in the coming year. The Ugnayan sa Barangay initiative stands as an exemplary model for actively involving and empowering local communities.--- OPIO



On January 12, 2024, the community of Barangay Lalaan 1 in Silang, witnessed a collective effort towards promoting health. The provincial government of Cavite’s medical mission team, alongside local officials, led a mission that touched 463 lives with consultations and free medicines for all ages. Mayor Atty. Kevin Amutan Anarna, Vice Mayor Edward Carranza, and Sangguniang Bayan members stood in strong support, emphasizing the community spirit. Vice Governor Athena Bryana Tolentino added a comforting touch, sponsoring free lugaw for everyone involved. Beyond healthcare, it was a day in Silang where both leaders and residents exchanged warmth and expressions of care.---OPIO

**SUPPORT YOUR
LOCAL POLICE**

CAVITE NEWS PUBLISHING

A COMMUNITY NEWSPAPER THAT'S NATIONAL IN SCOPE

VOL. XXIV NO. 40

JANUARY 18-24, 2024

P10.00

Standhardinger leads PBA BPC race

MANILA – Christian Standhardinger is now the leader in the PBA Commissioner's Cup Best Player of the Conference race following the latest update at the end of the elimination round.

The Ginebra big man, who played the entire elimination phase, garnered 38.0 statistical points, way ahead of second placer CJ Perez of San Miguel, who had 35.2 SPs.

NorthPort winger Arvin Tolentino, the current leading scorer among locals with 22.4 points per game, is just closely behind Perez with 35.1 SPs, while TNT's Calvin Oftana is fourth with 35.0.

Scottie Thompson rounds out the Top 5 as he is fifth with 32.5 SPs, while fellow Gin King Maverick Ahanmisi is sixth with 31.3.

Despite being the top team at the end of the eliminations, only two Magnolia players made the Top 10, Jio Jalalon (seventh with 31.2 SPs) and Mark Barroca (eighth with 29.2).

Making the Top 10 as well are Meralco's Chris Newsome (ninth with 28.4) and Phoenix's Jason Perkins (10th with 27.33).

June Mar Fajardo, who was leading the BPC race nearly midway into the conference, dropped out of the Top 25 after missing six straight games due to a hand injury, although he returned



Barangay Ginebra's Christian Standhardinger (Photo courtesy of PBA Image)

on Friday during the Beermen's win against the Blackwater Bossing to seal a twice-to-beat advantage in the quarterfinals.

According to PBA rules, players must have played at least 70 percent of the team's total games to be eligible for an individual award.

Meanwhile, Rahlir Hollis-Jefferson and Bennie Boatwright are in a tight race for the Best Import of the Conference even if they came in as late replacements.

Hollis-Jefferson, who took the place of his younger brother Rondae at TNT, is number one with 67.5 SPs anchored by a league-leading 42.5 points per game average.

On the other hand, Boatwright, who replaced Ivan Aska as SMB import before Christmas, is second with 67.3 SPs powered by an explosive 40.3-point average.

Meralco's Shonn Miller, the league leader in steals this conference with 4.0 per game, is

third in the Best Import race with 55.0 SPs, dropping Johnathan Williams, who had 53.5, to fourth.

Magnolia's Tyler Bey, who was fourth in the first Best Import update, dropped to sixth after NLEX's DeAndre Williams-Baldwin zoomed to fifth despite only playing two games.

However, with the Road Warriors already eliminated, Bey is expected to move back to the Top 5 after the quarterfinals this week.

On the other hand, Stephen Holt overtook Cade Flores in the Rookie of the Year race.

The Terrafirma guard is now number one in the top freshman award race with 24.0 SPs, anchored by an all-rookie leading 4.5 assists per game.

The NorthPort forward, on the other hand, fell to second with 23.3 SPs, although he leads the rookies in rebounds with 6.9 per game. (PNA)



Zarkada is now ready for 2024 at SM City Trece Martires

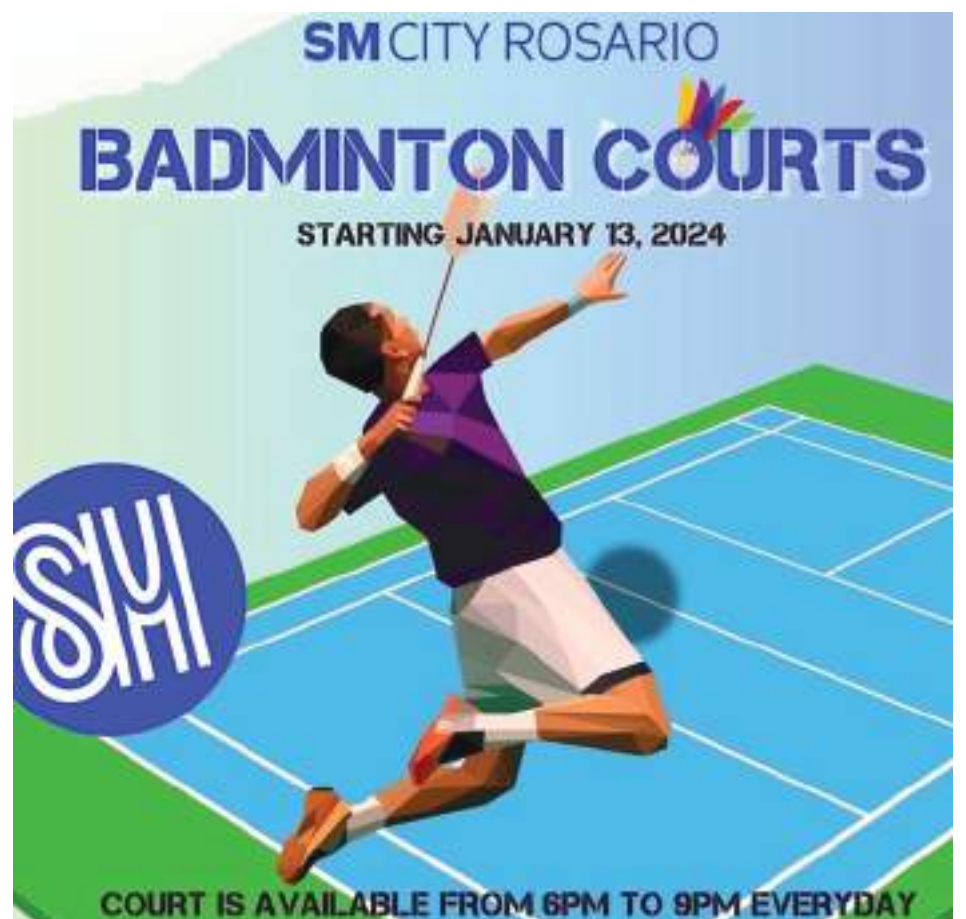
Zarkada, ready ka na ba for 2024? Cause we are, with our P224 Zark's Savers promo!

Get any of these amazing combo for only P224 from MONDAYS-FRIDAYS of January!

Mechanics:

1. Customers can avail the Zark's Savers in all stores nationwide.
2. Promo is valid for DINE-IN and TAKE-OUT transactions only.
3. Available all WEEKDAYS of JANUARY 2024 only.

Per DTI Fair Trade Permit No. FTEB-183250 Series of 2023



SM City Rosario is now a perfect venue for your Badminton Match! Feeling fueled by adrenaline and the sweet sound of shuttles flying. Game on! Badminton area will be opening starting January 13 at SM City Rosario. Gather your squad because this is your chance to showcase your skills. Just present a P1,000 worth of single or accumulated receipt/s from any SM City Rosario tenant to experience the thrill with your playmates! For more details and inquiries you may contact 09175525789.