

# CAVITE NEWS PUBLISHING

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## DOH expects more does vs. pertussis, vaccine-preventable diseases

MANILA – The Department of Health (DOH) is expecting the arrival of additional doses of vaccines against vaccine-preventable diseases.

In a statement Monday night, the DOH said around three million pentavalent vaccine doses are “arriving at the soonest possible time.”

These pentavalent vaccines protect against pertussis, diphtheria, tetanus, hepatitis B, and hemophilus influenza type B.

The DOH has also ordered at least five million more measles-rubella vaccine doses “further to what is available on hand.”

“Of this quantity, Secretary Teodoro Her-

bosa has instructed to fast-track the immediate dispatch of one million doses that may be delivered as soon as possible. These will add to the more than 64,400 and 2.6 million doses of pentavalent and measles-rubella vaccines, respectively, already being distributed,” the agency said.

(Turn to p. 2)

# La Niña to prolong drought; 13 to 16 typhoons to hit PH in Q4

MANILA – The likelihood of La Niña developing by the second half of 2024 will prolong the drought condition until August and delay the onset of the rainy season, Science and Technology Secretary Renato Solidum said Tuesday.

In a Palace press briefing, Solidum said the increasing probability for La Niña's occurrence in the June-July-August season is at 62 percent.

He said that while the El Niño phenomenon will transition from “strong” to “neutral”

by April-May-June season, hotter and drier conditions will still likely persist until August.

Solidum said that in August, around 10 provinces in the country will likely experience drought, one to suffer from dry spell, and two others to feel the effects of dry conditions.

“Because of the possibility of La Niña and the fact na (that it is) dry and hotter, mapu-prolong niyan ‘yung mga month na meron pang drought condition hanggang

August (the months that there will be drought condition will be prolonged until August),” he said.

“So, our actions before were intended ng parang second half lang ng year, [pero] kailangan nating ipagpatuloy hanggang (just for the second half of the year but we have to continue until the) third quarter for the El Niño and drought effect,” he added.

As of March 24, around 37 provinces experienced drought conditions, 17 were under the dry spell and



(File photo)

13 felt dry condition, Solidum said.

Solidum said about 48 provinces will likely be affected by drought by

April and will increase to 54 by May.

The number of drought-affected areas will decrease to 25 and

23 by June and July, respectively, he said.

“There will still be some provinces to be (Turn to p. 2)

## PBBM lauds DHSUD's 'PLANADO' Program

MANILA – President Ferdinand R. Marcos Jr. has conveyed his “utmost support and appreciation” to the Department of Human Settlements and Urban Development (DHSUD) for its unwavering commitment to enhancing land use planning and urban development through

its recently-launched PLANADO (Plan & Do) Program.

President Marcos, in a message of support on Tuesday, touted PLANADO as a strategic response to the goal of establishing “organized and well-planned settlements” as envisioned under Bagong Pilipinas

brand of governance.

“As we harness the advantages brought by urbanization, we must also address the various challenges that go along with it. Thus, it is imperative for us to ensure that our land and resources are responsibly and sustainably managed so that we can safeguard our

efforts in allocating spaces that foster economic growth, social well-being, and environmental harmony,” the President said in a news release.

The DHSUD, through its Environmental, Land Use and Urban Planning and Development Bureau (ELUPDB), launched the PLANADO Program in February in Cebu City.

Housing Secretary Jose Rizalino Acuzar



President Ferdinand R. Marcos Jr. (PNA file photo by Joan Bondoc)

branded the program as a huge push in the ongoing nationwide implementation of the President's flagship Pambansang Pabahay para sa Pilipino (4PH)

Program.

The program underscores the importance of coordinated planning among government entities, (Turn to p. 2)

**LA NIÑA.... FR P.1**

affected by the combined effect of El Niño and the preparation for La Niña which would bring in less normal rainfall. Hence, we need to continue doing the operations for El Niño preparedness but also keeping in mind that we need to prepare for La Niña in the second half of the year," he added.

**Typhoons to enter**

Analiza Solis, chief of the Climate Monitoring and Prediction Section at the Philippine Atmospheric, Geophysical and Astronomical Services Administration (PAGASA), said around 13 to 16 typhoons are expected to hit the Philippines in the fourth quarter of 2024.

Solis said the number of tropical cyclones that will make landfall this year is "below normal" than the average 19 to 20 typhoons that usually enter the country.

Solidum underscored the importance of government and public preparedness given the shorter lead time to take the appropriate actions to mitigate the possible effects of the typhoons that will hit the country.

"People should really make sure that they are always ready," he said. "Itong bagyo, mas malapit, mas kaunti lang ang panahon nating maghanda so dapat handang-handa tayo parati sa mga bagyo (We have less time to prepare so we must always be prepared for typhoons)."

**Mitigation efforts**

In preparation for the prolonged effects of the combined El Niño and preparation stage of La Niña, Solidum said standby deepwells will be reactivated to ensure the sufficient

water supply during the dry conditions.

This, as Solidum cautioned that the water level of farms in the country would be at the "critical" level by May.

"Kaya itong mga deep well ay makakatulong sa pagbibigay ng dagdag na volume ng water. Alam ninyo naman na hindi natin pinagpatuloy ang paggamit ng mga deep wells sa mga lugar na mayroon ng supply ang dalawang concessionaire (So these deep wells will help in providing extra volume of water. You know that we have not continued the use of deep wells in the areas where the two concessionaires have supply)," he said.

"Iniingatan din natin na gumamit ng deep well kasi kapag sobra ang gamit ng tubig ay may epekto sa ground. So kaya nga mina-manage muna kung kailan ito io-operate at binabantayan nang mabuti (We are also careful in using a deep well because when we use too much water, it has an effect on the ground. So, we first manage when to operate it and we are monitoring it carefully)," he added.

Solidum said the Department of Agriculture is also monitoring the supply of basic commodities and agricultural products to ensure food security amid the El Niño phenomenon. (PNA)

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

*Job 35: 7*

**DOH.... FR P.1**

The DOH said its Regional Epidemiology and Surveillance Units (RESUs) at the Centers for Health Development are in touch with local government units.

"We expect updated Pertussis and Measles data to be available in the next few days, and that will guide the nationwide response," it said.

"Accurate and responsible reporting has drawn attention to the need to catch up with vaccination after the pandemic. After all, these are vaccine-preventable diseases," it added.

The DOH said Herbosa and a team of DOH officials and staff are in the field coordinating with local Public Health Emergency

**PBBM.... FR P.1**

non-government organizations, and other stakeholders to build sustainable and inclusive Filipino communities.

"PLANADO" is an initiative to streamline and digitalize land use and urban planning and development processes, with the aim of fostering the creation of smart, green, resilient, and inclusive human settlements.

Anchored on the national housing and urban development strategic plan framework, the program intends to achieve two primary outcomes – to eliminate the backlog on Comprehensive Land Use Plans and Provincial Development and Physical Framework Plans by 2028 and promote urban devel-

Operations Centers following the orders of President Ferdinand R. Marcos, Jr.

"We ask for the public's patience with information releases for security reasons, and to minimize disruption while the outbreak response is carried out," the DOH said.

In the meantime, the DOH advised the public to carry on with daily activities but voluntary use of face masks is highly encouraged, as it advised everyone to cover coughs (cough into your elbow); choose well-ventilated areas; and to consult the doctor or nearest health center should there be any symptoms or health concerns. (PNA)

opment for the next generation (UrbaNext 2040).

"I call upon the entire citizenry to unite as we support this program and implement innovative strategies that will make our communities better, sustainable and more inclusive for all," President Marcos added.

The ELUPDB will spearhead the nationwide implementation of the PLANADO Program, through DHSUD's 16 Regional Offices in collaboration with various national government agencies, local government units and other relevant stakeholders.

"With high hopes and optimism, I look forward to us reaping the fruits of our coordinated efforts as

**DMW.... FR P.9**

quirements.

The interior ministry said residency fines are set at two Kuwaiti dinar per day, equivalent to about PHP365.

The DMW said the Kuwaiti government will allow overstaying foreigners to leave without paying immigration fines, but those with travel bans and pending criminal complaints can depart only after the cases are resolved.

"Overstaying foreigners who depart Kuwait during the amnesty period may

return after complying with entry requirements. After the grace period, those who refuse to depart will be subject to arrest and permanent deportation," the DMW said.

For more information, OFWs may contact MWO-Kuwait hotlines 6040-3858, 6558-5355, or 9403-9063, or send an email to [mwo\\_kuwait@dmw.gov.ph](mailto:mwo_kuwait@dmw.gov.ph).

The Kuwaiti government last issued an amnesty for illegally staying foreigners in 2021. (PNA)

## CAVITE NEWS PUBLISHING

WEEKLY NEWSPAPER

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envisioned in this program. Therefore, let us all take part in building resilient Bagong Pilipinas where every Filipino family is provided with respectable, comfortable, and safe living conditions that they rightfully deserve," the President said. (PR)



**Entrepreneurship for Caviteño young minds.**

In honing the entrepreneurial prowess and mindsets of young Caviteños, the Provincial Government of Cavite (PGC), through the Office of the Provincial Cooperatives Development Officer (OPCDO), under the supervision of Atty. Khervy B. Reyes, facilitated another leg of Cavite Entrepreneurship Students Caravan, keynoting “Entrepreneurial Mindset: The First Step Towards Success”, on March 20, 2024 at General Emilio Aguinaldo-Bailen Integrated School (GEABIS).

Ms. Liza C. Gabatan, OPCDO Entrepreneurial Division Head, jump-start the program with a warm welcome to 127 GEABIS senior high school students, who showed interest in cultivating and exploring entrepreneurship. Ms. Gabatan, presented the overview, programs, and services of their office, mentioning that OPCDO is always there to support the Cavite MSMEs in promoting their businesses, and building up a network.

Meanwhile, Atty. Khervy B. Reyes delivered an encouraging message, stating that poverty should not be a hindrance for the students to dream. He instilled in their young minds to have a clearer view of their goals and strive harder for it. Thereafter, he expressed his desire for the future leaders of Bailen to be inspired and motivated in embarking on their entrepreneurial niche.

Dr. Aldrin Antivola, Organizational Therapist and Business Efficiency Advisor, gave a talk on Entrepreneurial Mindset, tackling the necessity of having entrepreneurial knowledge. He inculcated that to be an entrepreneur requires focus and consistency. Dr. Antivola also imparted that attending seminars and trainings will help open the minds, explore opportunities and hone potentials of the students. “You must make the choice to take the chance if you want anything to change. Make the right choice”, he quoted.

Ms. Yehlen Zaragoza, GEABIS Entrepreneurship Teacher, then encouraged and challenged the senior high school students to start their businesses and achieve success.

The Cavite Entrepreneurial Students Caravan was kick-started to elevate the knowledge and understanding of young individuals about entrepreneurship, and immerse their minds in taking this journey towards success.

**Cavite Career Caravan empowers citizen with job opportunities**

The Office of the Provincial Public Employment Service Manager (OP-PESM), in partnership with the Provincial Sangguniang Kabataan Federation and the local government of Cavite City, spearheaded a dynamic Career Caravan recently at Montano Hall, Cavite City.

The partnership aimed to provide a comprehensive support and opportunities for job seekers through career coaching. Participants had the opportunity to engage with different employers and government agencies, gain valuable insights into various career field, and explore potential employment opportunities.

A total of 37 companies participated in the initiative, extending job opportunities and recruitment prospects to job seekers. In addition, representatives from national government agencies including SSS, Pag-ibig, Philhealth, OWWA, TESDA, PSA, NBI, and DMW were present, providing valuable information and assistance on government programs and services relevant to employment and social welfare.



**PGC extends Outreach Program in Barangay Salcedo II, Noveleta, Cavite**

The Office of the Provincial Governor, in partnership with the Office of the Provincial Health Officer, organized a successful health outreach program on March 20, 2024, in Barangay Salcedo II, Noveleta, Cavite. The event was a testament to the unwavering commitment of the government to provide essential healthcare services to the community.

The outreach program, spearheaded by GEAMH and Salamanca District Hospital medical team catered 750 constituents. Through their expertise and dedication, the medical team ensured that the basic health needs of the community were met, reflecting their sincere desire to improve the well-being of the residents.

The presence and active participation of esteemed personalities such as 2nd District Board Member Ram Revilla, Mayor Denver Chua, and Barangay Chairperson Bartolome Solayao underscored the collaborative efforts aimed at addressing and promoting the welfare of the community.

The success of the outreach program was made possible through the collective contributions of various stakeholders, including barangay officials, barangay health workers, and office staff. Their tireless efforts and cooperation were instrumental in ensuring the smooth execution of the event, highlighting the importance of community engagement in achieving shared goals.

Furthermore, the outreach program offered free eye check-ups, along with the provision of preventive medicines, supplements, and mosquito repellent lotion, addressing not only immediate healthcare needs but also emphasizing the significance of preventive healthcare measures.



The success of the Cavite Career Caravan would not have been possible without the unwavering support and collaboration of all participating companies and government agencies. The Provincial Government of Cavite extends its heartfelt appreciation to everyone involved for their dedication to empowering job seekers and promoting economic growth and prosperity in Cavite.--- OPIO

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

Foreclosure Case No. F-300-24

**BANGKO MABUHAY (A RURAL BANK), INC.,**  
Mortgagee,

-versus-

**FLORIZA V. OLAGUER**  
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, **BANGKO MABUHAY (A RURAL BANK), INC.**, with business address at A. Soriano Highway, Daang, Amaya III, Tanza, Cavite against the Mortgagor/s, **FLORIZA V. OLAGUER** in-capacity and Attorney-In-Fact of, Aero Brix Kenrich V. Olaguer, Patricia Sophia V. Olaguer, Karl Roger V. Olaguer, Kirah Sophia V. Olaguer, with residence and postal address at Blk. 65 Lot 26, Joel St. Sampaguita Village, Brgy. Inocencio Trece Martires City, Cavite to satisfy the mortgagee indebtedness as of 16 February 2024 amounts to **TWO HUNDRED SEVENTEEN THOUSAND FOURTY FIVE PESOS and 72/100 (P217,045.72)**, 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 **April 30, 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.**  
**077-2021006099**

A PARCEL OF LAND (LOT 26, BLK. 65 OF THE CONS./SUBD. PLAN, PCS-04-011578, BEING A PORTION OF THE CONS. OF LOTS 3521, 3524, 3526, & 3528, ALL OF FLS-1839, STA. CRUZ DE MALABON ESTATE; LRC REC NO. ), SITUATED IN THE BRGY. OF INOCENCIO, TRECE MARTIRES CITY, IS. OF LUZON. BOUNDED ON THE NW., ALONG LINE 1-2 BY LOT 25, BLK. 65; ON THE NE., ALONG LINE 2-3 BY RD. LOT 53; ON THE SE., ALONG LINES 3-4-5 BY RD. LOT 56; ALONG LINE 5-1 BY LOT 22, BLK. 65; ALL OF THE CONS./SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN **XXX CONTAINING AN AREA OF FITY NINE (59) SQ. METERS XXX**

A two Storey Residential Bldg. situated at Asiatic, Inocencio, Trece Martires City, Cavite. With Floor Area 24.5 Sq. Ms. With market value of Php103,390.00. Under Tax Declaration of Real Property No. 007-02-04289-R

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 **May 14, 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 March 19, 2024.

**ANDRES B. ESPINA**  
Sheriff IV

Copy Furnished:

**BANGKO MABUHAY (A Rural Bank), Inc.**,  
A Soriano Highway, Daang, Amaya III, Tanza, Cavite  
Atty. Cesario G. Gonzales, Jr.  
C.G. Gonzales, Jr. & Associates Law Offices

**FLORIZA V. OLAGUER**  
Blk. 65 Lot 26, Joel St. Sampaguita Village,  
Brgy. Inocencio Trece Martires City, Cavite

Published at: Cavite News Publishing  
Dates: March 28, April 4, & 11, 2024

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

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

FORECLOSURE CASE NO. . F-266-24

**PHILIPPINE SAVINGS BANK,**  
Mortgagee,

-versus-

**SPOUSES RODNEY M. MAGAHIS AND**  
**JOELYN C. MAGAHIS**  
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, **PHILIPPINE SAVINGS BANK**, with business address at 777 Paseo de Roxas corner Sedeño Street, Makati City, against the Mortgagor/s, **SPOUSES RODNEY M. MAGAHIS AND JOELYN C. MAGAHIS**, with residence and postal address at No. 0502, Pasong Camachile General Trias Cavite and Block 7, Lot 25, Amaia Scapes Cavite, Phase I, Santiago, General Trias, Cavite, to satisfy the mortgage indebtedness which as of January 15, 2024 amounts to **THREE HUNDRED SIXTY SIX THOUSAND FOUR HUNDRED EIGHTY FIVE PESOS AND 18/100 (P366,485.18)** inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **April 30, 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. 057-2022060548**

A PARCEL OF LAND (LOT 25, BLK 7 OF THE CONSOLIDATION & SUBDIVISION PLAN PCS-04-026861, BEING A PORTION OF LOTS 2374-A, FLS-2049-D & LOT 2372 SAN FRANCISCO DE MALABON ESTATE & LOTS 2374-B-1 & 2374-B-2, PSD-04-030238) SITUATED IN BARANGAY OF SANTIAGO, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE. & SW., ALONG LINES 1-2-3-4-5-6-7-8-9-10-11-12 BY ROAD LOT 18; ON THE SW., & NW., ALONG LINE 12-13 BY ROAD LOT 17; ON THE NW., ALONG LINE 13-14 BY LOT 24, BLK 7 AND ON THE NE., ALONG LINE 14-1 BY LOT 26, BLK 7 ALL OF THE CONSOLIDATION & SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, **XXX CONTAINING AN AREA OF NINETY SEVEN (97) SQUARE METERS, MORE OR LESS. XXX**

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

In the event the public auction should not take place on the said date and time, it shall be held on May 14, 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, March 19, 2024.

**JOANNAH AVIGAIL C. TIMKANG**  
Sheriff IV

Copy Furnished;

**PHILIPPINE SAVING BANK**  
777 Paseo de Roxas corner Sedeño Street, Makati City

**SPOUSES RODNEY M. MAGAHIS AND**  
**JOELYN C. MAGAHIS**  
No. 0502, Pasong Camachile General Trias, Cavite and Block 7, Lot 25, Amaia Scapes Cavite, Phase I Santiago, General Trias, Cavite

Published at: Cavite News Publishing  
Dates: March 28, April 4, & 11, 2024

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

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

FORECLOSURE CASE NO. F-304-24

**BDO UNIBANK, INC.,**  
Mortgagee,

-versus-

**SPS. RYAN F. CAGA-ANAN and**  
**RHEA ANN S. CAGA-ANAN,**  
Debtor/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, **BDO UNIBANK, INC.**, with business address at BDO Towers Valero (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City against the Mortgagor/s, **SPS. RYAN F. CAGA-ANAN and RHEA ANN S. CAGA-ANAN** with residence and postal address at: 1) Lot 3, Blk. 4, Phase 2, Kensington, Brgy. Navarro, Gen. Trias, Cavite; and (2) #147 B.M.C. M Apt., M. Santos Street, FB Harrison, Malibay, Pasay City to satisfy the mortgage indebtedness which as of 29 June 2024 amounts to **ONE MILLION EIGHT HUNDRED EIGHTY THOUSAND EIGHT HUNDRED ONE PESOS and 34/100 (P1,880,801.34)** including penalties, charges,, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **April 30, 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 the following described property with all the improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE NO.**  
**057-2016048970**

**LOT NO: 3 BLOCK NO: 4 PLAN NO: PSD-04-221811**  
**PORTION OF:** LOT, 1670 SAN FRANCISCO DE MALABON ESTATE RS-04-002851.;  
**LOCATION:** BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (2)
1-2	SW	LOT 4, BLOCK 4, PSD-04-221811
2-3	NW	LOT 5, BLOCK 4 PSD-04-221811
3-4	NE	ROAD LOT 1, PSD-04-221811
4-1	SE	LOT 1, BLOCK 4, PSD-04-221811

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

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

In the event the public auction should not take place on the said date and time, it shall be held on May 14, 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, March 19, 2024.

**RICARDO A. TOLEDO**  
Sheriff IV

Copy Furnished:

**BDO UNIBANK INC.**,  
RISK MANAGEMENT GROUP-REMEDIAL,  
MANAGEMENT UNIT  
11th Floor, BDO Towers Valero, 8741  
Paseo de Roxas, Makati City, 0726, Metro Manila

**SPS. RYAN F. CAGA-ANAN and**  
**RHEA ANN S. CAGA-ANAN**  
Lot 3, Blk. 4, Phase 2, Kensington, Brgy. Navarro,  
Gen. Trias, Cavite  
#147 B.M.C. M Apt., M. Santos Street, FB Harrison,  
Malibay, Pasay City

Published at: Cavite News Publishing  
Dates: March 28, April 4, & 11, 2024

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

FORECLOSURE CASE NO. F-1523-23

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

GREGIE GALLANO BACSAN,  
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, **GREGIE GALLANO BACSAN**, with residence and postal address at No. 35, Ninoy Aquino Avenue, Parañaque City 1700 and Lot 12, Block 28, Phase I, Sunrise Place Tres Cruces, Tanza, Cavite to satisfy the mortgage indebtedness which as of November 24, 2023 amounts to **TWO HUNDRED TWENTY EIGHT THOUSAND SEVEN HUNDRED THIRTY NINE PESOS & 41/100 (P228,739.41)** inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **April 19, 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. 057-2014081120**

A PARCEL OF LAND (LOT 12, BLK. 28 OF THE CONS./SUBD. PLAN PCS-04-023349, BEING A PORTION OF LOTS 2675, 2676 & 3492, S.C.D. M. ESTATE, L.R.C. RECORD NO. 6832), SITUATED IN BRGY. TRES CRUSES, MUNICIPALITY OF TANZA, PROV. OF CAVITE. ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY LOT 11, BLK. 28; ON THE SW., ALONG LINE 2-3 BY LOT 14 BLK. 28; ON THE NW., ALONG LINE 3-4 BY ROAD LOT 11 (6.5 M. WIDE); AND THE NE., ALONG LINE 4-1 BY LOT 10, BLK. 28; ALL OF THE CONS./SUBD. PLAN. BEGINNING AT A PT. MARKED "1" ON PLAN, **X X X 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 **May 3, 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, **March 05, 2024.**

**JOANNAH AVIGAIL C. TIMKANG**  
Sheriff IV

Copy furnished:

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

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

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

GREGIE GALLANO BACSAN

No. 35, Ninoy Aquino Avenue, Parañaque City 1700 and Lot 12, Block 28, Phase 1, Sunrise Place Tres Cruces, Tanza, Cavite

Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024

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

# MPT South Prepares for Increased Traffic Ahead of Holy Week 2024

Metro Pacific Tollways South (MPT South), a subsidiary of Metro Pacific Tollways Corporation (MPTC), is gearing up for the anticipated surge in motorists during the upcoming Holy Week observance in 2024.

The toll road operator foresees an 8% to 10% rise in vehicle traffic on its toll roads, including the Cavite-Laguna Expressway (CALAX) and Manila-Cavite Expressway (CAVITEX), as well as its C5 Link segment. This increase is expected from Monday, March 25, to Sunday, March 31, from the usual 43,000 daily traffic on CALAX, 170,000 on CAVITEX, and 12,300 on C5 Link. MPT South is reactivating its "Safe Trip Mo, Sagot Ko" motorist assistance program and elevating operational readiness to cater to motorists' needs to address this surge. Additional manpower will be deployed for services including traffic management, toll collection, standby emergency medical services, and incident response teams. Motorist assistance remains accessible through 24/7 Customer Service Centers, a 24/7 Customer Care Hotline at 1-35000, and 24/7 social media channels (Facebook: fb.com/caviteexpressway, fb.com/OfficialCALAX, Twitter: twitter.com/caviteexpressway, twitter.com/OfficialCALAX) to ensure a hassle-free journey. During the period, free towing will be provided for CLASS 1 vehicles up to the nearest exit, available from 6AM on March 22 to 6AM of March 25, 2024; 6AM of March 27 to 6AM of



March 29, 2024; and 6AM of March 30 until 6AM of April 1, 2024. Construction and lane closures along the carriageway will also be suspended unless safety repairs are necessary.

Mr. Raul L. Ignacio, President and General Manager of MPT South, emphasized the importance of RFID for toll transactions to streamline motorists' journeys. "Utilizing Easytrip RFID at MPTC Toll Plazas significantly reduces travel time compared to waiting in long cash lanes,". Motorists were also encouraged to download the MPT DriveHub app to efficiently manage their Easytrip RFID account and receive real-time

traffic updates across various MPTC toll roads.

"Furthermore," Mr. Ignacio added, "Poor vehicle maintenance remains a leading cause of breakdowns on expressways, causing inconvenience to motorists. With an anticipated increase in holiday travel during Holy Week, we advise motorists to conduct a thorough BLOWBAGETS check on their vehicles before hitting the road for a smoother travel experience."

BLOWBAGETS, an acronym for battery, lights, oil, water, brake, air, gas, engine, tire, and self, serves as a comprehensive checklist for vehicle maintenance. PR

**ERRATUM**

This is to correct made in the publication dated March 14, 21, & 28, 2024 filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND (otherwise known as Pag-IBIG Fund)** against the Mortgagor/s, **GREGIE GALLANO BACSAN** in the Transfer Certificate of Title No. 057-2014081120 **it should be BEING A not BEINGA it should be (6.5 M. WIDE); AND THE NE., not (6.5 M. WIDE); AND ON THE NE.,**

Published at: Cavite News Publishing  
Date: March 28, 2024

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

**FORECLOSURE CASE NO. F-1310-23**

**HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as Pag-IBIG Fund)  
Mortgagee,  
-versus-  
SHEILA SIA APOLINARIO  
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, **SHEILA SIA APOLINARIO**, with residence and postal address at 529 B44 L8, Pob. 4 GMA, Cavite City and Lot 25, Blk. 16, Country Meadows I, Brgy. Elang, Gen. Trias, Cavite to satisfy the mortgage indebtedness which as of 11 October 2023 amounts to **SEVENTY THREE THOUSAND SIXTY SEVEN PESOS AND 92/100 (P73,067.92)** inclusive of interest and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on April 18, 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-895158**

04-012826, being a portion of Lot 1-27, Blk. 16, Psd-04108-076214, L.R.C. Rec No. situated in the Brgy. Elangm Mun. of Gen. Trias, Prov. of Cavite. Is. of Luzon. Bounded on the NE.,

along line 1-2 by Lot 24; on the SE., along line 2-3 by Lot 23, all of the cons./subd. plan; on the SW., along line 3-4 by Rd. 26, Psd-042108-076214; and on the NW., along line 4-1 by Lot 27 of the cons./subd. plan. Beginning at a pt. marked "1" on plan x x x 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 **May 2, 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, **March 05, 2024.**

**JOANNAH AVIGAIL C. TIMKANG  
Sheriff IV**

**Copy Furnished**

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

**ATTY. JEFFREY A. RAMIENTAS  
Attorney-in-Fact, GREATSOURCE CORPORATION**  
2546 A. Bonifacio St., Bangkal, Makati City

**SHEILA SIA APOLINARIO**  
529 B44 L8, Pob. 4 GMA, Cavite City and Lot 25, Blk. 16, Country Meadows I, Brgy. Elang, Gen. Trias, Cavite

**Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024**

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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-1541-23**

**HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-**

**JANET E. SANGUMAY  
Married to PELAGIO S. SANGUMAY 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 Ave. Makati City against the Mortgagor, **JANET E. SANGUMAY married to PELAGIO S. SANGUMAY JR.** with residence and postal address at 932 E-Eloisa St., Sampaloc, Manila and Lot 17, Blk. 31, Paramount Homes, Brgy. Navarro, Gen. Trias, Cavite to satisfy the mortgage indebtedness as of **27 October 2023** amounts to **TWO HUNDRED TWENTY THREE THOUSAND EIGHT HUNDRED THIRTY SIX PESOS & 84/100 (P223,836.84)**, 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 **April 19, 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-890640**

A parcel of land (Lot 17 Blk. 31 of the subd. plan, Psd-04-

104526, being a portion of Lot 1742, San Francisco de Malabon Estate, Rs-04-002673, LRC Rec. No. 5964) situated in the Brgy. of Navarro, Mun. of Gen. Trias, prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 19, Blk. 31; on the SW., along line 2-3 by Alley Lot 23 (4.50 m. wide) on the NW., along line 3-4 by Lot 15, Blk. 31; and on the NE., along line 4-1 by Lot 18, Blk. 31, of the subd. plan. Beginning at a point marked "1" on plan xxx containing an area of **THIRTY TWO (32) 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 **May 3, 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 **March 05, 2024.**

**ANDRES B. ESPINA  
Sheriff IV**

**Copy Furnished:**

**Home Development and Mutual Fund**  
c/o JEFFREY A. RAMIENTAS, C.P.A.  
Attorney-in-Fact, GREATSOURCE CORPORATION  
2546 A. Bonifacio St., Bangkal, Makati City

**JANET E. SANGUMAY  
Married to PELAGIO S. SANGUMAY JR.**  
932 E-Eloisa St., Sampaloc, Manila  
Lot 17, Blk. 31, Paramount Homes, Brgy. Navarro,  
Gen. Trias, Cavite

**Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024**

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

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

**Foreclosure Case No. F-1574-23**

**HOME DEVELOPMENT MUTUAL FUND  
Mortgagee,  
-versus-**

**LOPE L. CHAVEZ  
Married to ROSITA A. CHAVEZ,  
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 Ave. Makati City against the Mortgagor, **LOPE L. CHAVEZ married to ROSITA A. CHAVEZ** with residence and postal address at #1941 A Francisco Street, Sta Ana, Manila and Lot 12 Blk. 39, Phase 6, CH Tanza, Brgy. Bagtas, Tanza, Cavite to satisfy the mortgage indebtedness as of 24 November 2023 amounts to **ONE HUNDRED THIRTY SEVEN THOUSAND SEVEN HUNDRED FIFTY FOUR PESOS & 24/100 (P137, 754.24)**, 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 April 19, 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-726144**

A parcel of land (Lot 12, Blk. 39 of the subd. plan, Psd-04-095761, being a portion of Lot 2054-A, Psd-04-095009, L.R.C. Rec. No. ), situated in the Brgy. of Bagtas, Mun. of Tanza, prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 11; on the SW., along line 2-3 by Lot 10, both of Blk. 39; on the NW., along line 3-4 by Alley 33 and on the NE., along line 4-1 by Lot 14, Blk. 39, all of the subd. plan. Beginning at a pt. marked "1" on plan xxx containing an area of **THIRTY THREE (33) 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 **May 3, 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 **March 05, 2024.**

**ANDRES B. ESPINA  
Sheriff IV**

**Copy Furnished:**

**Home Development Mutual Fund**  
c/o ATTY. AIRISA FE ESPERANZA D. MOLLAER  
Attorney-in-Fact, ALEXIS A. MOLLAER LAW OFFICES  
Lex Citadel Bldg., No. 7 La Salle St.  
Brgy. Silangan, Cubao, Quezon City 1102

**LOPE L. CHAVEZ  
Married to ROSITA A. CHAVEZ**  
#1941 A Francisco Street, Sta Ana, Manila  
Lot 12 Blk. 39, Phase 6, CH Tanza, Brgy. Bagtas, Tanza, Cavite

**Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024**

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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-1466-23**

**HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-  
VILMA E. ANTONIO,  
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, **VILMA E. ANTONIO** with residence and postal address at: 1.) NO. 697 ATIS ST., CAA, LAS PIÑAS CITY; and 2.) LOT 30 BLOCK 121, PHASE 4 MARY CRIS COMPLEX, BO. ALANG-ILANG, GENERAL TRIAS CAVITE. to satisfy the mortgage indebtedness as of **09 October 2023** amounts to **FOUR HUNDRED SEVEN THOUSAND SIX HUNDRED THIRTY ONE PESOS & 86/100 (Php 407,631.86)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **April 18, 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-1059996**

A PARCEL OF LAND (Lot 30 Bk. 121) of the subdivision plan, Psd-04-093013, being a portion of Lot 2533 SFD MALABON

EST, situated in the barrio of ALANG-ILANG. Municipality of GEN. TRIAS, province of Cavite. island of LUZON. Bounded on the SW., along line 1-2 by Lot 13 block 121, along line 2-3 by Lot 14, Block 121, on the NW, along line 3-4 by Lot 31 Block 121, on the NE., along line 4-5 by Road Lot 33 (8 meters wide), and on the SE., along line 5-1 by Lot 29 Block 121, all of the subdivision plan. Beginning at point marked "1" on plan. XXX containing an area of **FORTY (40) 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 May 2, 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 **March 05, 2024**

**RICARDO A. TOLEDO**  
Sheriff IV

**Copy Furnished:**

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

**VILMA E. ANTONIO**  
NO. 697 ATIS ST., CAA, LAS PIÑAS CITY,  
LOT 30 BLOCK 121, PHASE 4 MARY CRIS COMPLEX,  
BO. ALANG-ILANG, GENERAL TRIAS CAVITE

**Published at: Cavite News Publishing**  
**Dates: March 14, 21, & 28, 2024**

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THIS NOTICE OF EXTRA-JUDICIAL SALE ON OR BEFORE  
THE DATE OF SALE**

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

**Foreclosure Case No. F-1309-23**

**HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-**

**XALDRE MARCH G. NUGPO,  
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, **XALDRE MARCH G. NUGPO** with residence and postal address at #781 Resthaven St., Brgy. Seven, Dalahican, Cavite City and Lot 34, Block 17, Ph 1 & 2, Springtown Villas, Barangay Bucal, Tanza, Cavite to satisfy the mortgage indebtedness as of **27 October 2023** amounts to **FIVE HUNDRED SEVEN THOUSAND THREE HUNDRED SEVENTY THREE PESOS & 55/100 (P507,373.55)**, 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 **April 18, 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.  
057-2022003252**

**LOT NO:34 BLOCK NO:17 PLAN NO: PCS-04-028575  
PORTION OF: LOT 1023, (FRS-04-005381), LOT 1021,  
(FRS-04-005379), LOT 872 AND LOT 1020 ALL OF STA.  
CRUZ DE MALABON ESTATE AND LOT 1022-A, PSD-04-  
188044; L.R.C. RECORD NO. 6832**

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

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	LOT 33, BLOCK 17, PCS-04-028575
2-3	SW	ROAD LOT 130 (6.50 M.), PCS-04-028575
3-4	NW	LOT 35, BLOCK 17, PCS-04-028575
4-1	NE	LOT 29, BLOCK 17, PCS-04-028575

**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 **May 2, 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 **March 05, 2024.**

**ANDRES B. ESPINA**  
Sheriff IV

**Copy Furnished:**

**HOME DEVELOPMENT MUTUAL FUND**  
c/o ATTY. SIMEON P. MADRID  
Atty-in-Fact, S.P. Madrid & Associates  
Unit 2010, 20/F Herrera Tower, V.A.  
Rufino cor. Valero Streets, Makati City

**XALDRE MARCH G. NUGPO**  
#781 Resthaven St., Brgy. Seven, Dalahican, Cavite City  
Lot 34, Block 17, Ph 1 & 2, Springtown Villas, Barangay Bucal, Tanza, Cavite

**Published at: Cavite News Publishing**  
**Dates: March 14, 21, & 28, 2024**

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CIAL SALE ON OR BEFORE THE DATE OF SALE**

**PH-India dialogue on maritime issues in the works: DFA**

MANILA – The Philippines and India have agreed to accelerate maritime cooperation and hold an inaugural dialogue soon, which will cover potential partnerships from marine environment protection down to security.

The Track 1 or government-to-government maritime dialogue was formally announced by Foreign Affairs Secretary Enrique Manalo after his bilateral meeting with visiting Indian Foreign Minister Subrahmanyam Jaishankar on Tuesday.

“Our cooperation is growing in the sense that not only are we pursuing newer activities, such as training and joint committee meetings, but also exploring other ways where we can con-

tribute to the security of both our countries as well as to ensure that the Indo-Pacific region remains open and peaceful, and is a region of peace and development,” he said in a joint press conference at Sofitel Manila.

Manalo said Manila also hopes to collaborate with New Delhi on ensuring the safety of Indian and Filipino seafarers, especially those manning the merchant vessels plying the Red Sea.

No specific timeline has been set yet, but Manalo said the inaugural dialogue will take place in Manila.

Jaishankar, for his part, emphasized India’s readiness to build on its existing maritime partnerships with Manila.

“There’s a lot of work to be done here —



MARITIME COOPERATION. Foreign Affairs Secretary Enrique Manalo (right) and visiting Indian Foreign Minister Subrahmanyam Jaishankar hold a joint press conference after their bilateral meeting at the Sofitel Hotel in Pasay City on Tuesday (March 26, 2024). The Philippines and India have agreed to accelerate maritime cooperation. (PNA photo by Ben Briones)

there’s environmental work, there’s ecological work, there’s security work,” he said.

“At the end of the day, every country has the right to uphold and enforce its national sovereignty and I think that is something that we have also discussed,” he added.

The upcoming talks

follow the Track 2 or informal dialogue among Filipino and Indian maritime stakeholders in September last year, which laid out potential areas for India-Philippine collaboration, including on maritime domain awareness, shipping and seafaring, search

(Turn to p. 8)

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

**Foreclosure Case No. F-1437-23**

**HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-  
ANTHONY M. FRANCIA married to MA.  
JAZCEL R. FRANCIA,  
Mortgagor/s,**

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against the Mortgagor/s, **ANTHONY M. FRANCIA married to MA. JAZCEL R. FRANCIA** with residence and postal address at: 1.) BLK 13 LOT 37 CRYSTAL ST., DIAMOND VILL. SALAWAG, DASMARIÑAS, CAVITE; and 2.) LOT 7 BLK. 71 DECA HOMES-BELLA VISTA BRGY. SANTIAGO GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of 16 November 2023 amounts to **ONE MILLION TWO HUNDRED SEVENTEEN THOUSAND SIX HUNDRED FIFTY NINE PESOS & 25/100 (Php1,217,659.25)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **April 18, 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.  
057-2016014063**

**LOT NO:7 BLOCK NO: 71 PLAN NO: PCS-04-028237  
PORTION OF: THE CONS. OF LOTS 1 TO 5, BLOCK 71, PCS-**

04-017962; LRC REC. 5964 & 30450  
**LOCATION:** BARANGAY OF SANTIAGO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON  
**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	NE	LOT 9, BLOCK 71, PCS-04-028237
2-3-4-5-6-7-8	SE, SW	ROAD LOT 73, PCS-04-017962
8-9	SW	ROAD LOT 72, PCS-04-017962
9-1	NW	LOT 8, BLOCK 71, PCS-04-028237

**AREA: ONE HUNDRED TWO SQUARE METERS (102), 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 **May 2, 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 **March 05, 2024.**

**RICARDO A. TOLEDO  
Sheriff IV**

**Copy Furnished:**

**HOME DEVELOPMENT MUTUAL FUND**

c/o ATTY. CAESAR S. EUROPA  
24K Accounts Consultant Inc.  
Unit 7 & 8 2F CM Bldg., Paseo de Comercio, Villa Remedios Brgy. Halang, Calamba City, Laguna

**ANTHONY M. FRANCIA and MA. JAZCEL R. FRANCIA**  
BLK. 13 LOT 37 CRYSTAL ST., DIAMOND VILL. SALAWAG, DASMARIÑAS, CAVITE  
LOT 7 BLOCK 71 DECA HOMES-BELLA VISTA BRGY. SANTIAGO GEN. TRIAS, CAVITE

**Published at: Cavite News Publishing  
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SALE ON OR BEFORE THE DATE OF SALE**

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

**Foreclosure Case No. F-1530-23**

**HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-**

**LILIBETH BELEN BORROMEO,  
Mortgagor/s,**

**NOTICE OF EXTRA-JUDICIAL SALE**

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **HOME DEVELOPMENT MUTUAL FUND**, with business address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against the Mortgagor/s, **LILIBETH BELEN BORROMEO** with residence and postal address at: 1) SITIO MASAGANA, ALABANG MUNTINLUPUA CITY; and 2.) LOT 13, BLOCK 7, LUMINA TANZA, PHASE 5, BARANGAY BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of 30 October 2023 amounts to **EIGHT HUNDRED FIFTY FOUR THOUSAND NINE HUNDRED TWELVE PESOS & 96/100 (Php 854,912.96)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on April 19, 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. 057-2022027701**

**LOT NO:13 BLOCK NO:7 PLAN NO:PCS-04-031402  
PORTION OF: CONSOLIDATION-SUBDIVISION OF LOTS  
3272-NEW & 3273-NEWS, STA. CRUZ DE MALABON ES-  
TATE, LRC RECORD NO. 6832**

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

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	ROAD LOT 6, PCS-04-031402
2-3	SW	LOT 12, BLOCK 7, PCS-04-031402
3-4	NW	LOT 22, BLOCK 7, PCS-04-031402
4-5	NW	LOT 21, BLOCK 7, PCS-04-031402
5-1	NE	LOT 14, BLOCK 7, PCS-04-031402

**AREA: FORTY TWO (42) SQUARE METERS, MORE OR LESS**

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

In the event the public auction should not take place on the said date and time, it shall be held on **May 3, 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 **March 05, 2024.**

**RICARDO A. TOLEDO  
Sheriff IV**

**Copy Furnished:**

**HOME DEVELOPMENT MUTUAL FUND**  
c/o ATTY. JEFFREY A. RAMIENTAS, C.P.A  
Attorney-in-Fact, Great Source Corporation  
2546 A. Bonifacio St., Bangkal, Makati City

**LILIBETH BELEN BORROMEO,**  
SITIO MASAGANA, ALABANG MUNTINLUPUA CITY  
LOT 13 BLOCK 7, LUMINA TANZA, PHASE 5,  
BARANGAY BAGTAS,  
TANZA, CAVITE

**Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024**

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

**PH-INDIA .... FR P.7**

and rescue, law enforcement, and environmental protection, among others.

**'Samudra Paharedar'**  
Also on Tuesday, Jaishankar hosted Filipino government officials on board the Indian Coast Guard Ship Samudra Paharedar, currently docked in Manila to enhance cooperation on coast guard functions and maritime pollution response with the country.

The Indian top diplomat said this visit alone shows India's commitment to work with Manila on marine environment protection as well as search and rescue.

In a speech, he said Manila and New Delhi share a number of

maritime challenges not only on these domains but also on illegal, unreported, and unregulated (IUU) fishing.

"Like-minded countries of the Indo-Pacific should be doing more with each other," he added.

On top of maritime, India and the Philippines continue to bolster ties on defense, development, agriculture, food security, affordable healthcare, and infrastructure.

Manalo said the Philippines is also keen to begin closer cooperation with India on science and technology, space and financial technology, particularly on financial inclusion.

On tourism, he said

**TAX .... FR P.11**

would be beneficial to relieve retailers, especially the small enterprises, of the higher BNPC discounts.

Under the new policy, seniors and PWD can avail of up to PHP125 discount on BNPCs per week, higher than the previous PHP65.

The new joint administrative order (JAO) likewise provides rules on giving the same special discount on BNPCs bought online as establishments will have their verification process.

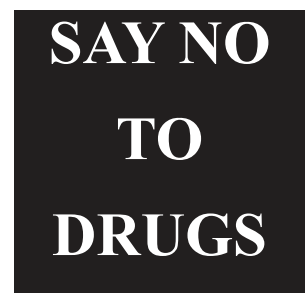
Senior and PWD identification cards and the Office of Senior Cit-

Manila is planning to launch the e-visa system for Indian nationals "in the very near future". (PNA)

izen Affairs (OSCA) booklet should be presented upon delivery of the products.

The 5-percent discount on LPG covers cylinders with a net content of not more than 11 kilograms and could be availed of only every five months.

Small-scale stores and businesses registered with cooperatives are exempted from giving out special discounts to seniors and PWD. (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-1549-23

HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-

JIMMY R. MANALO,  
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, JIMMY R. MANALO with residence and postal address at: 1.) BLOCK 10, LOT 15, PHASE I EXTENSION, GREENGATE HOMES, MALAGASANG 2A, IMUS, CAVITE; and 2.) LOT 5 BLOCK 3 LIORA HOMES, PHASE 3, BRGY. PASONG CAMACHILLE II, GEN. TRIAS, CAVITE, to satisfy the mortgage indebtedness as of 24 November 2023 amounts to **SEVEN HUNDRED FOURTEEN THOUSAND SIX HUNDRED TWENTY NINE PESOS & 74/100 (Php714,629.74)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on April 19, 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.**  
**057-2020046186**

**LOT NO:5 BLOCK NO: 3 PLAN NO: PCS-04-027824**  
**PORTION OF:** THE CONSOLIDATION OF LOTS 3161-A & 3161-B, PSD-04-004764 & LOT 2529-E, (LRA) PSD-426079; LRC REC. NO. 5964

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

**BOUNDARIES:**

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SW	LOT 6, BLOCK 3, PCS-04-027824
2-3	NW	LOT 3, BLOCK 3, PCS-04-027824
3-4	NE	ROAD LOT 2, (12.00 M. WIDE) PCS-04-027824
4-1	SE	LOT 7, BLOCK 3, PCS-04-027824

**AREA: FORTY EIGHT (48) 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 May 3, 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 March 05, 2024.

**RICARDO A. TOLEDO**  
Sheriff IV

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND**

c/o ATTY. PAULINO E. CASES JR.  
Attorney-in-Fact, Cases Collection Management, Inc.  
6th Floor JELP Business Solutions Building 409 Addition Hills, Shaw Boulevard, Mandaluyong City

**JIMMY R. MANALO,**  
BLOCK 10, LOT 15, PHASE I EXTENSION, GREENGATE HOMES, MALAGASANG 2A, IMUS, CAVITE LOT 5 BLOCK 3 LIORA HOMES, PHASE 3, BRGY. PASONG CAMACHILLE II, GEN. TRIAS, CAVITE.

Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024

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

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

Foreclosure Case No. F-1453-23

HOME DEVELOPMENT MUTUAL FUND,  
Mortgagee,  
-versus-

APIT, FRANCISCO V. married to APIT  
CHERRY S.,

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, APIT, FRANCISCO V. married to APIT CHERRY S. with residence and postal address at: 1.) 1996, FERRARI ST., BRGY. SUNVALLEY, CULDESAC COMPOUND, PARAÑAQUE CITY; and 2.) LOT 32, BLOCK 30, WELLINGTON TANZA RESIDENCES, PHASES 2, TRES CRUSES, TANZA, CAVITE to satisfy the mortgage indebtedness as of 27 October 2023 amounts to **FIVE HUNDRED SEVENTY THOUSAND SEVEN HUNDRED NINETY SEVEN PESOS & 76/100 (Php 570,797.76)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction **April 18, 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.**  
**057-2018035026**

**LOT NO:32 BLOCK NO: 30 PLAN NO: PCS-04-028445**  
**PORTION OF:** LOTS 1,2,3, & 4 (LRA) PCS-31859 & LOTS 1 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	SW	LOT 31, BLOCK 30, PCS-04-028445
2-3	NW	ROAD LOT 38, PCS-04-028445
3-4	NE	LOT 33, BLOCK 30, PCS-04-028445
4-1	SE	LOT 3, BLOCK 30, 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 **May 2, 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 **March 05, 2024.**

**RICARDO A. TOLEDO**  
Sheriff IV

Copy Furnished:

**HOME DEVELOPMENT MUTUAL FUND**

c/o ATTY. MICHAEL YANCY P. YNGSON  
Attorney-in-Fact, Receivers and Liquidators Inc.  
Unit C, 10th Floor, Strata 2000 Bldg., F. Ortigas Jr. Rd., Ortigas Center, Pasig City

**APIT, FRANCISCO V. and APIT CHERRY S.**

**DMW to assist overstaying OFWs in Kuwait avail of amnesty program**

MANILA – The Department of Migrant Workers (DMW) has assured overstaying overseas Filipino workers who wish to avail of the Kuwaiti government's amnesty program that the Philippine government is ready to assist them.

In a news release on Tuesday, the DMW said that its Migrant Workers Office (MWO) in Kuwait is ready to provide information on the process and steps to be followed to avail of the amnesty, including securing new passports at the Philippine embassy in case they are expired.

Overstaying Filipinos without a valid passport but who intend to apply or regularize their stay in Kuwait will need to apply for a new passport during the three-month amnesty period from March 17 to June 17.

DMW will also help in the repatriation of overstaying OFWs who will choose to return home.

“As of March 24, 2024, MWO-Kuwait provided advice to around 500 OFWs regarding their queries on Kuwait's amnesty program,” the release read.

On March 14, the Kuwait Interior Ministry announced the three-month amnesty period for foreigners with residency violations, specifically those whose civil identification cards have expired or been canceled.

Under the amnesty, foreigners who illegally stay in Kuwait, including their family members, but wish to continue their residency may adjust their immigration status provided they pay for overstaying fines and comply with other re-

*(Back to p. 2)*

1996, FERRARI ST., BRGY. SUNVALLEY, CULDESAC COMPOUND, PARAÑAQUE CITY  
LOT 32, BLOCK 30, WELLINGTON TANZA RESIDENCES, PHASES 2, TRES CRUSES, TANZA, CAVITE

Published at: Cavite News Publishing  
Dates: March 14, 21, & 28, 2024

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

**ERRATUM**

This is to correct the error made in the publication dated March 14, 20, & 28, 2024 filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND, against the Mortgagor/s, JIMMY R. MANALO in the Transfer Certificate of Title No. 057-2020046186 it should be LOT 2529-E, not LOT 2569-E,

Published at: Cavite News Publishing  
Date: March 21, 2024

**ERRATUM**

This is to correct the error made in the publication dated March 14, 20, & 28, 2024 filed by Mortgagee, HOME DEVELOPMENT MUTUAL FUND, against the Mortgagor/s, APIT, FRANCISCO V. married to APIT CHERRY S. in the Transfer Certificate of title No. 057-2018035026 it should LOTS 1 3731 not LOTS 3731

Published at: Cavite News Publishing  
Date: March 21, 2024

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

Foreclosure Case No. F-272-24

BDO UNIBANK, INC.,
Mortgagee,

-versus-

SPOUSES RONALIE P. MAGNO &
RUSSEL DEL ROSARIO MAGNO,
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, BDO UNIBANK, INC., with business address at BDO Towers Valero, (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City against the Mortgagor/s, SPOUSES RONALIE P. MAGNO & RUSSEL DEL ROSARIO with residence and postal address at B4 L9 Phase 27 Kensington Brgy. Navarro Gen. Trias Cavite and 3067 Gen. Aguinaldo Street, South Cembo 1241 Makati City to satisfy the mortgage indebtedness as of 29 January 2024 amounts to ONE MILLION ONE HUNDRED THREE THOUSAND NINE HUNDRED PESOS and 57/100 (P1,103,900.57), 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 April 30, 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.
057-2018055513

LOT NO: 9 BLOCK NO: 4 PLAN NO: PCS-04-030003
PORTION OF: LOT 84, BLOCK 6, PSD-04-225691, LOT 1727, RS-04-003042 & LOT 1740, FRS-04-005330, SFDM ESTATE, DECRREED NO. 4270; LRC REC. NO. 5964
LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE

BOUNDARIES:

Table with 3 columns: LINE, DIRECTION, ADJOINING LOT (2). Rows include SW, NW, NE, SE directions and adjacent lot details.

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

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

In the event the public auction should not take place on the said date and time, it shall be held on May 14, 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, March 19, 2024.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

SPOUSES RONALIE P. MAGNO &
RUSSEL DEL ROSARIO MAGNO
B4 L9 Phase 27 Kensington Brgy. Navarro Gen. Trias Cavite
3067 Gen. Aguinaldo Street, South Cembo 1241 Makati City

Published at: Cavite News Publishing
Dates: March 28, April 4, & 11, 2024

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

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

Foreclosure Case No. F-269-24

BDO UNIBANK, INC.,
Mortgagee,

-versus-

JONALYN L. CABELLO
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, BDO UNIBANK, INC., with business address at BDO Towers Valero, (formerly Citibank Tower), 8741 Paseo de Roxas, Makati City against the Mortgagor/s, JONALYN L. CABELLO with residence and postal address at Stall I Concell Arcade Airport Domestic Airport Pasay 1301 and B18 L14 Kensington 16 Brgy. Navarro Gen. Trias Cavite to satisfy the mortgage indebtedness as of 29 January 2024 amounts to ONE MILLION TWO HUNDRED SIXTY THREE THOUSAND NINE HUNDRED SEVEN PESOS and 82/100 (P1,263,907.82), 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 April 30, 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.
057-2017042756

LOT NO: 14 BLOCK NO: 18 PLAN NO: PCS-04-029826
PORTION OF: THE CONS/SUBD. OF LOTS 78 & 80 BLOCK 2, PCS-04-028598; BLOCK 11, PCS-04-028596 & LOT 1716 & 1717, SAN FRANCISCO DE MALABON ESTATE, DECREED NO. 4270; LRC REC. NO. 5964
LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY OF GEN. TRIAS, PROVINCE OF CAVITE

BOUNDARIES:

Table with 3 columns: LINE, DIRECTION, ADJOINING LOT (2). Rows include SE, SW, NW, NE directions and adjacent lot details.

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

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

In the event the public auction should not take place on the said date and time, it shall be held on May 14, 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, March 19, 2024.

ANDRES B. ESPINA
Sheriff IV

Copy Furnished:

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

JONALYN L. CABELLO
Stall I Concell Arcade Airport
Domestic Airport Pasay 1301 B18 L14 Kensington 16
Brgy. Navarro Gen. Trias Cavite

Published at: Cavite News Publishing
Dates: March 28, April 4, & 11, 2024

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

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

FORECLOSURE CASE NO. F-282-24

BDO UNIBANK, INC.,
Mortgagee,

-versus-

JEFFREY MENDOZA BOTER,
Debtors/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, BDO UNIBANK, INC., with business address at 11th Floor BDO towers Valero, 8741 Paseo de Roxas Makati City, against the Debtors/Mortgagor/s, JEFFREY MENDOZA BOTER, with residence and postal address at (1) #269 Phase 2B Juanita De Leon St., Olivares Compound, Sitio Sto. Niño, San Dionisio, Parañaque City and (2) Blk. 3 Lot 76 Westwood Phase 6, Brgy. Pasong Camachile, General Trias, Cavite to satisfy the mortgage indebtedness which as of 29 January 2024 amounts to TWO MILLION THREE THOUSAND FOUR HUNDRED EIGHTY THREE PESOS AND 03/100 (P2,003,483.03) including interest, penalties, expenses and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on April 30, 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.
057-2022022680

LOT NO: 76 BLOCK NO: 3 PLAN NO: PCS-04-032534
PORTION OF: LOT 1837-B (LRC) PSD-105017, BLOCK 15 PCS-04-030060, BLOCK 17; 19; 20, PCS 04-032025, LOT 2 -BLOCK 17 PCS-04-030836, LOT 2090 & 2191 ALL OF SFDM ESTATE, LRC RECORD NO. 5964, DECREE NO. 4270
LOCATION: BARANGAY OF PASONG CAMACHILE, MUNICIPALITY OF GENERAL TRIAS, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

Table with 3 columns: LINE, DIRECTION, ADJOINING LOT (2). Rows include SW, NW, NE, SE directions and adjacent lot details.

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

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

In the event the public auction should not take place on the said date and time, it shall be held on May 14, 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, March 19, 2024.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:

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

JEFFREY MENDOZA BOTER
1) (#269 Phase 2B Juanita De Leon St., Olivares Compound,
Sitio Sto. Niño, San Dionisio, Parañaque city and
(2) Blk. 3 Lot 76 Westwood Phase 6, Brgy. Pasong Camachile,
General Trias, Cavite

Published at: Cavite News Publishing
Dates: March 28, April 4, & 11, 2024

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

## No flight disruptions during Holy Week, CAAP assures

MANILA – The Civil Aviation Authority of the Philippines (CAAP) assured on Tuesday there will be no flight disruptions this Holy Week, when passengers flock to the airports for the holidays.

Contingencies are in place, and all systems of the Communications, Navigation and Surveillance/Air Traffic Management (CNS/ATM) are working, it said in a statement.

It can be recalled that hundreds of flights got canceled and delayed, and thousands of passengers were affected when the CNS/ATM had a system glitch on Jan. 1, 2023.

“We have to ensure that all equipment are operational, all personnel are present, and can attend to any issues we may face during Holy Week. With that, we see that CAAP is ready, and we thank you for preparing for this Lenten season,” Transportation Secretary Jaime Bautista was quoted as saying when he inspected CAAP’s CNS/ATM on Tuesday.

According to CAAP, the CNS/ATM enables aircraft to transmit accurate locations for takeoffs, landings, and air traffic control.

This is being operated by personnel in three shifts for 24/7 operations.

### DSWD assistance

The Department of Social Welfare and Development (DSWD) said its disaster management and response teams and six field of-



ices are ready to respond to any eventualities that may arise during Holy Week.

“Under the directive of Secretary Rex Gatchalian, all Quick Response Teams (QRT) of the department will be on standby status and ready for deployment should any event necessitate their intervention,” DSWD Assistant Secretary for Disaster Response Management Group (DRMG) Irene Dumlao said on Tuesday.

“Our National Resource and Logistics Management Bureau (NRLMB) is also on top of replenishing food and non-food items necessary for resource augmentation to local government units, whenever necessary,” she said.

Dumlao said the department is closely coordinating with the Philippine Atmospheric, Geophysical and Astronomical Services Administration (PAGASA) for relevant weather updates and information.

She said the DSWD has PHP388.3 million standby funds and 1,214,479 family food packs in strategic areas around the country in time for the week-long observance.

“We urge the public to stay safe, remain vigilant, and heighten awareness to avoid emergencies, particularly during the Lenten Season break,” she added.

### Ensuring smooth travel

The Department of Public Works and Highways (DPWH) will also reactivate its road emergency assistance project to assist motorists and commuters this Holy Week.

In a statement Tuesday, Secretary Manuel Bonoan said that under the ‘Lakbay Alalay’ Program, motorist assistance teams will be stationed along strategic national roads and shall be mobilized round-the-clock from Maundy Thursday to Good Friday.

The ‘Lakbay Alalay’ teams are composed of DPWH uniformed field and crew personnel with maintenance equipment on standby at standard navy blue-colored tents on strategic parts of national roads.

For more information on the latest travel advisories along national roads, the public may visit the DPWH website at [www.dpwh.gov.ph/dpwh](http://www.dpwh.gov.ph/dpwh) or follow the DPWH social media

## Tax breaks for stores offering bigger goods discounts to seniors eyed

MANILA – A lawmaker on Tuesday appealed to the Bureau of Internal Revenue (BIR) to consider granting tax credits to supermarkets and other retail outlets required to give price cuts in conjunction with the implementation of the higher monthly discounts on essential grocery items purchased by senior citizens and persons with disabilities (PWDs).

Camarines Sur Rep. Luis Raymund Villafuerte Jr. said granting tax breaks or deductions to supermarkets and other retail stores would ensure greater compliance with the expanded discount scheme, which hiked the weekly cap covered by the 5-percent discount from PHP1,300 to PHP2,500.

“Such a tax break would spell financial relief for them—and help ensure their greater compliance with this new House-initi-

pages on Facebook --Department of Public Works and Highways-- and X (formerly Twitter) at [www.twitter.com/dpwhph](http://www.twitter.com/dpwhph).

Earlier, Bonoan ordered all regional and District Engineering Offices nationwide to conduct highway routine maintenance activities to ensure uninterrupted traffic flow along major roads during the week.

“In anticipation of the heavy flow of traffic this long weekend, implementing offices were instructed to en-



(PNA file photo)

ated economic benefit for our seniors and PWDs in the face of the ever-spiraling cost of basic commodities,” Villafuerte said in a statement.

Villafuerte said full compliance with this new policy would be impactful, especially with the recently approved price increases in about 40 basic necessities and prime commodities (BNPCs), including instant noodles, soap, and bottled water.

“If the BIR does not consider granting tax credits to retail outlets, there is a greater possibility for supermarkets or grocery stores to ignore this would-be

sure the provision of informative/regulatory warning signs or traffic advisory along ongoing road projects. They shall likewise make sure that appropriate warning, directional, and information signages are legibly and visibly installed especially along critical sections leading to churches, for the safety of those who will go for Visita Iglesia,” the DPWH chief added. (with reports from Zaldy De Layola and Ferdinand Patinio/PNA)

policy or jack up the prices of their BNPC items to cancel out the discounts of seniors and PWDs who would buy from them,” he said.

The basic necessities covered by the new policy include rice; bread; fresh, dried and canned fish; fresh pork, beef and poultry meat; fresh and processed; fresh vegetables; instant noodles; coffee; sugar; cooking oil; salt; laundry and detergent soap; household liquid petroleum gas (LPG); charcoal and kerosene.

The prime commodities covered include flour; dried, processed, and canned pork, beef, and poultry meat; dairy products; onions and garlic; vinegar, fish sauce or patis and soy sauce; toilet and bath soap; fertilizer and pesticides; feeds for poultry, livestock, and fish; veterinary products; paper and school supplies; cement, plywood and construction nails.

Citing the Philippine Amalgamated Supermarkets Association Inc. (PAGASA) and the Philippine Retailers Association (PRA), Villafuerte said subsidies and tax credits

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## PH out to host memorable 2025 men's world volleyball championship

MANILA – The Philippines hopes to become one of the best volleyball homecourts when it hosts the FIVB Volleyball Men's World Championship next year.

A total of 32 teams will see action in the Sept. 12 to 28, 2025 tournament, one of the Philippine National Volleyball Federation's (PNVF) efforts to bring the sport closer to Filipinos following the successful staging of the Volleyball Nations League for two years.

"We will make them feel at home right at our own home," PNVF president Tats Suzara said during the press conference at Marquis Events Place in Bonifacio Global City, Taguig on Tuesday.

Suzara was joined by Senator and PNVF chair emeritus Alan Peter Cayetano, Department of Tourism Director for Film and Sports Tourism Roberto Alabado III and Cignal TV president and chief executive officer Jane Basas

"I am ready. We are ready. The Philippines is ready to face the challenges and fulfill a dream as our hearts beat collectively to serve the sport. If you love volleyball, then you will surely love the Philippines," he added.

Cayetano, who will serve as chair of the local organizing committee like what he did in the successful 2019 Southeast Asian Games hosting, eyes another legacy for the country.

"It's how we, as a people, welcome the rest of the world. I believe that our hope in a successful hosting will be by faith and action -- faith in God and action as a community. I believe that it's time for the world volleyball to see how united the Philippine volleyball community is," said Cayetano.

FIVB president Ary Graca is expecting a one-of-a-kind world championship.

"We are confident

that the Philippines will host an extraordinary World Championship that will leave a lasting legacy and help cultivate an even brighter future for our sport globally," Graca said following the announcement of the Philippines as solo host at the FIVB headquarters in Lausanne, Switzerland last week.

The Department of Tourism will extend its full support to the hosting of the biggest volleyball event in the world.

"We like to assure and ensure that DOT fully supports this event. We are here to make the experience of spectators, players and visitors during this world championship in the Philippines very unforgettable," Alabado said.

The draw will be held in Manila exactly a year before the first serve on Sept. 12, marking the country's year-long countdown and the start of the national team buildup. (PNA)



The Department of Trade and Industry (DTI) organized a groundbreaking event, the CARP CALABARZON Negosyo Agraryo Trade Fair 2024, held recently at Ayala Malls Serin, Tagaytay City. Under the theme "Hanap-Yaman sa Kanayunan" (Seeking Wealth in the Countryside), the fair aimed to spotlight the potential of rural entrepreneurship in the CALABARZON region.

The event commenced with a warm welcome and words of appreciation from DTI IV-A OIC-Assistant Regional Director, Revelyn A. Cortez setting the tone for an informative and fruitful discussion on rural development. Ferdinand T. Aparri, the Program Manager of the CARP Program Management Office, and Director Jocelyn O. Ramones, CESO IV, from the PARC Secretariat, delivered insightful messages, highlighting the importance of agrarian reform and its impact on local businesses.

One of the highlights of the event was the presentation of certificates to Ayala Malls Serin and exhibitors from various provinces across CALABARZON. This gesture recognized their contributions to promoting rural entrepreneurship and fostering economic growth in the region.

Following the formalities, attendees were invited to partake in the ribbon-cutting ceremony, symbolizing the official opening of the CARP CALABARZON Negosyo Agraryo Trade Fair 2024. The fair showcased a diverse array of products and services from rural entrepreneurs, ranging from agricultural produce to handicrafts, providing a glimpse into the vibrant entrepreneurial landscape of the countryside.

The event concluded with a walk-through of the trade fair, allowing participants to explore the exhibits and engage with local entrepreneurs.

Overall, the CARP CALABARZON Negosyo Agraryo Trade Fair 2024 served as a platform to promote rural prosperity, empower local entrepreneurs, and showcase the rich diversity of products and services originating from the countryside. Through initiatives like these, DTI continues to drive inclusive economic growth and development in the region.



### Art Painting Activity and Exhibit for Children with Autism

As part of the post celebration of National Autism Consciousness Week, the Office of the Provincial Persons with Disability Affairs Officer in partnership with the Municipality of Rosario through the Persons with Disability Affairs Office spearheaded a heartwarming and inspiring art painting activity for 40 children with autism recently at SM City Rosario Event Center. The event not only highlighted the artistic abilities of the children but also emphasized the importance of inclusion and appreciation for individuals with diverse abilities.

The art workshop proper was facilitated by the members of Skills and Drills Dance, Arts and Sports Studio, Inc. Each child was given the freedom to express themselves through colors, shapes, and imagination. The activity was a collaborative effort involving the children, their families, and volunteers who worked

together to create a supportive and encouraging environment.

One of the most remarkable aspects of the event was witnessing the joy and enthusiasm radiating from the children as they immersed themselves in the creative process. For many of them, art serves as a powerful medium of communication and self-expression, allowing them to convey their thoughts, emotions, and unique perspectives.

The art pieces will be featured in an exhibit, which will run from March 22 to March 27, 2024, at SM City Rosario Cinema Hallway, which will provide an opportunity to the public to admire and appreciate the artworks created by these talented young artists. It also serves as a platform to raise awareness about autism and promote understanding and acceptance within the community.--- OPIO