

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

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

Mortgagee,

-versus-

FORECLOSURE CASE NO. F-1620-24

HAZEL D. GARCIA,

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, **HAZEL D. GARCIA**, with residence and postal addresses at B99 L33 TEXAS ST METRO SOUTH GEN. TRIAS CAVITE and LOT 15 BLK. 1 PH 2 LUMINA GENERAL TRIAS, SANTIAGO, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness as of **December 6, 2024** amounts to **SEVEN HUNDRED EIGHTY THOUSAND TWO HUNDRED ELEVEN PESOS & 14/100 (P780,211.14)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **February 27, 2025** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building located at the Provincial Capitol Compound, Trece Martires City, to the highest bidder for CASH and in Philippine Currency the following described property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2020026266

LOT NO: 15 BLOCK NO: 1 PLAN NO: PSD-04-239041

PORTION OF: LOT 3170-B-1, PSD-04-238085

**LOCATION: BARANGAY SANTIAGO, GEN. TRIAS,
CAVITE**

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT (S)
1-2	SE	LOT 3170-B, PSD-04-238085
2-3	SW	LOT 16, BLOCK 1, PSD-04-239041
3-4	NW	LOT 33, BLOCK 1, PSD-04-239041
4-1	NE	LOT 14, BLOCK 1, PSD-04-239041

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

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

In the event the public auction should not take place on the said date and time, it shall be held on **March 13, 2025** without further notice.

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

Trece Martires City, January 30, 2025.

JOSELITO L. ARANDA
Sheriff IV

COPY FURNISHED:

HOME DEVELOPMENT MUTUAL FUND

(otherwise known as PAG-IBIG Fund)

c/o ATTY. J. V. ROMMEL C. CUBELO

Attorney-in-Fact, 24K ACCOUNTS CONSULTANT, INC.

3F Fass Inteli College Bldg., No. 11, Pittsburgh St.,

Brgy. Silangan, Cubao, Quezon City

HAZEL D. GARCIA

**B99 L33 TEXAS ST METRO SOUTH GEN. TRIAS CAVITE
and LOT 15 BLK. 1 PH 2 LUMINA GENERAL TRIAS,
SANTIAGO, GEN. TRIAS, CAVITE**

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

Publication: HANEP February 10, 17 & 24, 2025