

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-666-24

APRIL JOY F. DIAZ,
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, **APRIL JOY F. DIAZ**, with residence and postal addresses at LOT 8 BLOCK 7 PHASE 2 BEIRIT ST., GOLDEN CITY, ANABU II-F, IMUS, CAVITE and LOT 44 BLOCK 15 PHASE 1 KAIA HOMES, PASONG KAWAYAN II, GEN. TRIAS, CAVITE to satisfy the mortgage indebtedness which as of **April 15, 2024** amounts to **FOUR HUNDRED FORTY FIVE THOUSAND EIGHTY FIVE PESOS & 07/100 (P 445,085.07)**, inclusive of interest and other charges of foreclosure, the undersigned Sheriff will set at public auction on **September 20, 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. 057-2021032131

LOT NO: 44 **BLOCK NO:** 15 **PLAN NO:** PCS-04-029795
PORTION OF: CONSOLIDATION-SUBDIVISION OF LOTS 3300, 3371 & 3372, SAN FRANCISCO DE MALABON ESTATE (ALL COVERED BY RS-04-005070) LRC RECORD NO. 5964

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

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NE	LOT 43, BLOCK 15, PCS-04-029795
2-3	NE	LOT 45, BLOCK 15, PCS-04-029795
3-4	SE	LOT 46, BLOCK 15, PCS-04-029795
4-5	SW	ROAD LOT 14, PCS-04-029795
5-1	NW	LOT 42, BLOCK 15, PCS-04-029795

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 **October 4, 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, August 16, 2024.

JOSELITO L. ARANDA
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. MELANIO A. BADENAS JR.
Attorney-in-Fact, GCCS & Associates Corp.
Rm 209 Megastate Bldg.,
No. 737 G. Araneta Ave., Tatalon, Quezon City

APRIL JOY F. DIAZ
LOT 8 BLOCK 7 PHASE 2 BEIRIT ST., GOLDEN CITY,

ANABU II-F, IMUS, CAVITE and
LOT 44 BLOCK 15 PHASE 1 KAIA HOMES, 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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