

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
Branch 90  
DASMARIÑAS CITY, CAVITE

HOME DEVELOPMENT MUTUAL FUND  
(otherwise known as PAG-IBIG FUND)  
Petitioner/Mortgagee,

-versus- **File No. FC-DC-0727-23**  
EXTRA- JUDICIAL FORECLOSURE  
OF REAL ESTATE MORTGAGE  
UNDER ACT 3135, AS AMENDED  
BY ACT NO. 4118

**DAVE V. CATALIG,**  
Respondent/Mortgagor.  
X ----- X

**NOTICE OF SHERIFF'S SALE**

Upon extra-judicial petition for sale under Act 3135, as amended by Act No. 4118 filed by petitioner/mortgagee, **HOME DEVELOPMENT MUTUAL FUND** (otherwise known as PAG-IBIG FUND), a government financial institution duly organized and existing under and by virtue of Republic Act No. 9679, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against the respondents/mortgagors **DAVE V. CATALIG** with postal addresses at (1) 9018 Summerwind Drive, BuroI Main, Dasmariñas, Cavite; (2) Lot 5 Block 12, Valle Verde Dasmariñas, Phase 2, Brgy. Langkaan II, Dasmariñas, Cavite and for the satisfaction of the mortgaged debt which as of April 17, 2023 amounts to **ONE MILLION SEVENTY FOUR THOUSAND SEVEN HUNDRED EIGHTY SEVEN PESOS & 17/100 (Php 1,074,787.17)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **August 1, 2023** at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, BuroI II, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE No. 057-2019062970**

IT IS HEREBY CERTIFIED that certain land situated in LANGKAAN II, DASMARIÑAS CITY, CAVITE, bounded and described as follows:

A PARCEL OF LAND (LOT 5 BLK. 12 OF THE SUBDIVISION PLAN, PSD-04-220138, BEING A PORTION OF LOT 3823, IMUS ESTATE, LRC REC. NO. 8843 ), SITUATED IN THE BRGY. OF LANGKAAN II, DASMARIÑAS CITY, PROVINCE OF CAVIT, ISLAND OF LUZON. BOUNDED ON THE S., ALONG LINE 1-2 BY LOT 31; ON THE W (Continued on next page)

is registered in accordance with the provision of the Property Registration Decree in the name of

**Owner:** DAVE V. CATALIG, SINGLE, OF LEGAL AGE, FILIPINO CITIZEN  
**Address:** 9018 SUMMERWIND DRIVE BUROL MAIN, DASMARIÑAS, CAVITE

TECHNICAL DESCRIPTION (Continued from page 1)  
ALONG LINE 2-3 BY LOT 4 both of block 12; ON THE n., ALONG LINE 3-4 BY ROAD LOT 13 (8.00 M. WIDE); AND ON THE E, ALONG LINE 4-1 BY LOT 6 BLK. 12, ALL OF THE SUBDIVISION PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, BEING S. 47-54W., 1,143.34 M. FROM MON. NO. 149, IMUS ESTATE, THENCE N. 89-53W. 4.00 M. TO PT. 2; THENCE N. 00-07E. 15.00 M. TO PT. 3 THENCE S. 89-53E. 4.00 M. TO PT. 4; THENCE S. 00-07W. 15.00 TO THE PT. OF BEGINNING, CONTAINING AN AREA OF **SIXTY (60) SQUARE METERS**, MORE OR LESS.

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

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 **August 15, 2023** at the

same time and place without further notice.

Dasmariñas City, Cavite, June 8, 2023.

**ARLYN P. BARCELON**  
Sheriff IV

**ATTY. MARCELA L. BAYBAY**  
Clerk of Court VI & Ex-Officio Sheriff

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

**MARIA VICTORIA D. CAPIRAL**  
**C/O ATTY. MICHAEL YANCY P. YNGSON**  
Unit C, 10th Floor, Strata 2000 Bldg.  
F. Ortigas Center, Pasig City

**DAVE V. CATALIG**  
(1) 9018 Summerwind Drive, BuroI Main, Dasmariñas, Cavite;  
(2) Lot 5 Block 12, Valle Verde Dasmariñas, Phase 2, Brgy. Langkaan II, Dasmariñas, Cavite

Notice posted at:  
1. The Bulletin Board of Regional Trial Court, Dasmariñas City, Cavite  
2. The Bulletin Board of Dasmariñas City Hall  
3. The Bulletin Board of Dasmariñas City Post Office  
4. The Bulletin Board of Dasmariñas City Public Market

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