

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

**HOME DEVELOPMENT MUTUAL FUND**

Mortgagee,

-versus-

**FORECLOSURE CASE NO. F-921-23**

**EDWIN P. GUZMAN,**

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, **EDWIN P. GUZMAN** with residence and postal address at Lot 9 Block 24 Phase 1 Paramount Homes, Brgy. Navarro, General Trias, Cavite to satisfy the mortgage indebtedness which as of **25 July 2023** amounts to **TWO HUNDRED TWENTY SIX THOUSAND SEVEN HUNDRED NINETY PESOS & 67/100 (P226,790.67)**, excluding penalties, charges, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **January 23, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Building 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-872660**

A parcel of land (Lot 9, Blk. 24 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 Brgy. of Navarro, Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 11, Blk. 24, on the SW., along line 2-3 by Alley Lot 21 (4.50 m. wide); on the NW., along line 3-4 by Lot 7, Blk. 24; and on the NE., along line 4-1 by Lot 10, Blk. 24; all of the subd. plan. Beginning at a pt. marked "1" on plan **XXX CONTAINING AN AREA OF THIRTY TWO (32) SQ. METERS. XXX**

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

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

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

Trece Martires City, December 29, 2023

**RICARDO A. TOLEDO**

Sheriff IV

COPY FURNISHED:

**HOME DEVELOPMENT MUTUAL FUND**

**c/o ATTY. POMPEYO P. MAYNIGO, Atty.-In-Fact**

Vision Credit & Collection Services Incorporated

JRDC Building 117 Sen. Gil. J. Puyat Ave. Pasay City

**EDWIN P. GUZMAN**

Lot 9 Block 24 Phase 1 Paramount Homes, Brgy. Navarro,  
General Trias, Cavite

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

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