

**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-901-24

ESTELLA J. DESPI married to RODRIGO C. DESPI,
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, **ESTELLA J. DESPI married to RODRIGO C. DESPI**, with residence and postal address at LOT 23, BLOCK 6, CARISSA HOMES, DASMARINAS, CAVITE and LOT 25, BLOCK 17, CARISSA HOMES-TANZA, PHASE 3, BO. BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness as of June 25, 2024 amounts to **ONE HUNDRED SEVENTY EIGHT THOUSAND FOUR HUNDRED SIX PESOS AND 13/100 (P178,406.13)** including interest, penalties, expenses and other charges of foreclosure, the undersigned Sheriff will set at public auction on **October 29, 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-660321-

A parcel of Land (Lot 25 Blk. 17 of the cons. & subd. plan Pcs-04-011074, being a portion of the cons. of Lot 2052-A-1-B, Psd-04-084775 & Lot 2053-B-2, Psd-04-084774, LRC Rec. No.), situated in the Brgy. of Bagtas, Mun. of Tanza, Prov. of Cavite, Is. of Luzon. Bounded on the SE., along line 1-2 by Lot 27 Blk. 17; on the SW., along line 2-3 by Rd. Lot 5; on the NW., along line 3-4 by Lot 23; and on the NE., along line 4-1 by Lot 26, both of Blk. 17, all 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.** x x x

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 **November 12, 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, September 25, 2024.

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

COPY FURNISHED:

HOME DEVELOPMENT MUTUAL FUND
(otherwise known as **PAG-IBIG Fund**)
c/o **PAULINO CASES, JR.**

CASES COLLECTION MANAGEMENT, INC.

Attorney-In-Fact c/o Cases Chun & Associates Law Offices
6th Floor JELP Business Solutions Building,
409 Addition Hills, Shaw Boulevard, Mandaluyong City

ESTELLA J. DESPI married to RODRIGO C. DESPI
LOT 23, BLOCK 6, CARISSA HOMES, DASMARINAS,
CAVITE and LOT 25, BLOCK 17, CARISSA HOMES-
TANZA, PHASE 3, BO. BAGTAS, TANZA, 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 October 7, 14 & 21, 2024