

**REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
OFFICE OF THE CLERK OF COURT
IMUS CITY, CAVITE**

**HOME DEVELOPMENT MUTUAL FUND
(otherwise known asPAG-IBIG Fund),
Mortgagee,**

-versus-

**EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135 AS AMENDED BY ACT 4118
FC CASE No. 18925-24**

**FAUSTINO T. TESORERO JR.,
Mortgagor.**

x ----- x

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by **HOME DEVELOPMENT MUTUAL FUND (otherwise known as PAG-IBIG Fund)**, mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **FAUSTINO T. TESORERO JR.**, mortgagor, with residence and postal address at Blk. 1 Lot 13 Valencia Street., Montefaro East Village, Brgy. Carsadang Bago, Imus, Cavite 4103 and/or Lot 2 Blk. 31 Montefaro West Village, Brgy. Bucandala Imus, Cavite, to satisfy the mortgage indebtedness which as of January 15, 2024 amounts to **TWO MILLION SIXTY THOUSAND THREE HUNDRED FORTY TWO PESOS and 10/100 (P 2,060,342.10)**, Philippine Currency, including interest and penalty charges but excluding attorney's fees, sheriff's fees, and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at public auction on **April 16, 2024** at 10:00 a.m. or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus, Bulwagan ng Katarungan, Aguinaldo Highway, Imus, Cavite to the highest bidder, for CASH and in Philippine Currency, the following property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. 057-2022012230

"A PARCEL OF LAND (LOT 2, BLK. 31 OF THE CONS & SUBD. PLAN, PCS-04-023311, BEING A PORTION OF THE CONSOL OF LOTS 11559-A & 1559-B, (LRC), PSD-146883; 1560-B, PSD-04-019539; LOTS 1319, 1320 & 1565, IMUS ESTAE, L.R.C. REC. NO.8843) SITUATED IN BRGY. OF BUCANDALA, MUN. OF IMUS, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE SE., ALONG LINE 1-2 BY ROAD LOT 35; ON THE SW., ALONG LINE 2-3 BY LOT 3 BLK. 31 BOTH OF THE CONS. & SUBD. PLAN; ON THE NW., ALONG LINE 3-4 BY LOT 1560-C, PSD-04-019539; AND ON THE NE., ALONG LINE 4-1 BY LOT 1, BLK. 31 OF THE CONS. & SUBD. PLAN. **X X X CONTAINING AN AREA OF FIFTY (50) SQ. 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, it shall be held on **April 23, 2024** without prior notice.

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

Imus, Cavite, Philippines, February 22, 2024.

ISRAEL S. MEDINA
Sheriff IV

APPROVED:

ARMIE A. FRANCISCO
Clerk of Court VI

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. JULIUS VOLTAIRE ROMMEL C. CUBELO
Attorney-in-fact
#F Fass Inteli College Bldg. No. 11, Pittsburgh St.,
Brgy. Silangan, Cubao, Quezon City

FAUSTINO T. TESORERO JR.
Blk. 1 Lot 13 Valencia Street., Montefaro East Village,
Brgy. Carsadang Bago, Imus, Cavite 4103 and/or
Lot 2 Blk. 31 Montefaro West Village,
Brgy. Bucandala Imus, Cavite

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