

**REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
NAIC CAVITE
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF**

HOME DEVELOPMENT MUTUAL FUND
Petitioner-Mortgagee,

-versus-

FNC 2023-361

JOVIELYN SABINO BALEÑA,
Respondent-Mortgagor.

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

WHEREAS, upon Extra-Judicial Petition for Sale under Act No. 3135 as amended by the Act No. 4118, filed by HOME DEVELOPMENT MUTUAL FUND, Mortgagee, with postal address at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City against **JOVIELYN SABINO BALEÑA**, Mortgagor, with postal address at Wawa 3, Little Baguio, Rosario, Cavite and/or Lot 22, Block 70, Pasinaya Homes, Ph. 2, Barangay Sabang (Formely Timalan) Naic, Cavite, to satisfy the mortgage indebtedness which as of April 17, 2023, amounted to **FOUR HUNDRED SEVENTY FOUR THOUSAND THREE HUNDRED TWENTY FOUR PESOS and 56/100 (Php.474,324.56)** Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on **September 5, 2023** at 9:00 in the morning or soon thereafter at the Regional Trial Court, Naic Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in Philippine Currency the property with all the improvements thereon, to wt:

TRANSFER CERTIFICATE OF TITLE NO. 057-2018027307

IT IS HEREBY CERTIFIED that a certain land situated in BARANGAY OF SABANG (FORMERLY TIMALAN), MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows: LOT NO: 22, BLOCK NO: 70, PLAN NO: PSD-04-246095, PORTION OF: SUBD., OF LOT 2933, FLS-986-D, NAIC ESTATE (VS-04-000597), LOCATION: BARANGAY OF SABANG (FORMERLY TIMALAN), MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON x x x AREA: **TWENTY EIGHT (28) SQUARE METERS**, MORE OR LESS x x x.

Prospective bidders are hereby enjoined to investigate for themselves the title of the above-described property and to the encumbrance existing thereon, if any there be.

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 **September 12, 2023** at same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, July 22, 2023

JANELLE V. LAGADON, MBA
Sheriff IV

Copy furnished:

HOME DEVELOPMENT MUTUAL FUND
The Petron Mega Plaza Building,
No. 358 Sen. Gil Puyat Avenue, Makati City

Jovielyn Sabino Baleña
Wawa 3, Little Baguio, Rosario, Cavite and/or
Lot 22, Block 70, Pasinaya Homes, Ph. 2, Barangay Sabang
(Formely Timalan) Naic, Cavite

Jeffrey A. Ramietas- Great Source Corporation,
2546 A. Bonifacio St., Bangkal, Makati City

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