

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

HOME DEVELOPMENT MUTUAL FUND

Mortgagee,

Foreclosure Case No. F-187-24

-versus-

MA. ROSELLE B. AMBRAD,

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, **MA. ROSELLE B. AMBRAD** with residence and postal address at 887 MRR TRACK BARANGKA IBABA, MANDALUYONG CITY and LOT 57 BLOCK 5 PHASE 3 LUMINA TANZA, BAGTAS, TANZA, CAVITE to satisfy the mortgage indebtedness which as of 28 November 2023 amounts to **EIGHT HUNDRED EIGHTY NINE THOUSAND TWO HUNDRED NINETY TWO PESOS & 35/100 (P 889,292.35)**, inclusive of interest, other charges, penalties, attorney's fees and expenses of foreclosure the undersigned Sheriff will sell at public auction on **June 11, 2024** at 10:00 o'clock in the morning until 12:00 noon at the main entrance of the Government Center Bldg. 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. 057-2020046128

LOT NO: 57 BLOCK NO: 5 PLAN NO: PCS-04-030667
PORTION OF: LOT 20, BLK 2 & RESERVED AREA 3, PSD-04-225971; LOT 2-D, PSD-04-239718; LOT 2051-B, PSD-04-166835

LOCATION: BARANGAY OF BAGTAS, MUNICIPALITY OF TANZA, PROVINCE OF CAVITE, ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SW	ROAD LOT 2, PCS-04-030667
2-3	NW	LOT 56, BLOCK 5, PCS -04-030667
3-4	NE	LOT 10, BLOCK 5, PCS -04-030667
4-1	SE	LOT 58, BLOCK 5, PCS -04-030667

AREA: FIFTY SQUARE METERS (50), MORE OR LESS

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 **June 25, 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, May 9, 2024.

RICARDO A. TOLEDO
Sheriff IV

COPY FURNISHED:

HOME DEVELOPMENT MUTUAL FUND

c/o **ATTY. MELANIO A. BADENAS, JR.**

Attorney-In-Fact, **GCCS & Associates Corp.**

Rm 209 Megastate Bldg.,

No. 737 G. Araneta Ave., Tatalon, Quezon City

MA. ROSELLE B. AMBRAD

887 MRR TRACK BARANGKA IBABA, MANDALUYONG CITY and LOT 57 BLOCK 5 PHASE 3 LUMINA TANZA, BAGTAS, TANZA, CAVITE

WARNING: IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF EXTRAJUDICIAL SALE ON OR BEFORE THE DATE OF SALE.

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