

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

**HOME DEVELOPMENT MUTUAL FUND
(PAG-IBIG FUND),**

Mortgagee,
-versus-

EXTRA-JUDICIAL FORECLOSURE OF
REAL ESTATE MORTGAGE UNDER
ACT 3135 AS AMENDED BY ACT 4118

FC CASE No. 18019-23

RUEL R. VASQUEZ,
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 (PAG-IBIG FUND)**, mortgagee, with principal office at The Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against **RUEL R. VASQUEZ**, mortgagor, with residence address at Blk. 5, Lot 22, Meadow Ville Subd., Bo. Anabu, Imus, Cavite/ Lot 21, Block 4, Meadow Ville, Anabu, Imus, Cavite, to satisfy the mortgage indebtedness which as of March 28, 2023 amounts to **FOUR HUNDRED EIGHTY SEVEN THOUSAND NINE HUNDRED SEVENTY EIGHT PESOS & 25/100 (P 487,978.25)** 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 **September 5, 2023** at 10:00 a.m. or soon thereafter at the main entrance of the Office of the Clerk of Court, 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. T-886415

"A parcel of land (Lot 21, Blk. 4 of the subd. plan, Psd-042109-064615, being a portion of Lot 5615, Imus Estate L.R.C. Rec. No.), situated in Brgy. of Anabu, Mun. of Imus, Province of Cavite, Island of Luzon. Bounded on the SE., along line 1-2 by Lot 22; on the SW., along line 2-3 by Lot 19, both of Blk. 4; on the NW., along line 3-4 by Road Lot 1 (6.50 m. wide); and on the NE., along line 4-1 by Lot 23, Blk. 4, all of the subd. plan. x x x containing an area of **FIFTY FIVE (55) 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, it shall be held on **September 12, 2023** at 10:00 a.m. 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, July 31, 2023.

ANSELMO P. PAGUNSAN JR.
Sheriff IV
RTC, Br. 20

APPROVED:

ARMIE A. FRANCISCO
Clerk of Court VI

COPY FURNISHED:

HOME DEVELOPMENT MUTUAL FUND (PAG-IBIG FUND),
The Petron Mega Plaza Building,
No. 358 Sen. Gil Puyat Avenue, Makati City

ATTY. MAYBELLE JOY E. BERNALES

ANCHOR COLLECTION SERVICES INC.

Bldg. #2 Malakas cor. Mapagmahal St., Brgy. Pinyahan,
Quezon City

RUEL R. VASQUEZ

Blk. 5, Lot 22, Meadow Ville Subd., Bo. Anabu, Imus,
Cavite

Lot 21, Block 4, Meadow Ville, Anabu, Imus, Cavite

Publication: HANEP August 7, 14 & 21, 2023