

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

METROPOLITAN BANK & TRUST COMPANY,
Mortgagee,

Foreclosure Case No. F-1305-23

-versus-

BRENDA M. BAGTAS,
Borrower/Mortgagor,

X-----X

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by Mortgagee, **METROPOLITAN BANK & TRUST COMPANY** with business address at GT Tower International, 6813 Ayala Avenue corner H.V. Dela Costa St., Brgy. Bel Air, Makati City against the Borrower/Mortgagor, **BRENDA M. BAGTAS** with residence and postal address at Block 49 Lot 28 Phase 3 E-2, Longos, Malabon City and/or Lot 23 Block 2 Road Lot 2, Kensington 17, Barangay Navarro, General Trias, Cavite to satisfy the mortgage indebtedness which as of **31 October 2023** amounts to **ONE MILLION THREE HUNDRED TWENTY SEVEN THOUSAND NINE HUNDRED TWENTY ONE PESOS AND 52/100 (P1,327,921.52)**, exclusive of interest, penalties, and other charges, attorney's fees and expenses of foreclosure, the undersigned Sheriff will set at public auction on **March 7, 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: 057-2018014253

LOT NO: 23 BLOCK NO: 2 PLAN NO: PCS-04-028598
PORTION OF: THE CONS/SUBD OF LOT'S 1698,
(RS-04-001799) LOT 1699, (RS-04-003884) LOT 1701
(FRS-04-005313) ALL OF SAN FRANCISCO DE
MALABON ESTATE & LOT 1726-A, LOT 1726-B, LOT
1726-C, PSD-04-098877, DECREE NO. 4270; LRC
REC. NO. 5964

LOCATION: BARANGAY OF NAVARRO, MUNICIPALITY
OF GEN. TRIAS, PROVINCE OF CAVITE, ISLAND
OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	SW	LOT 24, BLOCK 2, PCS-04-028598
2-3	NW	LOT 25, BLOCK 2, PCS-04-028598
3-4	NE	ROAD LOT 2, PCS-04-028598
4-1	SE	LOT 21, BLOCK 2, PCS-04-028598

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 **March 21, 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, February 6, 2024

JOANNAH AVIGAIL C. TIMKANG
Sheriff IV

Copy Furnished:
Metrobank Legal and Remedial Services Group
2nd Floor, The Shops at Grand Central Park, 7th Avenue
corner 36th and 38th Streets, North Bonifacio District,
Bonifacio Global City, Taguig, 1637 Metro Manila

LOCK LAW OFFICE

No. 88 N. Jacinto Street, BF Classic Homes Village,
Parañaque City

BRENDA M. BAGTAS

Block 49 Lot 28 Phase 3 E-2, Longos, Malabon City and/or
Lot 23 Block 2 Road Lot 2, Kensington 17, Barangay Navarro,
General Trias, Cavite

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

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