

**Republic of the Philippines
Fourth Judicial Region
Regional Trial Court of Cavite
Office of the Clerk of Court & Ex-Officio Sheriff
New Justice Hall, J.P. Rizal Avenue,
Kaybagal South, Tagaytay City**

RIZAL COMMERCIAL BANKING CORPORATION,
(in its capacity as successor-in-interest of RCBC Savings Bank, Inc.) represented by Atty. Maria Cielito R. Santos,

Petitioner-Mortgagee,

-versus-

EJF NO. TG-23-035
FOR: Extra-Judicial Foreclosure
of Real Estate Mortgage Under Act
No. 3135, As Amended by Act No.
4118

CAROLINA RIALP GARCIA,
Respondent-Mortgagor,

X ----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial foreclosure sale under Act 3135, as amended, filed by Petitioner/Mortgagee, **RIZAL COMMERCIAL BANKING CORPORATION, (in its capacity as successor-in-interest of RCBC Savings Bank, Inc.)** a corporation organized and existing under and by virtue of the laws of the Republic of the Philippines, with principal office and place of business at 28th Floor AT Yuchengco Centre, 25th & 26th Sts., Bonifacio Global City, Taguig City, pursuant to the terms and conditions of the Real Estate Mortgage ("MORTGAGE") executed and notarized on September 15, 2021 by Respondent/Mortgagor, **CAROLINA RIALP GARCIA**, of legal age, Filipino Citizen, with postal addresses at (1) Unit 202 Building 14 MRB Ususan, Taguig City; and (2) Block 3, Lot 14, Camella Silang, Buho, Silang, Cavite, in favor of the **RCBC SAVINGS BANK, INC., (RSB)** which the same has been assigned in favour of Petitioner/Mortgagee as a result of merger, over a real estate property including improvements thereon, described in and covered by **TRANSFER CERTIFICATE OF TITLE NO. 076-2021001788** of the Registry of Deeds for Tagaytay City, in order to satisfy the outstanding loan obligation of the Borrower/Mortgagor in the amount of **TWO MILLION SEVEN HUNDRED NINETY-THREE THOUSAND TWO HUNDRED FOUR PESOS AND 67/100 (Php2,793,204.67)**, exclusive of any penalties and interest, as of May 19, 2023, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru her deputy, Alex E. Martinez, will sell at public auction on **August 10, 2023 at 10:00 o'clock in the morning** or soon thereafter, at the **New Hall of Justice of Tagaytay City**, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following property with all its improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 076-2021001788
Registry of Deeds for Tagaytay City

"IT IS HEREBY CERTIFIED that the land situated in BARANGAY OF MALABAG, MUNICIPALITY OF SILANG, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:

LOT NO: 14 BLOCK NO: 3 PLAN NO: PCS-04-029211
PORTION OF: LOTS 4-E-5 & 4-E-6, PSD-04-014942;
5482-B, 5482-C, 5482-E & 5482-F
PSD-04-025526; LRC RECORD NO. 52606
LOCATION: BARANGAY OF MALABAG, MUNICIPALITY
OF SILANG, PROVINCE OF CAVITE,
ISLAND OF LUZON

BOUNDARIES:

LINE	DIRECTION	ADJOINING LOT(S)
1-2	NW	ROAD LOT 3, PCS-04-029211
2-3	NE	LOT 15, BLOCK 3, PCS-04-029211
3-4	SE	LOT 21, BLOCK 3, PCS-04-029211
4-5	SE	LOT 22, BLOCK 3, PCS-04-029211
5-1	SW	LOT 13, BLOCK 3, PCS-04-029211

TIE POINT: BLLM NO. 1, MUNICIPALITY OF SILANG,
PROVINCE OF CAVITE

LINE	BEARING	DISTANCE
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TO CORNER 1	S. 09° 41'W	9831.88 M.
1-2	N.71° 32'E	10.00 M.
2-3	S.18° 28'E	11.00 M.
3-4	S.71° 32'W	7.44 M.
4-5	S. 71° 32'W	2.56 M.
5-1	N.18° 28'W	11.00 M.

AREA: ONE HUNDRED TEN SQUARE METERS (110), MORE OR LESS

DESCRIPTION OF CORNERS: ALL POINTS ARE REFERRED ON THE PLAN BY P.S. CYL. CONC. MONS. 15X40 CMS.

BEARINGS: TRUE

DECLINATION:

DATE OF ORIGINAL SURVEY: APRIL 5-11 & MAY 31, 1937

DATE OF SUBD/CONS SURVEY: JULY 1-5, 2014

DATE OF APPROVED SURVEY: AUGUST 14, 2014

GEODETIC ENGINEER: MARIETTA D. ESPIRITU

NOTES:

is registered in accordance with the provision of the Property Registration Decree in the name of

Owner: CAROLINA RIALP GARCIA, SINGLE, OF LEGAL AGE, FILIPINO

Address: 501 BLDG. N MBB USUSAN TAGUIG CITY

In the event the public auction should not take place on the said date, it shall be held on **August 17, 2023** without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the **TRANSFER CERTIFICATE OF TITLE NO. 076-2021001788**, the encumbrances thereon, if any there be.

All sealed bids must be submitted to the undersigned on the above stated time and date.

Tagaytay City, Philippines, June 23, 2023.

ATTY. VARBRA ANN A. VARIAS-DIMAYUGA
Clerk of Court & Ex-Officio Sheriff

ALEX E. MARTINEZ
Sheriff-in-Charge

W A R N I N G :

IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW

Copy Furnished:

RIZAL COMMERCIAL BANKING CORPORATION,
(in its capacity as successor-in-interest of RCBC Savings Bank, Inc.)

Mortgagee

28th Floor AT Yuchengco Centre, 25th & 26th Sts., Bonifacio Global City, Taguig City

CAROLINA RIALP GARCIA

Mortgagors

(1) Unit 202 Building 14 MRB Ususan, Taguig City

(2) Block 3, Lot 14, Camella Silang, Buho, Silang, Cavite

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