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REPUBLIC OF THE PHILIPPINES
Department of Human Settlements and Urban Development
Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran
National Capital Region

PAUNAWA

Ipinauunawa ng **SPS HOU SHILIAN AND TEE SHERA** (may-ari) at **ASIA ANCHOR LAND CORPORATION** (taga-debelop) ay nagharap sa Kagawaran na ito sa pagbenta ng mga konduminyum yunit sa **JEWEL GREAT TOWER** na matatagpuan sa #76 Maria Clara St., Brgy. Lourdes, Quezon City, na sinasakop ng Lot No. 12, Blk. No. 250, ng Psd-18527 sa ilalim ng TCT No. 004-2019006384, na may kabuuang sukat na of 1,239.60 metros kuwadrado.

Ang nasabing proyekto ay gagamitin ang Participation Through Investment-Incentivized Compliance sa ilalim ng Escrow Agreement sa pagitan ng Department of Human Settlements and Urban Development (National Capital Region), **ASIA ANCHOR LAND CORPORATION** at **BPI ASSET MANAGEMENT AND TRUST CORPORATION**, bilang pagtupad sa Sekyong 18 ng Batas Republika Bilang 7279 at naanyendahan ng R.A. 10084.

Ang mga kasulatang kaugnay nito ay maaring suriin ng sinumang tao na nagtataglay ng ligal na interes doon pagkatapos ng wastong aplikasyon at kaukulang bayad.

Pagkaraan ng limang (5) araw mula sa huling araw ng pagkalathala ang proyektong nabanggit ay ituturing na rehistrado na at maaring bigyan ng sertipiko bilang katibayan nito kapag wala nang sagabal na ligal.

Lungsod ng Quezon, Kalakhang Maynila, JUNE 16 2023

ATTY. NORMAN JACINTO P. DORAL
OIC-Regional Director
PB•Pub.Dates: June 20 and 27, 2023.

EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF LATE SPOUSES **RENATO UMALI REYES & ANGELINA SUNICO REYES** WITH PARTITION

Notice is hereby given that the estates of the late **SPOUSES RENATO UMALI REYES & ANGELINA SUNICO REYES** who died with no debts and no testamentary will and left Four (4) parcels of land covered by the following: **Original Certificate of Title No. P-4943, Original Certificate of Title No. P-6706, Original Certificate of Title No. P-6708 and Original Certificate of Title No. P-6707** have been extrajudicially settled among heirs per instrument executed before **ATTY. ROSALINDA ADRIANO-MONTENEGRO**, Notary Public in Quezon City dated **14 JUNE 2023**, as Doc. No. **114**, Page No. **23**, Book No. **XL**, Series of 2023.

PB•Pub.Dates: June 20, 27 and July 4, 2023.

Republic of the Philippines
Department of Transportation
Land Transportation Franchising and Regulatory Board
East Avenue, Quezon City
CASE NO. TNVS-2023-13532
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
MEDY GALOS MAGSIPOC,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 1:00 p.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this MAY 29, 2023.

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

REPUBLIC OF THE PHILIPPINES
Department of Human Settlements and Urban Development
Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran
National Capital Region

PAUNAWA

Ipinauunawa na sina **UNI-ASIA INTERNATIONAL PRIME HOLDINGS, INC.**, (may-ari/taga-debelop), ay nagharap sa Kagawaran na ito ng aplikasyon para sa kusang loob na pag-kansela/pagpapawalang bisa ng Certificate of Registration and License to Sell ng **GRAND MARINA RESIDENCES (GRAND MARINA LUXURY RESIDENCES)** na matatagpuan sa Marina, Brgy. Don Galo, Parañaque City at na sinasakop ng Lot No. 1, Blk. 5, Psd-00-053225, sa ilalim ng TCT No. 010-2018005718 na may sukat na humigit kumulang 1,559.00 metro kudrados. Ang nasabing proyekto ay nabigyan ng Certificate of Registration No. 026 at License to Sell No. 045 noong Hunyo 08, 2020.

Ang mga kasulatang kaugnay nito ay maaring suriin ng sinumang tao na nagtataglay ng ligal na interes doon pagkatapos ng wastong aplikasyon at kaukulang bayad.

Pagkaraan ng limang (5) araw mula sa huling araw ng pagkalathala ang proyektong nabanggit ay ituturing na kanselado na kapag wala nang sagabal na ligal.

Lungsod ng Quezon, Kalakhang Maynila, JUNE 16 2023.

ATTY. NORMAN JACINTO P. DORAL
Officer In Charge-Regional Director
PB•Pub.Dates: June 20 and 27, 2023.

EXTRAJUDICIAL SETTLEMENT WITH WAIVER OF RIGHTS

Notice is hereby given that the estates of the deceased **LOUELLA BERNAL GABRIEL** who died intestate on January 3, 1990 in Quezon City without any will or debts and left a residential house covered by TRANSFER CERTIFICATE OF TITLE No. N-129145 which has been adjudicated among heirs with waiver of rights in favor of **CANDICE JOY GABRIEL KATIGBAK** married to **DARWIN JOSE SANTOS KATIGBAK** per instrument executed before **ATTY. MARIA GRETA R. RESURRECCION**, Notary Public in LIPA CITY dated **15 MAY 2023**, as Doc. No. **63**, Page No. **14**, Book No. **XXVII**, Series of 2023.

PB•Pub.Dates: June 20, 27 and July 4, 2023.

Republic of the Philippines
Department of Transportation
Land Transportation Franchising and Regulatory Board
East Avenue, Quezon City
CASE NO. TNVS-2023-13546
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
JURIS MAKIL BONGOLAN,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this MAY 29, 2023.

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

Republic of the Philippines
Department of Transportation
Land Transportation Franchising and Regulatory Board
East Avenue, Quezon City
CASE NO. TNVS-2023-13462
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
WILMA LAROYA GARCIA,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this MAY 29, 2023.

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

REPUBLIC OF THE PHILIPPINES
Department of Human Settlements and Urban Development
Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran
National Capital Region

PAUNAWA

Ipinauunawa ng **HOTEL OF ASIA, INC.** (may-ari/taga-debelop) ay nagharap sa Kagawaran na ito ng pagbenta ng mga kondominyum yunit sa **HOTEL 101-LIBIS**, na matatagpuan sa E. Rodriguez Jr. Ave, Brgy. Ugong Norte, Quezon City, na sinasakop ng Lot 3-B. Pcs-00- 099644, sa ilalim ng mga TCT No. 004-2022015523, na may kabuuang sukat na 2,574 metros kuwadrado.

Ang mga kasulatang kaugnay nito ay maaring suriin ng sinumang tao na nagtataglay ng ligal na interes doon pagkatapos ng wastong aplikasyon at kaukulang bayad.

Pagkaraan ng limang (5) araw mula sa huling araw ng pagkalathala ang proyektong nabanggit ay ituturing na rehistrado na at maaring bigyan ng sertipiko bilang katibayan nito kapag wala nang sagabal na ligal.

Lungsod ng Quezon, Kalakhang Maynila, MAY 17 2023

ATTY. NORMAN JACINTO P. DORAL
OIC-Regional Director
PB•Pub.Dates: June 20 and 27, 2023.

SUPPLEMENTAL DEED OF EXTRA-JUDICIAL SETTLEMENT OF ESTATES

Notice is hereby given that the estates of the late Spouses **ILUMINADO AGUINALDO and AURORA ORQUE AGUINALDO** who died on **July 6, 1985 and March 4, 1985** respectively, with an EXTRAJUDICIAL SETTLEMENT OF ESTATES dated September 24, 1987 before Notary Public in Laoag City, Atty. Lauro L. Luz as Doc. No. 386, Page No. 96, Book No. XIV, Series 1987 that failed to include an estate covered by Tax Declaration No. 3196 (1980) now PIN216-00-009-014-037 which has been **ADJUDICATED** among heirs per instrument executed before **ATTY. JERRY C. VILLEGAS, JR.** Notary Public in Laoag City dated **24 MAY 2023** as Doc. No. 388, Page No. 79, Book No. XIII, Series of 2023 and Acknowledgement dated May 9, 2023 by **SHERYLL LUCILLE GABUTERO** Consul of the Philippines in Brisbane, Australia as Doc. No. 0001521-23, Service No. 0001521, Series of 2023, Book No. 16, Page No. 1 with OR No. 10199924.

PB•Pub.Dates: June 20, 27 and July 4, 2023.

CASE NO. TNVS-2023-13461
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
ARIS DIZON JAVIER,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this MAY 29, 2023.

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH SIMULTANEOUS SALE

Notice is hereby given that the estates of the deceased **BARNEY DESEMBRANA CHITO** who died on April 02, 2023 intestate, without debts and left Certificates of Public Convenience described as follows: **Case No. 89-1325** with 4 units bearing Plate Nos. AAL5966, AAH9061, NAD3262 and NAD3261; **Case No. 2000-3-506** with 5 units bearing Plate Nos. AAL5835, ACD7064, AAL6056, NCG4209 and EAD7222; **Case No. 2000-3-506A** with 5 units bearing Plate Nos. NCG4201, NCG4200, NCG4603, NCG4604, and NCG4198; **Case No. 2004-1248** with 2 units bearing Plate Nos. NCG4199 and AAH7056; and **Case No. 2014-11045** with 2 units bearing Plate Nos. RMK858 and NBX7479 which all have been settled extrajudicially **with SALE** for and in consideration of the sum of **FIVE MILLION PESOS (P5,000,000.00)** from and in favor of **BALGCO TRANSPORT INC.**, and proceeds of the Sale will be divided equally among heirs per instrument dated **MAY 11, 2023** executed before **ATTY. GUZMAN**, Notary Public in **QUEZON CITY** as Doc. No. **214**; Page No. **43**; Book No. **VII**; Series of 2023.

PB•Pub.Dates: June 6, 13 and 20, 2023.

DEED OF EXTRAJUDICIAL SETTLEMENT OF ESTATE OF GENEROSO B. COSTALES WITH RENUNCIATION OF SHARE

NOTICE IS HEREBY GIVEN THAT THE ESTATE OF THE LATE **GENEROSO B COSTALES** WHO DIED INTTESTATE ON JANUARY 13, 1998 AT PASIG CITY WAS EXTRAJUDICIALLY SETTLED BY AND AMONG HIS HEIRS WITH RENUNCIATION OF SHARES BEFORE **ATTY RICHARD BRETT S UY** NOTARY PUBLIC FOR AND IN PASIG CITY AS DOC 367, PAGENO 75, BOOK NO. 1, SERIES OF 2023

PB•Pub.Dates: June 20, 27 and July 4, 2023.

Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this,

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

Republic of the Philippines
Department of Transportation
Land Transportation Franchising and Regulatory Board
East Avenue, Quezon City
CASE NO. TNVS-2023-13464
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
MARICHU SAB BONDALO,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this,

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

DEED OF EXTRAJUDICIAL PARTITION WITH WAIVER OF RIGHTS AND INTERESTS

Notice is hereby given that the estate of the deceased **BENJAMIN R. MANGUBAT** who died Intestate on February 10, 2020 left five (5) parcels of land covered by Transfer Certificate of Title No. 224822, Transfer Certificate of Title No. 224823, Tax Declaration No. 023-00107, Tax Declaration No. 026-00338, Transfer Certificate of Title No. 602436, and Shares of Stocks with Forest Agribusiness Resources Management Corporation were extrajudicially settled by heirs on February 23, 2022 as per document notarized by Atty. Gervacio B. Ortiz Jr. under Doc. No. 55, Page No. 12, Book No. VII. Series of 2022.

PB•Pub.Dates: June 20, 27 and July 4, 2023.

EXTRAJUDICIAL SETTLEMENT WITH SALE

Notice is hereby given that the estates of the late **ALEXIS S. AMANTE** who passed away on October 2, 2021 without a will and left a car described as 2014 Toyota Corolla Sedan with Motor No. 1ZRY061841, Serial/ Chassis No. MR053REH104510421 bearing Plate No. AAY8058 under MV File No. 1301-00000187752 which has been adjudicated among heirs with SALE in consideration of the sum of **Three Hundred Seventy Five Thousand Pesos (P375,000.00)** from and in favor of **ALEXANDREI S. AMANTE** per instrument dated **JAN 18, 2023** executed before **ATTY. VIRNALYN P. CHING**, Notary Public in Marikina City as Doc. No. **344**; Page No. **70**; Book No. **26**; Series of 2023.

PB•Pub.Dates: June 6, 13, & 20, 2023.

work Vehicle Service (TNVS) within METRO MANILA including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this,

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

Republic of the Philippines
Department of Transportation
Land Transportation Franchising and Regulatory Board
East Avenue, Quezon City
CASE NO. TNVS-2023-13463
Application for a Certificate of a Public Convenience to operate a Transport Network Vehicle Service
FRANKY LLAGUNO LUCILLA,
Applicant/s.

NOTICE OF HEARING

Applicant filed an application requesting for authority to operate a Transport Network Vehicle Service (TNVS) within **METRO MANILA** including MUCPEP area, accessible to motor vehicle traffic and vice versa, with the use of ONE (1) unit/s.

NOTICE is hereby given that this application will be heard by this Board on **JULY 10, 2023** at 9:00 a.m. at its office through online hearing. The Zoom hearing link will be sent to the Applicant's provided email address.

At least FIVE (5) days prior to the above date, applicant/s shall publish this Notice once in ONE (1) daily newspaper of general circulation in Luzon.

Pursuant to Memorandum Circular No. 2021-043 in relation to No. 2020-069 (re: Guidelines in conduct of on-line hearing during community quarantine), the Formal Offer of Evidence (FOE) must be submitted at least FIVE (5) working days prior to the scheduled hearing.

Parties opposed to the granting of the application must file their written oppositions supported by documentary evidence on or before the above date furnishing a copy of the same to the applicant/s and may if they so, desire appear on said date and time.

This application will be acted upon by this Board on the basis of its records and documentary evidence submitted by the parties, unless the Board deems it necessary to receive additional documentary and/or oral evidence.

WITNESS the Honorable **ATTY. TEOFILO E. GUADIZ III, CESO V**, Chairperson, this,

ATTY. FREDERICK L. VALERO
Office-in-Charge Legal Division

WITNESS the Honorable Atty. General ROFILO E. GUADIZ III, CESO V, C

ATTY. FREDERICK L. VALERO
Officer-in-Charge Legal Division

ATTY. MARK T. COFINO, CPA
Attorney IV