

The Philippine Iron and Steel Institute (PISI) warned last Jan. 18 that there are substandard reinforcing steel bars or rebars currently being sold in hardware stores in Southern Luzon, particularly in provinces of Laguna, Cavite.

Turn to page 2

5K hectares in Amadeo eyed for coffee plantation

AMADEO. Cavite -- This town's coffee industry is expected to receive a big boost after a private sector-led group vowed to provide local coffee farmers with training and machinery to cultivate 5,000 hectares of plantation per year.

The Philippine Coffee Board, Inc. (PCBI) is initially investing some PHP10 million for the establishment of its field office, and the bundled training and machinery, particularly a wet and a dry coffee grinding facility.

"Amadeo coffee is heirloom. Our direction is to propagate it



The Philippine Coffee Board formally opens its South Luzon field office in Dagatan village of this "coffee capital" town on Jan. 16 with the ceremonial ribbon cutting led by its co-chairperson and President Pacita Juan (4th from left) and Department of Trade and Industry (DTI)-Cavite Director Noly Guevarra (5th from left), along with the PCBI Board and local officials.

to fine Robusta and focus on exporting their products," PCBI chairperson Nicholas Matti

said in an interview on the sidelines of the formal opening of its office in this "Coffee

Capital of the Philippines" last Jan. 16. Matti noted that although the board

has its presence in the locality since 30 years ago, it observed a decline from its 24,000

hectares "coffee area" just 8,000 hectares as of last year.

Turn to page 2

Cavite exempts seniors, PWDs from paying parking fees

TRECE MAR. TIRENS CITY -- All senior citizens (SCs) and persons with disabilities (PWDs) are now exempted from paying parking fees normally charged by business establishments within the province, as called for by a new ordinance which takes effect this year.

Provincial Ordinance No. 235, otherwise known as "Free Parking Ordinance for Senior Citizens and Persons with Disability of the Province of Cavite" was introduced and sponsored by Provincial Board Member Valeriano S. Encabo. The provincial legislation exempts SCs and PWDs from

Turn to page 2

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Perlas ng SILANGAN BALITA

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NESTOR S. BARCO
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Sales, Marketing & Advertising Director

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(SK... from page 1)

"Of this figure, fee for the domestic some are still not fully and export markets. cultivated, used. Its office will service coffee farmers and lost their interest due to stakeholders in this low income," he said. town, including in the

"The PCBI field neighboring coffee-office shall be leveraged to bring back the Indang, Silang, Alfonso, Magallanes, Gen. helping them produce Emilio Aguinaldo, more, and let them sell Mendez-Nuñez, and at a better price," he the cities of Tagaytay added. and General Trias, as

Agnes Madiang-sacay, manager of the well as other South Luzon locations.

Cafe Amadeo Development Cooperative, expressed her enthusiasm over the guaranteed boost of the coffee industry with PCBI presence.

PCBI aims to develop the Philippine coffee industry through provision of technical assistance and credit programs for coffee farmers, and marketing and promotion of coffee.

Meanwhile, the "Pahimis" Festival activities slated on Feb. 22-24 in this upland town is meant to help promote Cavite coffee for domestic and worldwide consumption.

The festival also aims to revive farmers' interest in coffee farming, enhance coffee yield, and attain a competitive coffee price in the world market.

NGCP expansion gives Leyte, Samar more reliable power supply

The operator of the country's electricity distribution backbone has completed the expansion of its transmission network in Eastern Visayas with the addition of a major line and the upgrade of two substations, the company said last Jan. 18.

In a statement, the National Grid Corporation of the Philippines (NGCP) said it has completed Line 2 of the Ormoc-Batbatngon 138-kilovolt (kV) transmission line, which is a crucial addition to its Eastern Visayas portfolio.

Line 2 of this line was successfully energized in December, reinforcing power transmission delivery in the Leyte and Samar provinces.

NGCP said that with the energization of the second circuit, the transmission services in the area would now become more reliable, while prolonged power interruptions would be minimized or avoided altogether.

Before the second circuit was energized, the line was originally only a single circuit. Thus, outages along the line, planned or unplanned, had resulted in a loss of power for all Samar provinces, which rely heavily on the power supply from other islands.

NGCP also upgraded the Ormoc and Babatngon substations to serve the increased capacity of the line. The project, with an Energy Regulatory Commission-approved project cost of P697.6 million, paves the way for a stronger transmission corridor from geothermal plants and other generating capacities in Leyte and Samar islands.

The Ormoc-Babatngon line serves five customers, notably the Leyte Electric Cooperative Inc. II (Leyeco II), Samar Electric Cooperative Inc. I and II (Samelco I and II), Eastern Samar Electric Cooperative Inc. (Esamelco), and Northern Samar Electric Cooperative Inc. (Norsamelco), which covers parts of Leyte and the provinces of Samar, Eastern Samar and Northern Samar.

"It is part of NGCP's commitment to continually upgrade and improve the country's transmission network, especially with the increasing demand for power year on year," the company said.

"The energization of the second circuit of the Ormoc-Babatngon 138kV transmission line will greatly benefit our customers in Eastern Visayas," it added.

(PISI... from page 1)

Batangas, and Mindoro Occidental.

PISI conducted its own monitoring through "test buy" operations in the said provinces and submitted its findings to the Department of Trade and Industry-Consumer Protection Group (DTI-CPG).

"We are concerned that substandard rebars are being openly sold in the provinces of Mindoro, Batangas, Laguna, and Cavite," PISI President Roberto Cola said.

PISI said it discovered that five manufacturers in Southern Luzon are selling substandard rebars, while seven stores are selling 8-mm. rebars as 9-mm. rebars.

"These steel products are used for the construction of homes in these provinces, which are usually visited by typhoons, flashfloods and

sometimes earthquakes, and thus, they need to use quality construction materials. The proliferation of substandard steel in these provinces poses grave danger to families living in these provinces," Cola said.

"While these substandard rebars are unsafe to use, they are being sold without the knowledge of the buying public," he added.

The group also requested the DTI to conduct its own market and standard monitoring in these Southern Luzon provinces to verify its claim.

"We have also recommended to the Bureau of Product Standards (BPS) to conduct an immediate audit and issue show cause order on the manufacturers that produced and sold the substandard rebars," Cola said.

(CAVITE... from page 1)

parking fees in malls, in the area/space/lot of public utility jeepneys (PUJ), tricycle, buses, parking space.

business establishments, the mentioned establishments. Provincial Board Secretary Michelle F.

ments and private hospitals within Cavite. However, the "free parking" privilege does not apply to overnight parking and applies only to all privately-owned vehicles and excludes public utility vehicles (PUVs) such as

operator, manager and/or owner of the said tation.

booth attendant violating this ordinance shall be fined PHP500, while a PHP2,000 fine shall be imposed against the

Dec. 11 last year, is now up for implementation.

Alcid added that the approved by Provincial Governor Jesus Crispin Remulla on

now up for implementation.

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
City of Bacoor

RCBC SAVINGS BANK,

Mortgage.

- versus -

Foreclosure No. 2018-451
For Extra-Judicial Foreclosure of
Real Estate Mortgage

SPS. RAUL L. SACASAN AND MARY JOY P.
SACASAN, as represented by Atty-In-Fact
MARY JOY PANELO SACASAN,
Mortgagors.

NOTICE OF EXTRA JUDICIAL FORECLOSURE

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, RCBC SAVINGS BANK, of 31/F RCBC Savings Bank Corporate Center 26th & 25th Streets, Bonifacio Global City, Taguig City, and against the mortgagors, SPS. RAUL L. SACASAN AND MARY JOY P. SACASAN, as represented by Atty-In-Fact MARY JOY PANELO SACASAN, of Bldg. 3 Lot 17 Villa C.P. Sta. Teresa Bagumbayan Taguig City, to satisfy the mortgage indebtedness which as of November 20, 2018, amounts to ONE MILLION FOUR HUNDRED TEN THOUSAND FIVE HUNDRED TWENTY FOUR PESOS & 54/100 (P1,410,524.54), Philippine Currency, inclusive of interest, penalties and other charges, the undersigned or her duly authorized representative will sell at the public auction on **February 6, 2019 at 10:00 o'clock** in the morning or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, 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. 057-2013041324

"A PARCEL OF LAND (LOT 3 BLOCK 3 OF THE SUBDIVISION PLAN, PSD-04-221862, BEING A PORTION OF LOT 380D-N-12, PSD-04-178095 L.R.C. RECORD NO. 8843), SITUATED IN THE BARANGAY OF MOLINO, MUNICIPALITY OF BACOR, PROVINCE OF CAVITE, ISLAND OF LUZON, X X X, CONTAINING AN AREA OF EIGHTY EIGHT (88) SQUARE METERS."

"All sealed bid 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 **February 13, 2019**, without further notice."

Prospective buyers or bidders are hereby enjoined to investigate for themselves the title to the said property and encumbrances, if any there be.

City of Bacoor, January 7, 2019.

(Sgd.) LIZAD VICTA
Clerk of Court VI

Copy Furnished:

RCBC SAVINGS BANK,
31/F RCBC Savings Bank Corporate Center 26th & 25th
Streets, Bonifacio Global City,
Taguig City

Mr. & Mrs. SPS. RAUL L. SACASAN AND
MARY JOY P. SACASAN
-Bldg. 3 Lot 17 Villa C.P. Sta. Teresa Bagumbayan
Taguig City
-Bldg. 3 Lot 3 Cerritos Heights 2, Expansion, Bacoor, Cavite

WARNING: It is absolutely prohibited to remove, deface
or destroy this notice of Extra-judicial Sale on or before the
date of sale.

Publication : PERLAS NG SILANGAN BALITA
Dates : January 14, 21 & 28, 2019

REPUBLIC OF THE PHILIPPINES
FOURTH JUDICIAL REGION
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
City of Bacoor

RCBC SAVINGS BANK,

Mortgage.

- versus -

Foreclosure No. 2018-452
For Extra-Judicial Foreclosure of
Real Estate Mortgage

SPS. CONRADO R. GABOTERO AND
AJENTHICHERYL E. GABOTERO,
Mortgagors.

NOTICE OF EXTRA JUDICIAL FORECLOSURE

Upon Extra-judicial Petition for Sale under Act 3135 as Amended by Act 4118 filed by the mortgagee, RCBC SAVINGS BANK, of 31/F RCBC Savings Bank Corporate Center 26th & 25th Streets, Bonifacio Global City, Taguig City, and against the mortgagors, SPS. CONRADO R. GABOTERO AND AJENTHICHERYL E. GABOTERO, of Bldg. 2 Lot 6 4th Ave., HBHG Gubhan Sigul Village, Taguig City, to satisfy the mortgage indebtedness which as of November 20, 2018, amounts to THREE MILLION TWO HUNDRED TWENTY FIVE THOUSAND NINE HUNDRED THIRTEEN PESOS & 49/100 (P3,225,913.90), Philippine Currency, inclusive of interest, penalties and other charges, the undersigned or her duly authorized representative will sell at the public auction on **February 6, 2019 at 10:00 o'clock** in the morning or soon thereafter, at the main entrance of the Hall of Justice of Bacoor City, Cavite, 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. 057-2013040892

"A PARCEL OF LAND (LOT 30 BLOCK 1 OF THE CONS.-FCBO. PLAN, PCS-04-042494, BEING A PORTION OF LOTS 5HIS-21 TO 5HIS-24, PCS-042113-00226, L.R.C. RECORD NO. 1), SITUATED IN THE BARANGAY OF MOLINO, MUNICIPALITY OF BACOR, PROVINCE OF CAVITE, ISLAND OF LUZON, X X X, CONTAINING AN AREA OF ONE HUNDRED TWENTY (120) SQUARE METERS."

"All sealed bid 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 **February 13, 2019**, without further notice."

Prospective buyers or bidders are hereby enjoined to investigate for themselves the title to the said property and encumbrances, if any there be.

City of Bacoor, January 7, 2019.

(Sgd.) LIZAD VICTA
Clerk of Court VI

Copy Furnished:

RCBC SAVINGS BANK,
31/F RCBC Savings Bank Corporate Center 26th & 25th
Streets, Bonifacio Global City,
Taguig City

Mr. & Mrs. CONRADO R. GABOTERO AND
AJENTHICHERYL E. GABOTERO
-Bldg. 2 Lot 6 4th Ave., HBHG Gubhan Sigul Village,
Taguig City
-Bldg. 1 Lot 30 Monteno St., Pinesville Hills,
Alabang Daring Hars, Bacoor, Cavite

WARNING: It is absolutely prohibited to remove, deface
or destroy this notice of Extra-judicial Sale on or before the
date of sale.

Publication : PERLAS NG SILANGAN BALITA
Dates : January 14, 21 & 28, 2019

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
OFFICE OF THE CLERK OF COURT
& EX-OFFICIO SHERIFF
IMUS, CAVITE

BDO UNIBANK, INC.,

Mortgage.

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

F.C. CASE NO. 16085-18

MARY ROSE WILMA QUINTOS MARTIN,
Mortgagee.

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by BDO UNIBANK, INC., Mortgagee, with principal place of business at 7909 Makati Avenue, Makati City against MARY ROSE WILMA QUINTOS MARTIN, mortgagee, with residence and postal address at No. 18 Marquise East, Roman Villa, NAGA, Pampanga Block 21A Lot 1 Phase 3, Montemar West, Brgy. Bacadilla, Imus, Cavite, to satisfy the mortgage indebtedness which as of October 30, 2018 amounts to ONE MILLION NINE HUNDRED SEVENTY THOUSAND THREE HUNDRED SEVENTY (1,970,370) PESOS AND 79/100 (P1,970,370.79), Philippine Currency, including interest and penalties, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned will sell at public auction on **February 13, 2019 at 10:00 o'clock** in the morning or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC Multiple Sals, Aguinaldo Highway, Imus, Cavite to the highest bidder for CASH and in Philippine Currency, the following property with all improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
NO. 057-201000005

"A parcel of land (Lot 1, Bldg. 21A of the com. and subd. plan PSD-04-224462, being a portion of the com. of lots 1-50, Bldg. 19, 1-47, Bldg. 19, 1-48, Bldg. 20, 1-49, Bldg. 20, 1-46, Bldg. 22, 1-46, Bldg. 23, 1-46, Bldg. 24, 1-52, Bldg. 25, 1-51, 42-67, Bldg. 26, 1-50, Bldg. 26, 1-50, Bldg. 26, 1-77, Bldg. 30, Road Lot 14-26, 26-35 & 38, all of PSD-04-225511, L.R.C. Record No. 8843) situated in the Brgy. of Bacadilla, Mun. of Imus, Prov. of Cavite, Island of Luzon, Bounded on the SE, along line 1-2 by Lot 7 Bldg. 21A, on the NW, & NW, along lines 2-3-4 by Road Lot 21A, on the NW, along line 4-5 by Road Lot 14-26, and on the NE, along line 5-1 by Lot 2 Bldg. 21A, all of the com. and subd. plan, is containing an area of ONE HUNDRED TWENTY NINE (129) SQUARE METERS."

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 **February 13, 2019 at 10:00 o'clock** in the morning 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.

Imus, Cavite, Philippines, December 12, 2018.

(Sgd.) EMANUELLE R. FRANCISCO
Sheriff IV

APPROVED:

(Sgd.) REGALADO E. EUSERO
Clerk of Court VI & Ex-Officio Sheriff

COPY FURNISHED:

BDO UNIBANK, INC.,
7909 Makati Avenue, Makati City

MARY ROSE WILMA QUINTOS MARTIN
No. 18 Marquise East, Roman Villa, NAGA, Pampanga Block 21A Lot 1 Phase 3, Montemar West, Brgy. Bacadilla, Imus, Cavite

Publication : PERLAS NG SILANGAN BALITA
Dates : January 14, 21 & 28, 2019

Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
BRANCH III
City of Dasmariñas, Cavite

IN RE: PETITION FOR CORRECTION
OF THE CERTIFICATE OF LIVE BIRTH
OF DANICA OMEGA SUBANG UNDER
REGISTRY NO. 2004-03509 OF THE
PHILIPPINE STATISTICS AUTHORITY

DANICA OMEGA SUBANG, rep. by
ROMEO C. SUBANG, JR.,
Petitioner.

- versus -

SP. PROC. NO. DC-1046-18

THE LOCAL CIVIL REGISTRAR OF
DASMARIÑAS CITY, CAVITE,
PHILIPPINE STATISTICS AUTHORITY
(PSA), and/or all persons who may have claim
or any interest which would be affected thereby.
Respondents.

ORDER

The verified petition for correction of entry in the Certificate of Live Birth of Danica Omega Subang under Registry No. 2004-03509 of the Philippine Statistics Authority, was filed on March 14, 2018, by the above-named petitioner, through counsel, praying that, after due notice, publication and hearing, judgment be rendered ordering the Local Civil Registrar of Dasmariñas City, Cavite to correct Entry No. 3-DATE OF BIRTH from "28 March 2004" to "13 February 2007".

Finding the instant petition to be sufficient in form and substance, this Court hereby sets the hearing thereof at the Dasmariñas Community Affairs (DASCA) Building, Brgy. Burali 1, Congressional Road, Dasmariñas City, Cavite on March 12, 2019 at 8:30 a'clock in the morning, whereby any interested persons may appear and show cause, if any, why the petition should not be granted.

Let this Order be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the province, to be chosen by raffie pursuant to P.D. 1079, at the expense of the petitioner.

Let the Office of the Solicitor General and the City Civil Registrar of Dasmariñas City, Cavite, be furnished with the copy of the Petition and this Order.

SO ORDERED.

City of Dasmariñas, Cavite, December 18, 2018.

(Sgt.) ROMEO DEZON TAGRA
Assisting Judge

Publication: PERLAS NG SILANGAN BALITA
Date: January 14, 21 & 28, 2019

Republic of the Philippines
Fourth Judicial Region
REGIONAL TRIAL COURT
BRANCH III
City of Dasmariñas, Cavite

IN RE: PETITION FOR CORRECTION
OF ENTRY IN THE CERTIFICATE OF
MARRIAGE OF JEFFREY LANSANGAN
Y VILLANUEVA and ERICA JANE
MANUEL Y TAGNUNG

JEFFREY LANSANGAN Y
VILLANUEVA,
Petitioner.

- versus -

SP. PROC. NO. DC-1046-18

THE LOCAL CIVIL REGISTRAR OF
DASMARIÑAS CITY, CAVITE, and
PHILIPPINE STATISTICS AUTHORITY,
and/or all persons who may have claim
or interest which would be affected thereby.
Respondents.

ORDER

The verified petition for correction of entry in the Certificate of Marriage of Jeffrey Lansangan y Villanueva and Erica Jane Manuel y Tagnung, was filed on March 20, 2018, by the above-named petitioner, through counsel, praying that, after due notice, publication and hearing, judgment be rendered ordering the Local Civil Registrar of Dasmariñas City, Cavite and the Philippine Statistics Authority to correct the entry in the Certificate of Marriage of Petitioner as to his citizenship from "American" to "Filipino" under Registry No. 2013-0224.

Finding the instant petition to be sufficient in form and substance, this Court hereby sets the hearing thereof at the Dasmariñas Community Affairs (DASCA) Building, Brgy. Burali 1, Congressional Road, Dasmariñas City, Cavite on February 19, 2019 at 8:30 a'clock in the morning, whereby any interested persons may appear and show cause, if any, why the petition should not be granted.

Let this Order be published once a week for three (3) consecutive weeks in a newspaper of general circulation in the province, to be chosen by raffie pursuant to P.D. 1079, at the expense of the petitioner.

Let the Office of the Solicitor General and the City Civil Registrar of Dasmariñas City, Cavite, be furnished with the copy of the Petition and this Order.

SO ORDERED.

City of Dasmariñas, Cavite, December 18, 2018.

(Sgt.) ROMEO DEZON TAGRA
Assisting Judge

Publication: PERLAS NG SILANGAN BALITA
Date: January 14, 21 & 28, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE MARCELO LAGRAMEDA AND ESTRELLA LAGRAMEDA

NOTICE is hereby given that the estate of the late MARCELO LAGRAMEDA and ESTRELLA LAGRAMEDA who both died intestate on May 22, 2007 and on February 17, 2014 both at Dasmariñas, Cavite and on February 17, 2014 both at Dasmariñas, Cavite, respectively, consisting of a parcel of land located at Lot 1, Block D-14, Brgy. SAN ANDRES, DASMARIÑAS CITY, Cavite, covered by TRANSFER CERTIFICATE OF TITLE NO. T-10440 with an area of ONE HUNDRED (100) SQUARE METERS has been adjudicated and extra-judicially settled by and among their heirs into two divided equal shares on September 9, 2018 at the City of Dasmariñas, Cavite before Notary Public Atty. Magno V. Soriano, Jr. and entered in the Notarial Register at Doc. No. 126, Page No. 60, Book No. 370, Series of 2018.

(Sgt.) Affiant/Heirs

Publication: PERLAS NG SILANGAN BALITA
Date: January 14, 21 & 28, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF MARIO ANTONIO DANTE E. NAING

NOTICE is hereby given that the estate of the deceased MARIO ANTONIO DANTE E. NAING, who died intestate on July 4, 2017, consisting of a motor vehicle the license owned in his lifetime, more particularly described as follows:

MAKE: HONDA
ENGINE NO.: K2609062409
CHASSIS NO.: K2609062409
VIN FILE NO.: M1C2-00001047740
PLATE NO.: 094C79
CR. NO.: 9271494-3

has been adjudicated and extra-judicially settled by and between his heirs on January 4, 2019 at the City of Dasmariñas, Cavite before Notary Public Atty. Rama M. Villa and entered in the Notarial Register at Doc. No. 422, Page No. 40, Book No. 211, Series of 2019.

(Sgt.) Both heirs (Adah Nicole A. Naing
represented by Larry A. Naing, mother-partisan)

Publication: PERLAS NG SILANGAN BALITA
Date: January 14, 21 & 28, 2019

PH economy bled most amount of dollars last year since 2014 due to trade gap

The Philippines finished 2018 with the largest net outflow of dollars from the local economy in four years due to the country's yawning trade deficit — a situation mitigated only by the recent strength of the peso and remittances that traditionally surge during the holiday season.

Data released by the Bangko Sentral ng Pilipinas (BSP) last Jan.

adjusted forecast from the \$1-billion deficit it forecasted at the start of last year.

"The higher cumulative balance of payments deficit for the period may be attributed partly to the widening merchandise trade deficit, based on the Philippine Statistics Authority's preliminary data, for the first eleven months of the year that was brought about by the sustained rise in imports of raw materials and intermediate goods as well as capital goods to support domestic economic

expansion," the BSP said.

The balance of payments represents the net amount of dollar flows into an out of a particular economy. It takes into account the international transfer of resources whether they be for import and export trade of goods and services, as well as long- and short-term investment flows. A balance of payments deficit represents an outflow of dollars from the economy which, in turn, translates to a weaker local currency, and vice versa.

The largest net dol-

lar outflow for a single previous year, the BSP recorded by the central bank in recent history was in 2014 when \$2.85 billion left the local economy as a result of the decision by major central banks around the world to reverse the accommodative monetary policy that has been in place since 2008 as a response to the global financial crisis.

For this year, the central bank expects net dollar outflows to continue and reach a total of \$3.5 billion. Because of this, bankers and economists expect the peso to weaken against the US dollar during this timeframe gradually.

On a monthly basis, the country's overall balance of payments position yielded a surplus of \$2.44 billion in December 2018, significantly higher than the \$917-million surplus in the same month of the

previous year, the BSP said. Inflows in December 2018 stemmed mainly from the BSP's foreign exchange operations, the national government's net foreign currency deposits, and the central bank's income from its investments abroad during the month. These were partially offset, however, by the payments made by the government for its foreign exchange obligations during the month in review.

The reported balance of payments position reflected the final gross international reserves level of \$78.19 billion as of end-December 2018. At this level, the central bank's dollar reserves represent "a more than ample" liquidity buffer and is equivalent to seven months' worth of imports of goods and payments of services and primary income.

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 23
TRECE MARTIRES CITY

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee.

- VERSUS -

FORECLOSURE CASE NO. F-188-18

RONRON F. MARRA
married to MARISSA S. MARRA,
Mortgagor/s.

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 12th Floor JELP Business Solutions Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, RONRON F. MARRA married to MARISSA S. MARRA, with residence and postal address at Lot 5, Block 6, Phase 1, ACM Woodstock Homes Alapan I-A, Imus, Cavite to satisfy the mortgage indebtedness which as of December 4, 2017 amounts to **FOUR HUNDRED TWENTY THREE THOUSAND SIX HUNDRED TWO PESOS AND 76/100 (P423,602.76)** Philippine Currency, including interest and penalty charges as of said date but excluding foreclosure expenses and all other charges incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **MAY 07, 2019** at 2:00 o'clock in the afternoon 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 property/ies with all the improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE
NO. T-96635**

A parcel of land (Lot 18, Blk. 7 of the subd. plan, Psd-04-179158, being a portion of Lot 3617, S.F. de Malabon Estate, L.R.C. Rec. No. 5964), situated in the Brgy. of Hugo Perez, City of Trece Martires, Is. of Luzon. Bounded on the NE., along line 1-2 by Rd Lot 12; on the SE., along line 2-3 by Lot 19, Blk. 7, both of the subd. plan; on the SW., along line 3-4 by Lot 3624, Fls-2234, S.F. de Malabon Estate; and on the NW., along line 4-1 by Lot 17, Blk. 7 of the subd. plan. Beginning at a pt. marked "1" on plan x x x containing an area of **FORTY SQUARE METERS x x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MAY 14, 2019**, without further notice.

Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property/ies and encumbrances thereon, if any there be.

Trece Martires City, JANUARY 14, 2019.

(Sgd.) LUCIO C. ALEJO III
Sheriff IV

Copy furnished:

HOME DEVELOPMENT MUTUAL FUND
12th Floor JELP Business Solutions Center,
No. 409 Shaw Boulevard, Mandaluyong City

RONRON and MARISSA S. MARRA
Lot 5, Block 6, Phase 1, ACM Woodstock Homes,
Alapan I-A, Imus, Cavite

WARNING: It is absolutely prohibited to remove, deface or destroy this notice of Extra-Judicial Sale on or before the date of sale.

Publication : PERLAS NG SILANGAN BALITA
Dates : January 21, 28 and February 4, 2019

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 23
TRECE MARTIRES CITY

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee.

- VERSUS -

FORECLOSURE CASE NO. F-189-18

DENNIS MORINIL REZA N. GERVACIO,
Mortgagor/s.

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 12th Floor JELP Business Solutions Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, DENNIS MORINIL REZA N. GERVACIO, with residence and postal address at Lot 30, Block 15, Villa De Palme Subd. Santiago, General Trias, Cavite to satisfy the mortgage indebtedness which as of December 4, 2017 amounts to **SEVEN HUNDRED THIRTY THOUSAND EIGHT HUNDRED NINETY TWO PESOS AND 84/100 (P730,892.84)** Philippine Currency, including interest and penalty charges as of said date but excluding foreclosure expenses and all other charges incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **MAY 07, 2019** at 2:00 o'clock in the afternoon 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 property/ies with all the improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE
NO. T-1257506**

A parcel of land (Lot 30 Blk. 15 of the cons. & subd. plan, Psd-04-020925, being a portion of the cons. of Lots 2565 & 3484 (Rs-04-002981), San Francisco de Malabon Estate, L.R.C. Rec. no. 5984), situated in Brgy. of Santiago, Mun. of Gen. Trias, Prov. of Cavite, Island of Luzon. Bounded on the SW., along line 1-2 by Lot 32 Blk. 15; on the NW., along line 2-3 by Road Lot 7; on the NE., along line 3-4 by Lot 28 Blk. 15; and on the SE., along line 4-1 by Lot 29 Blk. 15, all of the cons. & subd. plan. Beginning at a pt. marked "1" on plan x x x containing an area of **FORTY (40) SQUARE METERS x x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MAY 14, 2019**, without further notice.

Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property/ies and encumbrances thereon, if any there be.

Trece Martires City, JANUARY 14, 2019.

(Sgd.) LUCIO C. ALEJO III
Sheriff IV

Copy furnished:

HOME DEVELOPMENT MUTUAL FUND
12th Floor JELP Business Solutions Center,
No. 409 Shaw Boulevard, Mandaluyong City

DENNIS MORINIL REZA N. GERVACIO
Lot 30, Block 15, Villa De Palme Subd. Santiago,
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.

Publication : PERLAS NG SILANGAN BALITA
Dates : January 21, 28 and February 4, 2019

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
BRANCH 23
TRECE MARTIRES CITY

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee.

- VERSUS -

FORECLOSURE CASE NO. F-190-18

MARINETTE BASA NAVATO
married to GENGHIS NAVATO,
Mortgagor/s.

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 12th Floor JELP Business Solutions Center, No. 409 Shaw Boulevard, Mandaluyong City, against the Mortgagor/s, MARINETTE BASA NAVATO married to GENGHIS NAVATO, with residence and postal address at Lot 38, Block 7, Phase 6, Tierra Nevada, San Francisco, General Trias, Cavite to satisfy the mortgage indebtedness which as of December 4, 2017 amounts to **TWO MILLION FOUR HUNDRED SEVENTY FOUR THOUSAND NINE HUNDRED NINETY SIX PESOS AND 48/100 (P2,474,996.48)** Philippine Currency, including interest and penalty charges as of said date but excluding foreclosure expenses and all other charges incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **MAY 07, 2019** at 2:00 o'clock in the afternoon 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 property/ies with all the improvements thereon, to wit:

**TRANSFER CERTIFICATE OF TITLE
NO. T-1326472**

A parcel of land (Lot 8 Blk. 7 of the subd. plan, psd-04-163894, being a portion of Lot 4 (L.R.C) Psd-14064, situated in San Francisco, Gen. Trias, Cavite, Island of Luzon. Bounded on the NW., along line 1-2 by Lot 7 Blk. 7; on the NE., along line 2-3 by Rd Lot 6; on the SE., along line 3-4 by Lot 9 Blk. 7; on the SW., along line 4-5 by Lot 28 Blk. 7; on the SW., along line 5-6 by Lot 29 Blk. 7; on the SW., along line 6-1 by Lot 30 Blk. 7, all of the subd. plan. Beginning at a pt. marked "1" on plan x x x containing an area of **NINETY NINE (99) SQUARE METERS x x x**

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

In the event the public auction should not take place on the said date and time, it shall be held on **MAY 14, 2019**, without further notice.

Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said property/ies and encumbrances thereon, if any there be.

Trece Martires City, JANUARY 14, 2019.

(Sgd.) LUCIO C. ALEJO III
Sheriff IV

Copy furnished:

HOME DEVELOPMENT MUTUAL FUND
12th Floor JELP Business Solutions Center,
No. 409 Shaw Boulevard, Mandaluyong City

MARINETTE and GENGHIS NAVATO
Lot 8, Block 7, Phase 6, Tierra Nevada,
San Francisco, 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.

Publication : PERLAS NG SILANGAN BALITA
Dates : January 21, 28 and February 4, 2019

DBM launches new gov't financial management system for better transparency, accountability

The Department of Budget and Management (DBM), in partnership with Globe Telecom and FreeBalance, Inc., announced the implementation of a secure and reliable modern financial management information system to achieve better transparency, accountability, and efficiency among national government agencies.

For years, the government has been dealing with the processing of financial transactions manually while fiscal agencies utilize numerous stand-alone systems to generate financial information. According to the 2016 Public Expenditure and Financial Accountability (PEFA) Assessment,

this situation resulted in the lack of budget credibility, lack of funding predictability, weak cash management system, and absence of a common budgetary and accounting classification.

Albert de Larrazabal, Globe Chief Commercial Officer, explained, "As a company committed to helping the Philippines become a digital nation, we are happy to be part of the government's journey towards digital transformation. Through our information and communications technology arm, Globe Business, we will continue to explore ways on how organizations can best use ICT to promote process efficiencies and enhance delivery of services."

Towards the road to becoming a digital nation, the new Budget and Treasury Management System (BTMS), an integrated and fully-automated system, will be released to all national government agencies within the next year. The integrated and fully-automated platform will provide a sustainable Government Resource Planning (GRP) solution that is extensible, flexible and adaptable to reforms as well as suits a wide range of public financial requirements.

"With the implementation of BTMS, we will revolutionize the way we do things and will further improve our ability to deliver public service. The effective use of mod-

ern technology will strengthen our fiscal responsibility as it would allow us to keep an eye on the government financial status real time. We also believe that an improved and harmonized government financial process will provide more reliable and timely financial information leading to sound policy decision-making for executives, managers, and staff in the line and oversight agencies," said Budget and Management Secretary Benjamin Diokno.

The BTMS project was awarded to the joint venture of Globe Innovate Communications, and FreeBalance, Inc., a Canadian developer of software solu-

tions for public financial management. For the project, Globe provided the infrastructure while FreeBalance developed the software based on globally-accepted solutions but configured and customized for the Philippine government. Manuel Schiappa Pietra, President and CEO of FreeBalance, also encouraged the government to capitalize on the optimal value of BTMS. "Tapping the full features of BTMS, under the FreeBalance GRP platform, will help the government ensure a more responsive, transparent and accountable public expenditure management system. Dare I say that it will support improvement to PEFA

assessment scorecards, reinforces the performance-informed budgeting, and drive for macroeconomic management," he said.

The World Bank noted that the country's public financial management would be more efficient with the existence of an integrated financial management system. By design, BTMS will support DBM in the maintenance and complete trailing of budget appropriations and balances for each national agency. In addition, it will work side by side with the high-level aggregation of processes relating to the collection, handling, and usage of cash resources undertaken by the Bureau of Treasury.

Industry revenue growth slowed amid high inflation in Q3 2018

The growth in major industries' gross revenues slightly slowed to 8.1 percent in the third quarter of last year, reflecting an also slower economic expansion amid higher-than-expected consumer prices during the period.

The latest Philip-

pine Statistics Authority (PSA) data released last Jan. 17 showed that the gross revenue index growth posted during the July to September 2018 period was lower than the 8.6-percent expansion a year ago.

To recall, gross domestic product (GDP) growth in the third

quarter of 2018 slowed to a three-year low of 6.1 percent as consumers tightened their belts amid elevated prices of essential commodities.

Headline inflation hit an over nine-year high of 6.7 percent in September as food prices soared due to domestic supply bot-

tlenecks, coupled with skyrocketing global oil prices during that time.

Between July and September, revenues of the finance sector grew 13.5 percent; real estate, up 13.4 percent; manufacturing, 12.4 percent; private services, 8.8 percent; transportation and communication,

7.2 percent; and trade, 7 percent.

As revenue growth eased, the growth of the total employment index also declined to 1.1 percent during the third quarter of last year from the 1.5-percent rise posted in 2017.

In terms of job

creation, the most significant growth was posted in the electricity and water sector, with a 3.4-percent increase.

Jobs in the trade sector rose 2.8 percent; finance and private services, both 2.3 percent; real estate as well as transportation and communication,

BIR to audit compliance to TRAIN law

The Bureau of Internal Revenue will audit percentage tax payments to ensure that the higher value-added tax-exemption threshold for small businesses under the Tax Reform for Acceleration and Inclusion Act is not abused.

This was among the BIR's priority programs for 2019. Internal Revenue Commissioner Caesar R. Dulay said in a memorandum circular issued on Jan. 17, as preliminary data of the Department of Finance showed the BIR and the Bureau of Customs posting shortfalls in their collections of the 12-percent VAT in the first nine months of 2018.

Dulay said the BIR would "monitor selected taxpayers on their compliance with the TRAIN law through preaudit of percentage tax payments by taxpayers that changed registration from VAT to non-VAT as a result of the increase in (tax-exempt) threshold."

To recall, the TRAIN law raised the exemption threshold for small and medium enterprises (SMEs) to P3 million from P1.9 million previously. DOF officials had said those paying VAT before shifted to paying percentage tax, but collections from the latter were also lower than programmed.

DOF data showed that the incremental VAT from the TRAIN law collected by the BIR and the BOC from January to September last year hit only P3.6 billion, way below the target of P24.8 billion for the nine-month period.

The BIR's additional VAT take was just P2.5 billion out of the P12.4-billion goal, while the BOC had only P1 billion out of the P12.3-billion goal. On the low VAT collection, the DOF said in a report that "the main reason cited by the revenue agencies is that there are only three industries (power transmission, jewelry and the Bangko Sentral ng Pilipinas) that reported importation, which is now VATable."

"The shortfall in VAT is also evident in overall BIR VAT revenue, which declined by 0.8 percent and short by P25.1 billion in the first three quarters, based on trend analysis. One reason for this is the surge in imports that adds to input VAT claims in the BIR, hence the lower VAT revenue," the DOF said.

"However, if the estimated indirect VAT of P19.7 billion coming from higher spending due to the lower income tax is included, then the VAT shortfall is reduced to just P1.5 billion," the DOF added.

Ceza reports \$8B in investment pledges

The Cagayan Economic Zone Authority (Ceza) recorded a more than \$8 billion worth of investment pledges last year, the biggest jump in more than two decades.

This is according to Cesa's yearend report, which was released to reporters last Jan. 17.

Ceza noted that

the pledges came from a mix of projects, such as financial technological companies setting up shop, as well as infrastructure and property projects.

These projects include City Polaris, a modern satellite city which was estimated to cost \$4.5 billion.

It will have hotels,

casinos, golf courses, a cyberpark for digital currency and other modern amenities and technological innovations.

There is also a project for an integrated casino resort inspired by South Korea's Jeju Island, which will be put up by Chinese group Shanghai Jucheng Supply Management. The

Chinese firm intends to invest \$100 million in this project.

The state-owned firm also reported some P706 million in revenue last year which, it said, was an all-time high. Its net profit amounted to more than P295 million in 2018, reversing the over P64 million in net loss in 2017.

PH pushes for Asean green bonds framework expansion

The Philippines is pushing for a wider coverage of a so-called "green" bonds facility in the Asean region to better address the ill effects of climate change, Finance Secretary Carlos G. Dominguez III said last Jan. 17.

"The government is looking at expanding the coverage of the Asean Framework for Green Bonds to cover such sectors as transportation, infrastructure, and commercial banking. We hope to mainstream access to green financing through the banks and microfinance institutions," Dominguez said in a speech during the Forum on Green Finance Towards a Sustainable Philippines organized by the British

Embassy Manila.

The Asean Green Bond Standards was crafted by the Asean Capital Markets Forum in 2016 to facilitate financing for "green projects" in the region, according to the Securities and Exchange Commission (SEC).

"Asean Green Bonds" were defined by the SEC as "bonds and sukuk [Islamic bonds] which comply with the Asean Green Bond Standards, where the proceeds will be exclusively applied to finance or refinance, in part or in full, new and/or existing eligible green projects."

These bonds can be issued by Asean-based entities as well as non-Asean issuers who

will finance green projects within the region.

According to the SEC, green projects included the following: clean transportation, climate change adaptation, energy efficiency, environmentally sustainable management of living natural resources and land use, clean transportation and adaptation of green buildings," the Finance chief said.

"The Philippines is among the most vulnerable to the effects of climate change. We have seen how increasingly severe weather conditions inflict a growing cost on our economy, increase the vulnerability of our communities and threaten our food security," Dominguez noted.

As such, "we need to put in our best efforts to turn back climate change and improve resilience to minimize economic dislocation," he said.

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"The Philippines is among the most vulnerable to the effects of climate change. We have seen how increasingly severe weather conditions inflict a growing cost on our economy, increase the vulnerability of our communities and threaten our food security," Dominguez noted.

As such, "we need to put in our best efforts to turn back climate change and improve resilience to minimize economic dislocation," he said.



2 more foreign firms sign up for PH common tower plan

Foreign groups are signing up to build shared cell towers in the Philippines as the Department of Information and Communications Technology (DICT) opened the door to more players.

Last Jan. 17, Nigeria's IHS Towers, the world's third largest independent operator, and Malaysia's Edotco Group, which operates across six countries in the region, signed agreements with the DICT to signal their intention to meet the country's backlog of 50,000 towers.

This comes after similar deals were signed with Filipino firm ISOC Infrastructures, which partnered with Malaysia's OCK Group, and ISON ECP Tower Singapore Pte. Ltd.

Last Jan. 18, the DICT is scheduled to sign an MOU with Chi-

na Energy Engineering Group, which would be the fifth to join the government-led initiative.

"Right now 40 percent of the country remains unserved or underserved. We would like to lessen that," Eliseo Rio Jr., CICT acting secretary, said in a briefing.

The presence of more towers— incumbent operators PLDT Inc. and Globe Telecom control a combined 16,000 sites to date— would bolster mobile coverage and quality across the country.

Also, the government's policy to encourage tower sharing was seen to lower costs for customers and operators, including third mobile player Mislitel Consortium, which is expected to launch its mobile service within 2019.

Suresh Sidhu, CEO of Edotco, told reporters last Jan. 17 that their planned investment in the Philippines could be their largest. He said Edotco was planning to spend over \$1 billion to build at least 10,000 towers.

"We believe the future is common towers if you have the aspiration to connect the country with 4G and 5G," Sidhu said during the signing ceremony last Jan. 17.

Ted Manvitz, chief strategy officer and executive vice president at IHS, said they also planned to build a significant tower presence in the Philippines.

"The Philippines provides a growth opportunity and a real need from the existing providers and the new provider," Manvitz said.



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2018 'hot money' flows turn positive

The Philippine financial system ended 2018 in the black as far as short-term investment flows were concerned, reversing the previous year's net outflows, thanks to a P34-billion equity raising exercise of San Miguel Food and Beverage Inc.

In a statement,

the Bangko Sentral ng Pilipinas said registered foreign portfolio investments for 2018 yielded net inflows of \$1.2 billion compared to the \$195 million net outflows in the previous year.

The BSP attributed the surge in inflows of so-called "hot money" into the local financial

markets "to a large investment in a holding company registered in 2018." The inflows occurred in November 2018 which was when San Miguel Corp. listed its newly reorganized food and beverage group—formerly known as San Miguel Pure Foods Inc.—on

the Philippine Stock Exchange (PSE).

Total portfolio investment inflows amounted to \$16.03 billion, lower by \$38 million or 0.2 percent than the \$16.07-billion level in 2017.

On a monthly basis, the highest gross inflows were recorded in March (\$2.5 billion) while the

lowest was noted in September (\$743 million). On a quarterly basis, the most substantial inflows were noted in the first quarter at \$5.1 billion, representing 32 percent of the total for the year.

"This may be attributed to the large investment in a holding company registered

[in 2018] accompanied by investors' optimism over the passage of the first phase of the government's tax reform program," the BSP said.

Total outflows for the year amounting to \$14.8 billion reflected an 8.8-percent decline from \$16.3 billion in 2017.