

Palace dares Poe to name expert to fix traffic woes

MANILA -- Malacañang on Thursday urged Senator Grace Poe to suggest an expert, who can help manage traffic in Metro Manila, if she feels that Transport Chief Arthur Tugade is not cut out for the job.

Presidential Spokesperson Salvador Panelo was responding to Poe's remark that President Rodrigo Duterte should assign a traffic czar, apart from Tugade, to manage traffic and transport problems in Metro Manila.

"Maybe she should give us a name. Maybe Senator Grace has a person in mind. Why doesn't she come out with it?" Panelo said in a Palace briefing

on Thursday.

Asked if Duterte is open to Poe's suggestion to tap a traffic expert, Panelo said: "Everything will be considered to solve the traffic problem in Edsa."

Panelo said the President still believes in the capacity of Tugade, who continues to ask the Congress to grant the Duterte administration emergency powers to solve the traffic problem.

He also said he disagreed with Poe that Tugade should be replaced.

"Of course, Mr. Tugade has already laid out the table in the Senate. He is adjusting that emergency powers

be granted to the President as he previously did but the problem is, he wasn't able to get it that's why the President was no longer interested," Panelo said.

Emergency powers

Panelo, meanwhile, snapped back at Poe for saying Duterte's statement to leave Edsa in its current state if Congress failed to grant emergency powers saddened her.

Poe, chair of the Senate Committee on Public Services, insisted that with or without emergency powers, a lot can be done to manage traffic and transport woes.

"Kinalulungkot niya? Nalulungkot din ako para sa kanya. Kasi kung hindi nila kinontra yung kailangan na pangailangan at that time, siguro wala na tayong problema sa Edsa (She is saddened? I am also saddened for her. Because if she didn't oppose the need for emergency powers that time, perhaps Edsa traffic would no longer be a problem)," Panelo said.

He said despite having the option to grant the requested emergency powers, the senator raised concerns that it would be prone to abuse of corruption which disappointed the President.

"They were given nga the option. Eto ng solusyon nga

diyan kailangan ng emergency powers ang Presidente, bigyan ninyo siya (This is the solution, the President needs emergency powers, grant him that)," Panelo said.

"Pero ang naging sagot niya at kung sino pa man yung iba pa, e baka daw magka abuso, baka mag-korupsyon, kaya nayamot si Presidente. 'Ah ganun, o sige, bahala na kayo diy-an' (But her answer, and the answer of others is that there might be abuse, there might be corruption, that's why the President is upset. 'If that's the case, suit yourselves')," he added.

Panelo denied that the President was letting his pride win by saying he would allow Edsa to rot if not granted emergency powers.

"Depende na si Presidente yun kung magbago isip niya kasi kung nandiyan na yung emergency powers (It will depend on the President if he changes his mind because if emergency powers is granted) so he has the option either to veto it or to approve it," Panelo said.

He, however, said there were several possibilities to addressing traffic and transport woes which the President is open to.

"If you're talking of possibilities, sky's the limit. Antayin nalang natin. Lahat yan probable. Alam mo naman si Presidente (Let's just wait for it. Everything is probable. You know the President), when circumstances change, he changes his position," Panelo said. (PNA)

Solon wants to streamline process for mass housing

MANILA – Senator Sonny Angara on Friday pushed for the streamlining and simplifying of the issuance of housing-related clearances and permits through the creation of one-stop processing centers to address the backlog in the construction of settlements for the informal sector.

In a statement, Angara warned that the national housing backlog would worsen and turn into a national housing crisis if the bureaucratic red tape in government housing agencies is not reduced.

Based on future demand and the current pace of production, the backlog in housing units is forecast to hit 6.6 million by 2022, from 5.5 million in 2016.

"But we can ramp up production by improving the regulatory environment. When there is ease in doing business, financing comes in, and with volume comes affordability," Angara said.

He said the mandate of several anti-red tape laws should be applied to housing "not just in national government agencies but also in local governments."

The senator particularly cited Republic Act 10884, which requires the establishment of socialized housing one-stop processing centers.

Angara said building a house is a slog through 27 offices, 78 permits, 156 signatures, 373 documents that could last for months.

For socialized or affordable mass housing, pre-construction processing time could last up to 74 months, if it involves land conversion, titling, and financing, he noted.

EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS AMONG HEIRS AND ABSOLUTE SALE

Notice is hereby given that the estate of the late **REMEDIOS VILLANUEVA ACER** who died at Gen. Mariano Alvarez, Cavite. That the deceased at the time of her death left a certain real property situated at Gen. Mariano Alvarez, Cavite covered by **Transfer Certificate of Title No. T-142075** and containing an area of One Hundred Forty Four (144) Square Meters and hereby SELL, CONVEY and TRANSFER unto said buyer Cherry Caday Garcia in the sum of Five Hundred Thousand Pesos (P500,000.00) and has been extrajudicially settled as per Doc No. 255; Page No. 52; Book No. XIII; Series of 2019 Before Atty. Antonio T. Nicolas, Notary Public

North South Journal September 16, 23, 30, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH DEED OF ABSOLUTE SALE

Notice is hereby given that the estate of the late **JAN H. SCHOEMAN** who died on November 16, 2016 at Bacolod City, Negros Occidental. That the deceased at the time of his death is the owner of one-half share of the residential house and lot located at Barangay Molino, Municipality of Bacoor, Cavite and covered by **Transfer Certificate of Title No. T-949902** with an area of One Hundred Twenty Two (122) Square Meters and hereby SELL, TRANSFER, CONVEY and DELIVERY unto said Amorlina D. Azarcon in the sum of Three Million One Hundred Ninety Six Thousand Pesos (P3,196,000.00) and has been extrajudicially settled as per Doc No. 339; Page No. 69; Book No. I; Series of 2019 Before Atty. Antonio T. Nicolas, Notary Public

North South Journal September 16, 23, 30, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF DECEASED EULALIA PAGUIO-GARCIA AMONG HEIRS WITH DEED OF ABSOLUTE SALE

Notice is hereby given that the estate of the late **EULALIA PAGUIO-GARCIA** who died on April 27, 1986 at Manila. That the deceased at the time of her death left a parcel of land describe as follows: **"B-31 L16 Phase II, Brgy. Anahaw II, Silang, Cavite containing an area of Ninety (90) Square Meters."** and hereby SELL, CEDE, TRANSFER, DELIVERY AND CONVEY unto said Faith Joy Turang Salameda in the sum of One Hundred Thousand Pesos (P100,000.00) and has been extrajudicially settled as per Doc No. 160; Page No. 33; Book No. III; Series of 2019 Before Atty. Antonio T. Nicolas, Notary Public

North South Journal September 16, 23, 30, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH ABSOLUTE SALE

Notice is hereby given that the estate of the late **FELICITO I. TORREFRANCA** who died on November 17, 2008 in Gen. Mariano Alvarez, Cavite. That the deceased at the time of his death left a real property situated in the Mun. of Carmona, Prov. of Cavite with an area of One Hundred Fifty (150) Square Meters covered by **Transfer Certificate of Title No. T-240240** and has been extrajudicially settled as per Doc No. 350; Page No. 20; Book No. 5; Series of 2019 Before Atty. Antonio T. Nicolas, Notary Public

North South Journal September 16, 23, 30, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH ABSOLUTE SALE

Notice is hereby given that the estate of the late **FELIPE TUMAMAC** who died on November 23, 1987 at Sta. Ana, Manila and **EMETERIA G. TUMAMAC**, who died on January 8, 2016 at Dasmariñas, Cavite and **ERNESTOR D. TUMAMAC** who died on February 2, 2018 at GMA, Cavite. That the deceased at the time of their death left a parcel of land located at Bo. of San Gabriel, Mun. of Carmona, Cavite covered by **Transfer Certificate of Title No. T-1431331** and containing an area of One Hundred Fifty Six (156) Square Meters, more or less and hereby SELL, CONVEY AND TRANSFER unto the said Thelma P. Nuarin married to Saturnino T. Nuarin Sr. in the sum of Three Hundred Thousand Pesos (P300,000.00) and has been extrajudicially settled as per Doc No. 350; Page No. 20; Book No. 5; Series of 2019 Before Atty. Ceasar Anthony S. Solis, Notary Public

North South Journal September 16, 23, 30, 2019

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

HOME DEVELOPMENT MUTUAL FUND,
Mortgagee,

-versus-

Foreclosure No. 2001-224
For: Extrajudicial Foreclosure of
Real Estate Mortgage

EFREN D. GUIQUING married to
JUANA GUIQUING,

Mortgagors,
x ----- x

NOTICE OF EXTRA-JUDICIAL FORECLOSURE

Upon extra-judicial petition for sale under Act 3135 as amended by Act 4118 filed by the **HOME DEVELOPMENT MUTUAL FUND**, of 14th Floor, JELP Business Solutions Center, No. 409 Shaw Boulevard, Mandaluyong City, and against the mortgagors, **EFREN D. GUIQUING married to JUANA GUIQUING**, of 161-V 19th Ave., East Rembo, Fort Bonifacio, Makati City, to satisfy the mortgage indebtedness which as of August 2000, amounts to **FIVE HUNDRED NINETY FOUR THOUSAND TWO HUNDRED SEVENTY THREE PESOS & 59/100 (P594,273.59)** Philippine Currency, inclusive of interest, penalties and other charges, the undersigned or her duly authorized representative will sell at the public auction on **OCTOBER 10, 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 property with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE NO. T-567190

"A parcel of land (Lot 10, Blk. 1 of the cons./subd. Plan, Pcs-04-009955, being a portion of the cons. of Lots 8147-A, 8147-B, (LRC) Psd-267793, L.R.C. Rec. No.), situated in the Bo. of Molino, Municipality of Bacoor, Province of Cavite, x x x containing an area of FIFTY FIVE (55) 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 **October 17, 2019** without further notice."

Prospective buyers or bidders are hereby enjoined to investigate for themselves the title to the said properties and encumbrances thereon if any there be.
City of Bacoor, **July 19, 2019.**

(Sgd.) **LIZA D. VICTA**
Clerk of Court VI

Copy Furnished:
Ms. MERLYN P. MEDINA
14th Floor, JELP Business Solutions Center,
No. 409 Shaw Boulevard, Mandaluyong City

Mr. & Mrs. EFREN D. GUIQUING and JUANA GUIQUING
161-V 19th Ave., East Rembo, Fort Bonifacio, Makati City
Blk. 1, Lot 10, Camella Homes Springville Gardens 4, Molino, Bacoor, Cavite

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

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