



**IN RE : CANCELLATION OF KATIBAYAN NG ORIHINAL
NA TITULO (KOT) BLG. 2015000225 IN THE
NAME OF BABERLYN D. GOMEZ, KOT BLG.
2015000222 AND KOT BLG. 2015000223 BOTH
IN THE NAME OF NOEL TAMPE, ALL LOCATED
AT CADLAO ISLAND, BARANGAY BUENA
SUERTE, EL NIDO, PALAWAN**

X-----X

ORDER OF INVESTIGATION

This has reference to the letter dated July 28, 2022 of Ten Knots Phils., Inc. (TKPI), thru counsel, requesting for guidance on the implementation of its Forest Land Use Agreement for Tourism Purposes (FLAgT) and reiterating their request for a technical conference with this Office regarding the results of the ground survey conducted on March 2, 2022.

A previous letter dated September 8, 2021 of the TKPI requested for the conduct of an investigation pursuant to Section 91 of the Public Land Act.

Records show that on December 27, 2005, our Office awarded Ten Knots Philippines, Inc. (Ten Knots Development Corporation) FLAgT No. DENR-IV-MIMAROPA-12302030-0010 for Bathing Establishment covering the 3.206 hectares of forest land located at Cadlao Island, Barangay Buena Suerte, El Nido, Palawan for a period of twenty five (25) years and to expire on December 30, 2030¹.

However, records further show that KOT Blg. 2015000225 in the name of Baberlyn D. Gomez and KOT Blg. 2015000222 and 2015000223 both issued in the name of Noel Tampe were duly registered before the Registry of Deeds by virtue of Kaloob na Patente Blg. 045312-15-35600², 045312-15-35601³ and 045312-15-35602⁴, respectively, on April 27, 2015.

Based on the above letters of TKPI, the areas covered by said KOTs are allegedly within timberland area and overlap with the TKPI's FLAgT.

Pursuant to the pertinent provisions of DAO 2016-31, an office-initiated investigation may be conducted.

WHEREFORE, the PENRO Palawan is hereby directed to assign a Land Investigation Officer (LIO) to act on the matter in accordance with Sections 33 and 34 of DAO 2016-31 and submit the corresponding investigation report on the matter. Moreover, secure certified copies of the Original Certificate of Title and derivative title/s of Lot Nos. 9, 10,

¹ pursuant to Section 1838 of Republic Act No. 2711, as amended by E.O. No. 292, known as the Revised Administrative Code, as amended by Section 57 of P.D. 705, as amended, and DAO 2004-28

² covering Lot 9, Sgs-4B-000172-D identical to Lot 12184, Cad 1037-D with an area of 37,791 square meters


³ Covering Lot 10, Sgs-4B-000172-D identical to Lot 12185, Cad 1037-D with an area of 44,585 square meters

⁴ Covering Lot 11, Sgs-4B-000172-D identical to Lot 12186, Cad 1037-D with an area of 23,674 square meters

and 11, Sgs-4B-000172-D identical to Lot Nos. 12184, 12185, and 12186, Cad 1037-D, respectively, to form part of the records of the case, at the instance of the parties.

SO ORDERED.

City of Manila, Philippines. SEP 08 2022


LORMELYN E. CLAUDIO, CESO IV
Regional Executive Director

Copy furnished:

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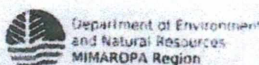
Noel Tampe
Barangay Buena Suerte, El Nido, Palawan

Land Management Bureau
880 Estuar Building, Quezon Avenue
Barangay Paligsahan, Quezon City

PENRO Palawan
Barangay Sta. Monica, Puerto Princesa City

CENRO Taytay, Palawan
National Highway, Poblacion, Taytay, Palawan

El Nido-Taytay Managed Resources Protected Area (ENTMRPA)
Calle Real, Barangay Masagana, El Nido, Palawan



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