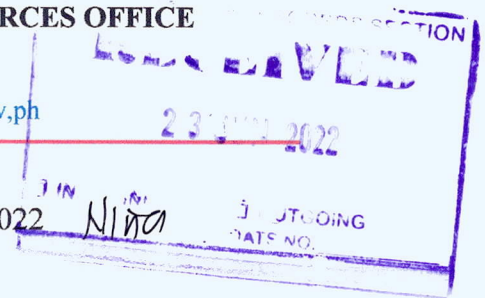




Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Province of Palawan  
Bgy. Sta. Monica, Puerto Princesa City  
Telfax: (048) 434-8791; Email: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

June 14, 2022



**MEMORANDUM**

**FOR** : The Regional Executive Director  
DENR-MIMAROPA, 1515 L & S Bldg.  
Roxas Blvd., Ermita, Manila

**ATTENTION** : The OIC-Assistant Regional Director for Technical Services  
The Chief, Surveys and Mapping Division

**FROM** : Provincial Environment and  
Natural Resources Officer

**SUBJECT** : **REQUEST FOR RECTIFICATION OF PLAN CSD-04-020630  
AND TRANSMITTAL OF SURVEY RETURNS SUBMITTED  
BY ENGR. ARSENIO D. TAMAYAO, JR. FOR SA NO.  
045306-05-22 FOR LOT NO. 2011, PLS 96 IDENTICAL TO  
LOT NO. 3028, CAD 796-D LOCATED AT BGY. SARAZA,  
BROOKE'S POINT, PALAWAN**

Forwarded is the Memorandum of CENRO Brooke's Point, Palawan dated May 23, 2022 recommending approval of the subject subdivision plan prepared and submitted by Engr. Arsenio D. Tamayao, Jr. per Survey Authority No. 045306-05-22 dated May 04, 2022 covering Lot No. 2011, PLS 96 identical to Lot No. 3028, CAD 796-D situated at Barangay Saraza, Brooke's Point, Palawan.

The subject lot is within Alienable and Disposable zone per LC Map No. 884, Project No. 12-A approved by the then Bureau of Forestry on April 30, 1931 and confirmed by the Chief, Surveys and Mapping Division of the Regional Office. It consists of three (3) resultant lots covered by Post Survey Report dated May 16, 2022 of Special Investigator I May Q. Socrates. Further, as per findings on the investigation report, Plan CSD-04-020630 is recommended to be rectified and a Consolidation Subdivision Survey (CCS) be conducted on the subject lot according to the actual occupation of the claimants.

For review and approval.

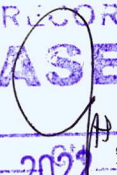
Ref. No.: 2022-4850  
SMU/ldm061422

CC:

1. CENRO Brooke's Point
2. Surveys

  
**FELIZARDO B. CAYATOG**

**DENR PENRO  
PALAWAN RECORDS  
RELEASED**

BY:   
DATE: JUN 15 2022 22-1413



May 23, 2022

**MEMORANDUM**

**FOR :** The Provincial Environment and  
Natural Resources Officer  
Sta. Monica, Puerto Princesa City

**FROM :** The Community Environment and  
Natural Resources Officer

**SUBJECT :** **REQUEST FOR RECTIFICATION OF PLAN  
CSD-04-020630 AND TRANSMITTAL OF SURVEY  
RETURNS SUBMITTED BY ENG'R. ARSENIO  
D. TAMAYAO, JR. FOR SA NO. 045306-05-22  
FOR LOT NO. 2011, PLS 96 IDENTICAL TO  
LOT NO. 3028, CAD 796-D LOCATED AT  
BGY. SARAZA, BROOKE'S POINT, PALAWAN**

DENR PENRO  
PALAWAN RECORDS  
**RECEIVED**  
BY:   
DATE: 06-03-2022 CN 214850

Respectfully submitted herewith is the request for rectification of Plan CSD-04-020630 and the survey returns submitted by Eng'r. Arsenio D. Tamayao in re: Survey Authority No. 045306-05-22 for the subject lot.

Attached are the pertinent documents enumerated below, to wit:

1. Letter request for issuance of Survey Authority;
2. Memorandum of Clearance to Issue Survey Authority;
3. Survey Authority dated May 04, 2022;
4. Post Survey report with geotagged pictures; and,
5. Transmittal of Survey Returns.

It is respectfully recommended that the same be evaluated and transmitted to the Regional Office for the approval of the consolidation subdivision plan. If there are still lacking requirements, kindly specify in order for this Office to act and supply the lack.

For his information and record.

**CONRADO M. CORPUZ**

Doc. Ref. No. 2022-2284/RPS-MQS

DENR-CENRO  
BROOKE'S POINT  
PALAWAN  
MAY 30 2022  
2022-2284



## LETTER REQUEST FOR ISSUANCE OF SURVEY AUTHORITY/ORDER

Name of Requesting Party: Ronald G. Tan

Address: Brgy Saraza, Brookes Pt., Palawan

Date: January 26, 2022

The Community Environment and  
Natural Resources Officer  
Brooke's Point, Palawan

OFFICE OF THE CENRO

JAN 26 2022  
2022-01/24

Sir:

The undersigned respectfully request in your good office to issue survey authority to subdivide/ segregate our occupations and improvements over which we have interests on:

Lot No: 3028, CAD 796-0

Identical Lot No: 2011, PLS 96

Portion of Lot No: N/A

Area: 49, 828 square meter

Location: Bgy. Saraza, Brooke's pt. Pal.

Please find attached requirements based on checklist provided. Thank you very much for your immediate action on this request.

Very respectfully yours,

Ronald G. Tan

(Printed name over signature)

Contact No: 09778142676

### CHECKLIST OF REQUIREMENTS IN REQUESTING SURVEY ORDER/AUTHORITY DMC 2019-10 dated December 11, 2019

1. Latest/Updated Tax Declaration duly certified by city/municipal assessor (if applicable)
2. LRA and RTC/MTC court clearances (if applicable)
3. Barangay Certification (on applicants actual residence and possession of lot)
4. Any government-issued identification card (Valid ID: Barangay, Voters, TIN)
5. Sworn Affidavit of Two (2) disinterested persons (residents of barangay where the land is located)
6. Waiver of Land Rights (if applicable) - APR
7. Approved Survey Plan (if applicable) - N/A
8. Special Power of Attorney (for representatives) - N/A
9. A & D Certification for affirmation/confirmation of SMD/ARDTS
10. Technical Description/ V-37/ Sketch Map
11. Investigation report and geotagged photos
12. Memo Transmittal of CENRO to PENRO with categorical findings and recommendations

Checked and verified complete by:

[Signature] 1/26/22



Republic of the Philippines  
Department of Environment and Natural Resources  
**MIMAROPA Region**

**MEMORANDUM**

**TO :** THE CENR OFFICER  
BROOKE'S POINT, PALAWAN

**FROM :** THE ASSISTANT REGIONAL DIRECTOR FOR TECHNICAL  
SERVICES

**SUBJECT :** CLEARANCE TO ISSUE SURVEY AUTHORITY

**DATE :** APR 08 2022

You are authorized to issue survey authority in favor of **Ronald G. Tan** covering **Lot 3028, Cad-796-D** identical to Lot No. 2011, PLS-96 located in **Barangay Saraza, Brooke's Point, Palawan** considering that said lot is within Alienable and Disposable land of the public domain as previously certified by your office and confirmed by the Chief, Surveys and Mapping Division of this Office.

  
**VICENTE B. TUDDAO, JR., Ph.D., CESO IV**  
 

Copy furnished:  
The PENR Officer  
Palawan

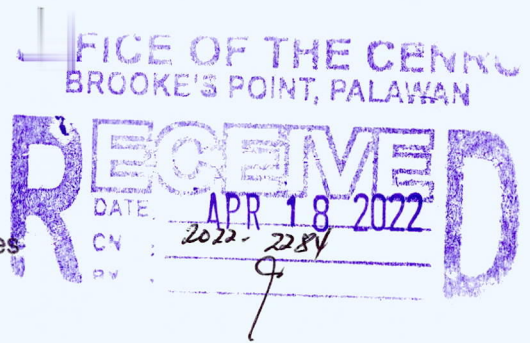
SMD/LESS/CKAA/4-1-22

DENR By the Bay Building, 1515 Roxas Boulevard, Ermita, Manila  
DENR VOIP (02) 8248-3367/8249-3367 loc. 2701  
Website: <http://mimaropa.denr.gov.ph>  
Email: [mimaroparegion@denr.gov.ph](mailto:mimaroparegion@denr.gov.ph)





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region



**MEMORANDUM**

**TO :** THE PENR OFFICER  
Palawan

**ATTENTION :** THE CENR OFFICER  
Brooke's Point, Palawan

**FROM :** THE ASSISTANT REGIONAL DIRECTOR FOR TECHNICAL  
SERVICES

**SUBJECT :** CLEARANCE TO ISSUE SURVEY AUTHORITY

**DATE :** APR 08 2022

This refers to your Memorandum dated March 15, 2022 forwarding the requirements from CENRO, Brooke's Point, Palawan which are needed for the issuance of Memorandum of Clearance to Issue Survey Authority for Lot No. 3028, Cad-796-D identical to Lot No. 2011, PLS-96, located in Brgy. Saraza, Brooke's Point, Palawan pursuant to DENR Memorandum Circular No. 2019-10 dated December 11, 2019.

Relative hereto, this Office is forwarding you the approved Memorandum of **Clearance to Issue Survey Authority** of the subject lot which falls within Alienable and Disposable land in favor of Mr. Ronald G. Tan.

  
VICENTE B. TUDDAO, JR., Ph.D. CESO IV

Cc:  
The Regional Executive Director

SMD/LESS/CKAA/4-1-22

DENR By the Bay Building, 1515 Roxas Boulevard, Ermita, Manila  
DENR VOIP (02) 8248-3367/8249-3367 loc. 2701  
Website: <http://mimaropa.denr.gov.ph>  
Email: [mimaroparegion@denr.gov.ph](mailto:mimaroparegion@denr.gov.ph)



SA No.: 64530605-22

May 04, 2022

**SUBJECT:** SURVEY AUTHORITY FOR LOT NO. 2011, PLS 96  
IDENTICAL TO LOT NO. 3028, CAD 796-D  
CONTAINING AN AREA OF 49,828 SQM  
LOCATED AT BGY. SARAZA, BROOKE'S POINT, PALAWAN

ENG'R. ARSENIO D. TAMAYAO JR.,  
Puerto Princesa City, Palawan

Pursuant to DENR Adm. Order No. 38 and upon evaluation of the request of **MR. RONALD G. TAN, et. al.** claimant of the above described tract of Public Land, to avail your services, authority is hereby granted to you to execute the survey thereof subject to the relevant provisions of the Manual for Land Surveys in the Philippines as amended and to the conditions stated at the back hereof.

Violations of the aforesaid conditions shall invalidate this authority, and damages that may result therefrom shall be your sole liability and professional responsibility.

Very truly yours,  
For and by Authority of the  
DENR Secretary:

Accepted:

Date:

(4) ARSENIO D. TAMAYAO JR.  
Geodetic Engineer

(3) CONRADO M. CORPUZ  
CENRO

GE Cert. No. 8649 Date: 09-14-2010  
License No. 1626433 Date: 01-04-2022

Above stated request confirmed:

Issuance of Survey Authority recommended:

(1) RONALD G. TAN, et. al.  
Signature/ Name of Claimant  
Address: Bgy. Saraza, Brooke's Point, Palawan

(2) MAY O. SOCRATES  
Signature/Name  
Position: Special Investigator I

Ref. Field Inspection Report  
Inspection Fee P 200.00


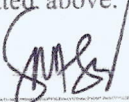
Ref. Insp./Invest./Report  
Dated February 08, 2022

Under O.R. No. 1415022  
Dated May 4, 2022

NOTE:

For this Survey Authority to be valid, the Four (4) required signature must be presented.



	<b>Official Receipt of the Republic of the Philippines</b>		
	<b>Nº 1415022 E</b>		
	Date <u>05/04/22</u>		
Agency <u>DEWU UARDS</u>		Fund	
Payor <u>RONALD TAN</u>			
Nature of Collection	Account Code	Amount	
<u>Field Inspection</u>		<u>₱ 200</u>	
<u>Deposit</u>			
<u>for 2011, PLSAC</u>			
TOTAL		<u>₱ 200</u>	
Amount in Words		<u>two hundred pesos</u>	
<input type="checkbox"/> Cash	Drawee Bank	Number	Date
<input type="checkbox"/> Check			
<input type="checkbox"/> Money Order			
Received the amount stated above.   Collecting Officer			
NOTE: Write the number and date of this receipt on the back of check or money order received.			



May 16, 2022

SUBJECT: POST SURVEY REPORT ON SURVEY  
AUTHORITY NO. 045306-06-22 FOR LOT NO. 2011,  
PLS 96 IDENTICAL TO LOT NO. 3028, CAD 796-D  
CONTAINING AN AREA OF 49,828 SQUARE  
METERS AS REQUESTED BY RONALD G. TAN  
LOCATED AT BGY. SARAZA, BROOKE'S POINT,  
PALAWAN

The Community Environment and  
Natural Resources Officer  
Brooke's Point, Palawan

Sir:

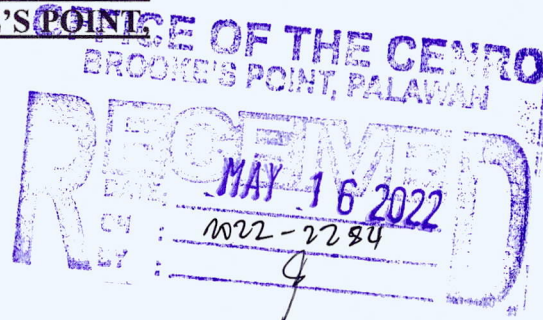
In connection with the above-subject, I have the honor to submit herewith my report, to wit:

Records verification show that Lot No. 2011, PLS 96 identical to Lot 3028, Cad 796-D containing an area of 49,828 square meters is located at Bgy. Saraza, Brooke's Point, Palawan. The cadastral surveyors listed Manuel Guzman as the survey claimant during the execution of cadastral survey on January 11, 1983. That the subject lot is covered by SA V- 20286 of Leopoldo Amar which was rejected on January 10, 1972 after relinquishing his rights over the subject lot in favor of Conchita Rubio paving the way for her Homestead Application No. (III-7) 6509 filed on June 25, 1968. On March 07, 1978, Conchita Rubio sent letter addressed to this Office stating her intention to transfer her rights over the subject lot in favor of one Hipolito Besas. Conchita Rubio and Hipolito Besas signed a Transfer of Homestead Rights but the document was not ratified by an investigator authorized to administer oath and thus not consummated. That the subject lot is also covered by Homestead Application No. (IV-29) 00635 of Bienvenido Dalisay for the whole tract filed on October 19, 1987 and unnumbered Free Patent Application of Bienvenido Dalisay for 17,250 square meter portion of the subject lot filed on May 23, 2005;

That on July 24, 1997, Evelyn Setias-Guzman, wife of Dr. Manuel Guzman executed an Affidavit of Waiver of Rights and Interests duly notarized, waiving the 1.25 hectare portion of the subject lot in favor of Filler Dalisay and 1.75 hectare portion in favor of Bienvenido Dalisay and that the remaining area of more or less 1.9878 hectares shall pertain to her (Guzman). With this, the subject lot was subdivided into three (3) resultant lot under Plan CSD-04-020630 executed by Geodetic Engineer Jesus C. Perilla surveyed on August 27, 1997 and approved on January 21, 2000 as surveyed for Evelyn S. Guzman.

That on April 02, 2018, Felir Dalisay transferred his rights over his portion of the subject lot in favor of Ronald G. Tan containing an area of 1.25 hectare as evidenced by a duly notarized Deed of Absolute Sale. But, it was observed that the actual occupation of Felir Dalisay now claimed by Ronald Tan was on the southern portion which is in contradiction to the sketch as shown in the approved plan.

That on February 23, 2021, this Office issued an Order rejecting the Homestead Application No. (III-7) 6509 of Conchita Rubio and dropping the unnumbered Free Patent Application of Bienvenido Dalisay, and amending the HA No. (IV-29) 000635 of Bienvenido Dalisay to cover only the 17,500 square meters portion of the lot waived to him by Evelyn Guzman;





That on March 31, 2021, Evelyn Setias-Guzman, executed an Affidavit of Waiver of Rights and Interests duly notarized waiving 20,001 square meters (more or less) portion of the subject lot in favor of Ronald G. Tan, identified as Lot No. 3028-A, CSD-04-020630;

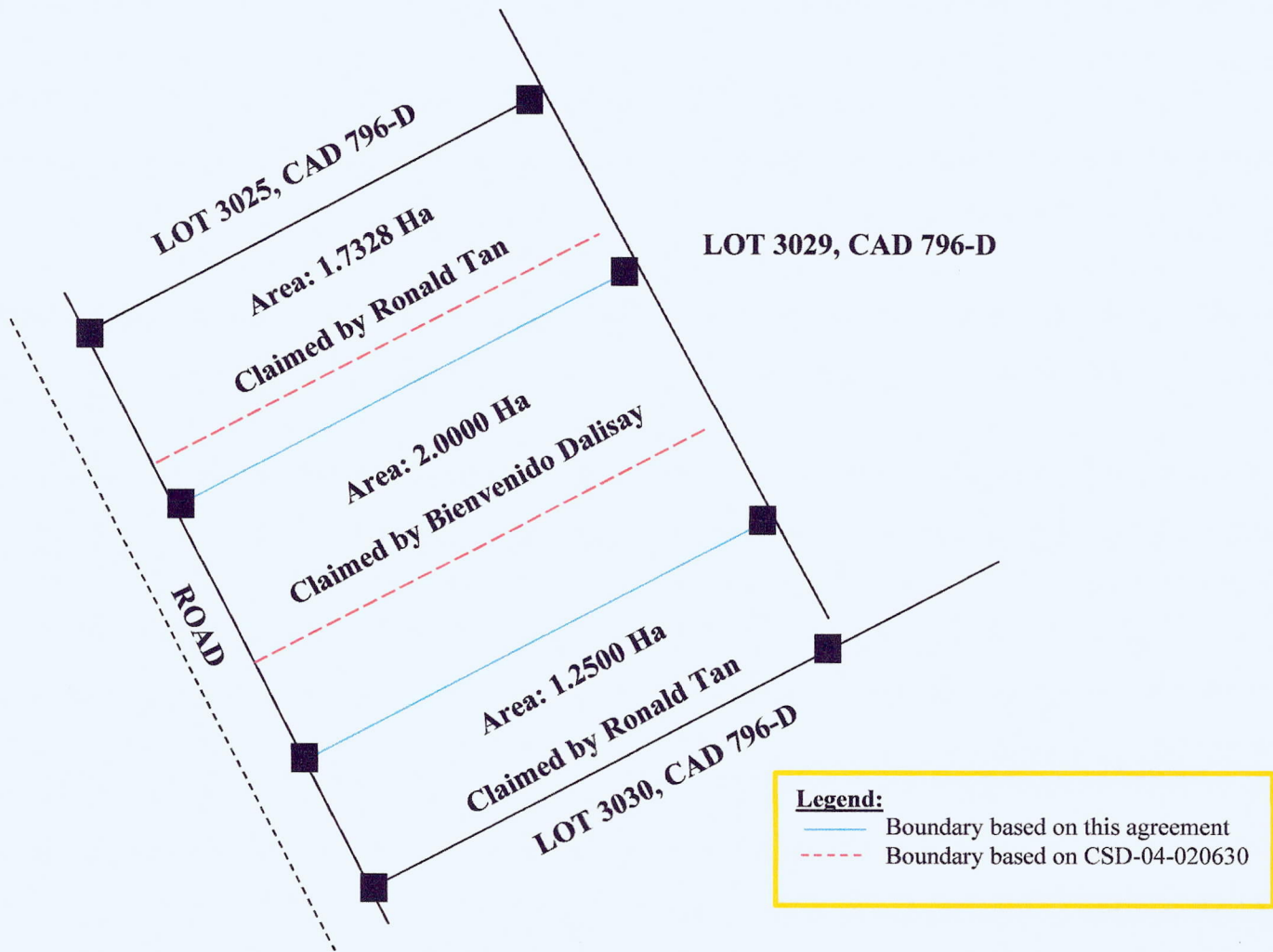
That the subject lot was endorsed to this Office for settlement of land claims a conflict by Punong Barangay Romel A. Mahinay involving Emelia Gabo (relative of Conchita Rubio), Swennie Dalisay and Ronald Tan. That under the provisions of Alternative Dispute Resolution (ADR), a PENRO Order dated November 09, 2021 was issued admitting and approving the Kasunduan entered and signed between Dalisay and Tan and dropping the conflict from the records of this Office, hence, the case was considered terminated and close per PENRO Order dated November 09, 2021;

That on January 26, 2022, this Office received a request for Survey Authority with complete documentary requirements from Mr. Ronald G. Tan for Lot No. 2011, PLS 96 identical to Lot No. 3028, Cad 796-D containing an area of 49,828 square meters located at Bgy. Saraza, Brooke’s Point, Palawan which was forwarded to the Regional Office thru the PENRO for confirmation of Land Classification and clearance to issue survey authority on February 14, 2022;

That on April 18, 2022, this Office received a memorandum Clearance to issue survey authority from the Assistant Regional Director for Technical Services dated April 08, 2022 for the subject lot;

That on May 04, 2022, this Office issued Survey Authority No. 045306-05-22 to Geodetic Engineer Arsenio D. Tamayao, Jr. to conduct subdivision survey on the subject lot rectifying **Plan CSD-04-020630**;

That on May 10, 2022, the undersigned assisted the survey team led by Engr. Tamayao in the conduct of relocation and subdivision survey on the subject lot. Concrete monuments were established/placed in each corners on the boundaries of the three (3) resultant lots, as shown in the sketch below:




That the subject lot is peacefully, exclusively and notoriously occupied by the requesting party and that the subject lot is free from claims and conflict.

That the subject lot is within Alienable and Disposable Zone under Land Classification Map No. 884, Project 12-A, duly certified by then Bureau of Forestry on April 30, 1931, confirmed by the Chief, Surveys and Mapping Division of the Regional Office;


That the subject lot is within Alienable and Disposable Zone under project No. 12-A, LC Map No. 884 duly certified by the Bureau of Forestry on April 30, 1931 and was confirmed by the Chief, Surveys and Mapping Division of the Regional Office.

**IN VIEW OF THE FOREGOING**, it is respectfully recommended that **Plan CSD-04-020630 be rectified** and the survey returns submitted by Engr. Arsenio Tamayao, Jr. be transmitted to the Regional Office thru the PENRO for the approval of the consolidation subdivision plan.

Very truly yours,

  
**MAY Q. SOCRATES**  
Special Investigator I

**SUBSCRIBED AND SWORN** to before me, this **16<sup>th</sup>** day of **May 2022** at Brooke's Point, Palawan.

  
**MARIVIC C. QUITAIN**  
LMO II/ OIC-Chief, RPS





## GEOTAGGED PHOTOS TAKEN DURING THE SURVEY

SURVEY AUTHORITY NO. 045306-05-22 dated May 04, 2022

LOT NO: 2011, PLS 96 identical to Lot No. 3028, CAD 796-D

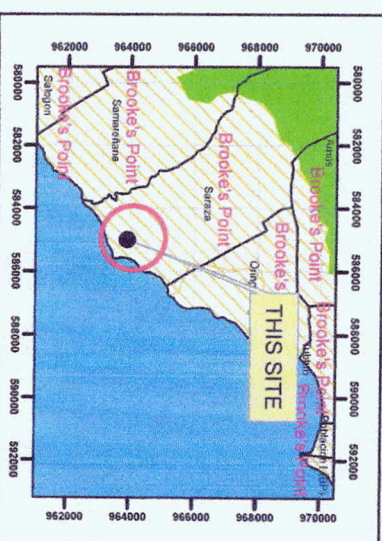
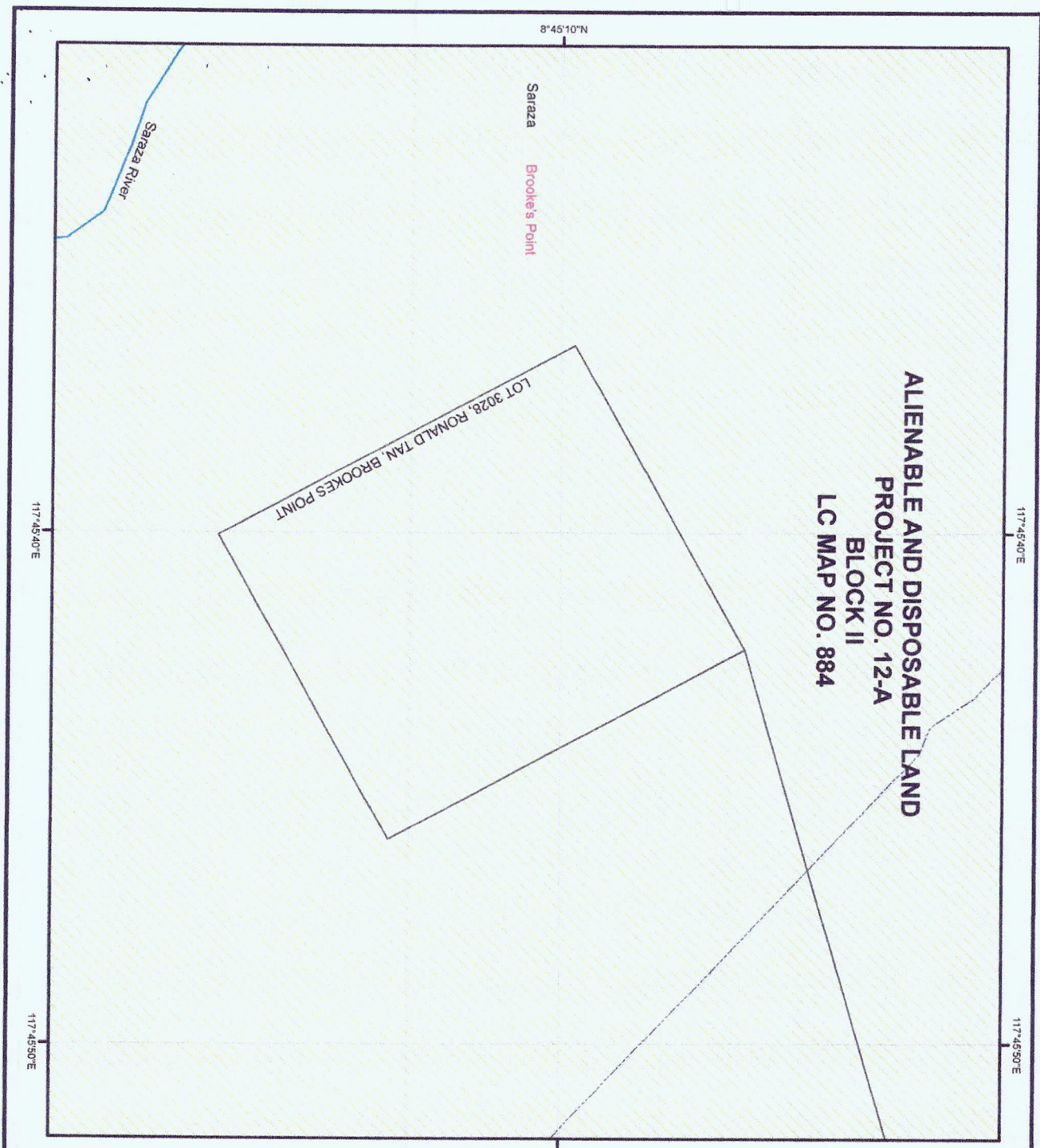
AREA: 49,828 square meters

LOCATION: Bgy. Saraza, Brooke's Point, Palawan

REQUESTING PARTY: RONALD G. TAN







**LOCATION MAP**  
**SCALE 1:700,000**



# **MAP SHOWING**

**THE RELATIVE LOCATION OF LOT 3028  
 FOR SURVEY AUTHORITY APPLIED BY  
 RONAL TAN**

Located at Brgy. Saraza, Brooks Point  
 Municipality of Roxas  
 Province of Palawan  
 Coordinate System: Luzon 1911 UTM Zone 50N  
 Projection: Transverse Mercator  
 Datum: Luzon 1911  
 SCALE 1:1000

## **LEGEND**

- LOT 3028
- CADT\_CADC
- Alienable & Disposable 18,077.90 Has.
- Forestland 8,180.96 Has.
- UPF 62,390.16 Has.
- No Data 9.84 Has.
- PA\_MIMAROPA\_UTMZN50





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Province of PALAWAN  
Bgy. Sta. Monica, Puerto Princesa City  
Telfax No: (048) 434-8791; Email Add: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

**MEMORANDUM**

**FOR** : The Assistant Regional Director for Technical Services  
DENR-MIMAROPA  
Roxas Blvd., Ermita, Manila

**FROM** : The OIC - Provincial Environment and  
Natural Resources Officer

**SUBJECT** : **TRANSMITTAL OF THE REPORT (REQUEST FOR  
RECTIFICATION OF PLAN CSD-04-020630 AND CLEARANCE TO ISSUE  
SURVEY AUTHORITY FILED BY RONALD G. TAN FOR  
CONSOLIDATION SURVEY OF LOT NO. 3028, CAD. 796-D IDENTICAL  
TO LOT NO. 2011, PLS. 96 LOCATED AT BGY. SARAZA, BROOKE'S  
POINT, PALAWAN)**

**DATE** : March 15, 2022

Forwarding the memorandum of CENRO Brooke's Point with the investigation report relative the request for Survey Authority over **Lot No. 3028, CAD. 796-D** identical to Lot. No. 2011, PLS 96, Brooke's Point Cadastre.

After evaluation, this Office found out the following:

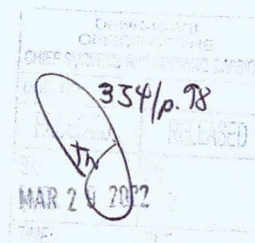
- a. As per findings on the investigation report of Investigator Officer May Q. Socrates, the **Plan CSD-04-020630** is recommended to be rectified and a **Consolidation Subdivision Survey (CCS)** be conducted on the subject lot according to the actual occupation of the claimants.
- b. The subject lot was plotted and evaluated based on the attached technical description (Form V-37) from the Office of the CENRO.
- c. The subject lot consist of four (4) corners covering an area of one thousand one hundred ninety-nine (**1,199**) square meters.
- d. The subject lot is within Alienable and Disposable land per LC Map No. 884, Project No. 12-A, Block II, certified on April 30, 1931.
- e. Attached are the geo-tagged photographs of the subject lot.

Hence, I recommend for the approval of the application for survey authority.

For the OIC-PENRO:

RECEIVED  
PALAWAN REGIONAL OFFICE  
RELEASED  
DATE: MAR 17 2022

JOHNNY P. LILANG  
Chief, TSD/Officer-In-Charge





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
**Province of Palawan**  
Bgy. Sta. Monica, Puerto Princesa City  
Telfax No.: (048) 434-8791; Email Add.: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

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**ANNEX "B"**

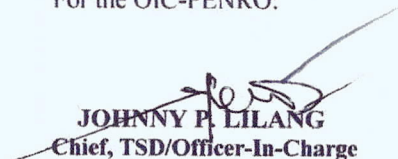
**CERTIFICATION**

This is to certify that **Lot 3028, CAD. 796-D** (~~identical to Lot No. 2011, PLS-96~~) is within **Alienable and Disposable Land** per LC Map No. 884, Project No. 12-A, Block No. II dated April 30, 1931.

Said lot is not covered by GSS covering areas which are within timberland.

Issued on 24<sup>th</sup> day of February, 2022.

For the OIC-PENRO:

  
**JOHNNY P. LILANG**  
Chief, TSD/Officer-In-Charge

Note:  
Reference used was based on the rectified LC map  
provided and projected by the Regional Office

Ref. No. 2022-1250  
/ldm031522





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Brooke's Point, Palawan

penro

February 14, 2022

**MEMORANDUM**

**FOR :** The OIC-Provincial Environment and Natural Resources Officer  
Sta. Monica, Puerto Princesa City

**FROM :** The Community Environment and Natural Resources Officer

**SUBJECT :** **REQUEST FOR RECTIFICATION OF PLAN CSD-04-020630 AND CLEARANCE TO ISSUE SURVEY AUTHORITY FILED BY RONALD G. TAN FOR CONSOLIDATION SURVEY OF LOT NO. 3028, CAD 796-D IDENTICAL TO LOT NO. 2011, PLS 96 LOCATED AT BGY. SARAZA, BROOKE'S POINT, PALAWAN**

**DENR PENRO  
PALAWAN RECORDS  
RECEIVED**

DATE: 12-17-2021 CN 22-1250

Respectfully submitted herewith is the request for rectification of Plan CSD-04-020630 and issuance of survey authority submitted by RONALD G. TAN for consolidation subdivision survey of Lot No. 3028, Cad 796-D identical to Lot No. 2011, PLS 96 and confirmation of Land Classification Status pursuant to the provisions of DMC No. 2019-10.

Submitted are the pertinent documents enumerated below, to wit:

1. Letter request dated January 26, 2022;
2. Updated Tax Declaration;
3. RTC Certification;
4. Barangay Certifications;
5. Photocopy of valid IDs;
6. Sworn Affidavit of Two (2) disinterested persons residing at the same barangay;
7. Copies of Deed of Conveyances;
8. Land Classification certification and sketch map on BL Form V-37;
9. Annex D and E: Investigation report with categorical recommendation and geotagged pictures and Transmittal of Report;

It is requested that the same be evaluated and transmitted to the Regional Office for confirmation of Land Classification Status and issuance of clearance to issue Survey Authority pursuant to the provisions of DMC 2019-10 and LMB Technical Bulletin No. 2020-01. If there are still lacking requirements, kindly specify in order for this Office to act and supply the lack.

For his information and record.

CONCEPCION M. CORPUZ



**DENR - CENRO  
BROOKE'S POINT**

Doc Ref No. 2022-0434/ RPS-MQS

M. Rodriguez St. Poblacion District I, Brooke's Point Palawan 5305  
Mobile Phone: Globe: 0917-502-8916, 0917-502-8773, 0917-502-8915  
Email/Gmail: cenrobrokepoint@denr.gov.ph

DATE  
BY  
202

FEB 15 2022

2022-0434



**MEMORANDUM**

FOR : The OIC-Provincial Environment and  
Natural Resources Officer  
Sta. Monica, Puerto Princesa City

FROM : The Community Environment and  
Natural Resources Officer

SUBJECT : **TRANSMITTAL OF THE REPORT**

DATE : February 09, 2022

---

I am submitting the investigation report conducted on the application for Survey Authority with the subject Lot No. 3028, CAD 796-D identical to Lot No. 2011, PLS 96 containing an area of 49,828 square meters, located at Bgy. Saraza, Brooke's Point, Palawan.

After the conduct of the evaluation, I found out the following:

1. That Plan CSD-04-020630 is recommended to be rectified and a consolidation subdivision survey be conducted on the subject lot according to the actual occupation of the claimants;
2. That the subject lot is within Alienable and Disposable Zone under Land Classification Map No. 884, Project 12-A, duly certified by then Bureau of Forestry on April 30, 1931;
3. That the subject lot is free from claims and conflict.
4. It is respectfully recommended that the request for issuance of Survey Authority be forwarded to the Regional Office for clearance to issue Survey Authority and confirmation of Land Classification Status pursuant to the provisions of DMC 2019-10.

Hence, I recommend for the approval of the application for survey authority. Attached are geo-tagged photographs and sketch submitted with the report.

  
**CONRADO M. CORPUZ**





**MEMORANDUM**

FOR : The Community Environment and  
Natural Resources Officer

FROM : The Investigating Officer

SUBJECT : **INVESTIGATION REPORT**

DATE : February 08, 2022

---

I am submitting this report in compliance with your instruction to conduct an investigation on this application for Survey Authority.

**SUBJECT LOT**

The subject of this investigation is Lot 2011, PLS 96 identical to Lot 3028, Cad 796-D containing an area of 49,828 square meters located at Bgy. Saraza, Brooke's Point, Palawan. Subject lot is covered by SA V- 20286 of Leopoldo Amar which was rejected on January 10, 1972 after relinquishing his rights over the subject lot in favor of Conchita Rubio paving the way for her Homestead Application No. (III-7) 6509 filed on June 25, 1968. On March 07, 1978, Conchita Rubio sent letter addressed to this Office stating her intention to transfer her rights over the subject lot in favor of one Hipolito Besas. Conchita Rubio and Hipolito Besas signed a Transfer of Homestead Rights but the document was not ratified by an investigator authorized to administer oath and thus not consummated;

That the cadastral surveyors listed Manuel Guzman as the survey claimant during the execution of cadastral survey on January 11, 1983. Subject lot is also covered by Homestead Application No. (IV-29) 00635 of Bienvenido Dalisay for the whole tract filed on October 19, 1987 and an unnumbered Free Patent Application of Bienvenido Dalisay for 17,250 square meter portion of the subject lot filed on May 23, 2005;

That on July 24, 1997, Evelyn Setias-Guzman, wife of Dr. Manuel Guzman executed an Affidavit of Waiver of Rights and Interests duly notarized, waiving the 1.25 hectare portion of the subject lot in favor of Filler Dalisay and 1.75 hectare portion in favor of Bienvenido Dalisay and that the remaining area of more or less 1.9878 hectares shall pertain to her (Guzman);

That on April 02, 2018, Felir Dalisay transferred his rights over his portion of the subject lot in favor of Ronald Tan containing an area of 1.25 ha as evidenced by a duly notarized Deed of Absolute Sale;

That on February 23, 2021, this Office issued Order rejecting the Homestead Application No. (III-7) 6509 of Conchita Rubio and dropping the unnumbered Free Patent Application of Bienvenido Dalisay, and amending the HA No. (IV-29) 000635 of Bienvenido Dalisay to cover only the 17,500 square meters portion of the lot;

That on March 31, 2021, Evelyn Setias-Guzman, executed an Affidavit of Waiver of Rights and Interests duly notarized waiving 20,001 square meters (more or less) portion of the subject lot in favor of Ronald Tan, identified as Lot No. 3028-A, CSD-04-020630;

That the subject lot was endorsed to this Office for settlement of land claims a conflict by Punong Barangay Romel A. Mahinay involving Emelia Gabo (relative of Conchita Rubio, Swennie Dalisay and Ronald Tan. That under the provisions of Alternative Dispute Resolution (ADR), a PENRO Order dated November 09, 2021 was issued admitting and approving the Kasunduan entered and signed between Dalisay and Tan and dropping the conflict from the records of this Office, hence, the case was considered terminated and close, copy of ADR Form No. 9 and PENRO Order hereto attached.

#### **CLAIMANT**

The claimants are Ronald Tan for 12,500 square meter and 17,328 square meter portion and Bienvenido Dalisay for 20,000 square meter portion, all of in legal age, male, and residents of Bgy. Saraza, Brooke's Point, Palawan.

#### **PROCEEDINGS/ACTIVITIES UNDERTAKEN**

Upon receipt of your instruction, I immediately conducted the investigation. The following were undertaken:

1. That on January 26, 2022, Mr. Ronald Tan requested for issuance of Survey Authority and submitted the following attachments in accordance with DMC 2019-10:
  - a) *Certified True Copy of Tax Declaration of Real Property for Lot 2011, PLS 96 with Property Identification No. 066-06-017-06-012 showing CONCHITA RUBIO as the Owner;*
  - b) *Certification from the Office of the Clerk of Court dated March 12, 2021; certifying that Lot No. 2011, PLS 96 was a subject of cadastral proceeding in Cadastral Case No. N-3, LRC Record No. N-134 which was called for initial hearing on July 24, 1967 nobody has filed an answer for the aforesaid lot, hence, on even date an Order of General Default was issued by the court as against all persons and as regards the said lot;*
  - c) *Barangay Certification dated January 25, 2022 certifying that Ronald Tan is the actual possessor/claimant of 17, 328 square meters and 12,500 square meters portion of the subject lot;*
  - d) *Photocopies of valid ID of Mr. Ronald Tan;*
  - e) *Sworn Affidavit of Two (2) disinterested persons residing at the same barangay dated January 26, 2022;*

M. Rodriguez St. Poblacion District I, Brooke's Point Palawan 5305  
Mobile Phone: Globe: 0945-257-1402; Smart: 0912-429-0856  
Email/Gmail: cenbrookespoint@denr.gov.ph



2. That on January 26, 2022, Mr. Tan paid for Field Inspection Deposit amounting to Php 200.00 under Official Receipt No. 1414437, copy hereto attached;
3. That on February 04, 2022, the undersigned conducted inspection on the subject lot. On the ground, the following were observed:
  - a. Northern portion of the lot- planted with more or less 100 coconut trees (with an estimated age of 30-40 years), is presently claimed by Ronald Tan containing an area of 12,500 square meters;
  - b. Southern portion of the lot- enclosed with barbed wire fence and planted with coconut trees (estimated aged 10-20 years) and other fruit bearing trees. Also, Tan is presently occupying the portion built with concrete house and piggeries containing an area of 17,328 square meters;
  - c. Middle/center portion of the lot- occupied by Swennie and Bienvenido Dalisay, planted with 50-70 full bearing coconut trees, several fruit bearing trees and three (3) residential houses owned by the Dalisays containing an area of 20,000 square meters;
  - d. It was observed that the temporary access road leading to the subject lot was paved between Lot Nos. 3030 & 3029, Cad 796-D.
  - e. It was confirmed that the Plan CSD-04-020630 differs from the actual occupation of the claimants, hence, this request for rectification and consolidation;
  - f. Please see attached photos taken during the inspection, sketch based on actual occupation/claims and proposed subdivision

#### **FINDINGS/RECOMMENDATION**

After the conduct of the investigation, I found out the following:

1. That Plan CSD-04-020630 is recommended to be rectified and a consolidation subdivision survey be conducted on the subject lot according to the actual occupation of the claimants;
2. That the subject lot is within Alienable and Disposable Zone under Land Classification Map No. 884, Project 12-A, duly certified by then Bureau of Forestry on April 30, 1931;
3. That the subject lot is free from claims and conflict.
4. It is respectfully recommended that the request for issuance of Survey Authority be forwarded to the Regional Office for clearance to issue Survey Authority and confirmation of Land Classification Status pursuant to the provisions of DMC 2019-10.

I recommend for the issuance of clearance to issue survey authority. Attached are geo-tagged photographs of the subject lot.

  
**MAY Q. SOCRATES**

M. Rodriguez St. Poblacion District I, Brooke's Point Palawan 5305  
Mobile Phone: Globe: 0945-257-1402; Smart: 0912-429-0856  
Email/Gmail: cenbrookespoint@denr.gov.ph





## GEOTAGGED PHOTOS TAKEN DURING THE INSPECTION

DATE OF INSPECTION: **February 04, 2022**

LOT NO: **2011, PLS 96 identical to Lot No. 3028, CAD 796-D**

AREA: **49,828 square meters**

LOCATION: **Bgy. Saraza, Brooke's Point, Palawan**

REQUESTING PARTY: **RONALD G. TAN**



*Above photos show the investigator and the requesting party-Mr. Ronald G. Tan standing at the Northern portion of the subject lot.*



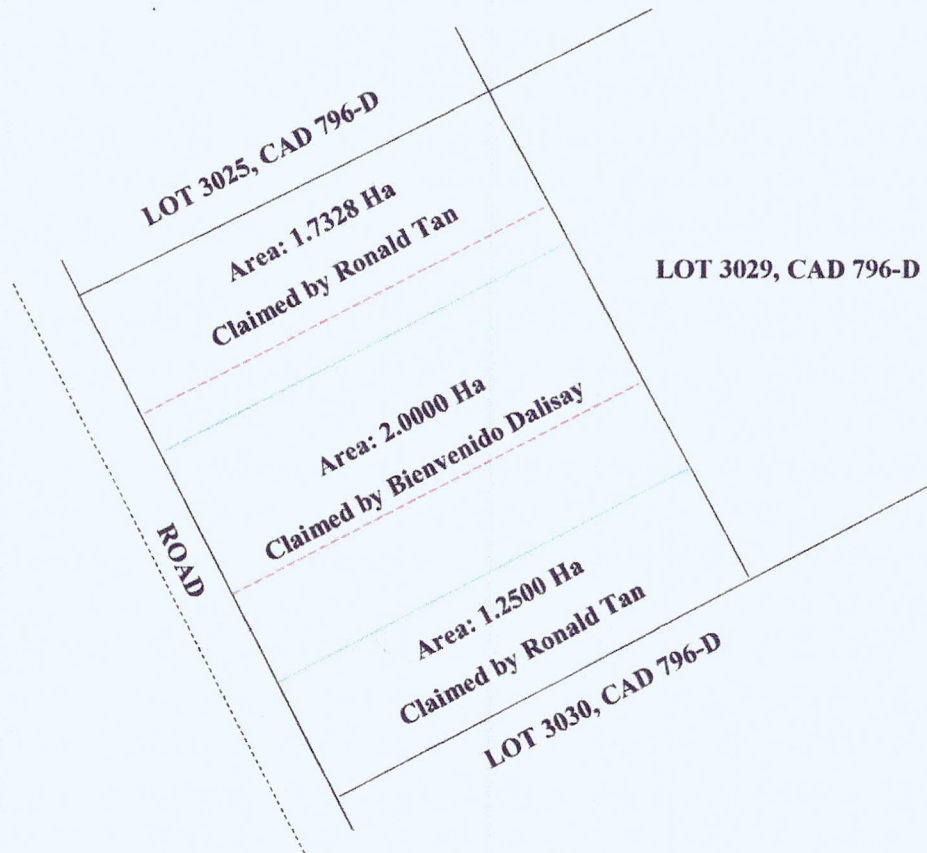
*Above photos show the investigator and the claimant of 2-ha portion-Mrs. Swennie Dalisay standing at the middle portion of the subject lot.*



*Above photos show the investigator and the requesting party-Mr. Ronald G. Tan standing at the Southern portion of the subject lot.*



**SKETCH BASED ON THE AGREEMENT SIGNED BY BOTH PARTIES ON OCTOBER 26, 2021**



**Legend:**

- Boundary based on the actual occupation
- Boundary based on CSD-04-020630

**MUN. ASSESSOR'S COPY DECLARATION OF REAL PROPERTY**TD No. **18-06-017-0225**Property Identification No. **066-06-017-06-012**Owner: **CONCHITA RUBIO**

TIN: \_\_\_\_\_

Address: **SARAZA, BROOKE'S POINT, PALAWAN**

Telephone No. \_\_\_\_\_

Administrator/Beneficial User: \_\_\_\_\_

TIN: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone No. \_\_\_\_\_

Location of Property: \_\_\_\_\_

**SARAZA****BROOKE'S POINT, PALAWAN**

(Number and Street)

(Barangay/District)

(Municipality &amp; Province)

OCT/TCT/CLOA No. \_\_\_\_\_

Survey No. **PLS-96, IDENT. TO LOT NO. 3028, CAD**

CCT: \_\_\_\_\_

Lot No. **796-D**

Date: \_\_\_\_\_

Blk. No. \_\_\_\_\_

Boundaries: \_\_\_\_\_

North: **NE - ALN 001 (2012)**South: **SW - FEEDER ROAD**East: **SE - ALN 013 (2013)**West: **NW - ALN 002 (2008)****KIND OF PROPERTY ASSESSED:**☒ **LAND**☐ **MACHINERY**☐ **BUILDING**

Brief Description: \_\_\_\_\_

No. of Storeys: \_\_\_\_\_

☐ **Others:**

Specify: \_\_\_\_\_

Brief Description: % dep. \_\_\_\_\_

Classification	Area	Unit	Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxability
AGRICULTURAL (CORN/L3-ML)	7.9828 ha.	100,000	Php	766,348.80	AGRICULTURAL (Corn Land)	16 %	Php 122,620.00	TAXABLE
AGRICULTURAL			Php	9,504.00	AGRICULTURAL (Plants/Trees)	16 %	Php 1,520.00	TAXABLE
Total	79,828.00 sq.m.		Php	775,852.80			Php 124,140.00	

Total Assessed Value **ONE HUNDRED TWENTY-FOUR THOUSAND ONE HUNDRED FORTY PESOS**

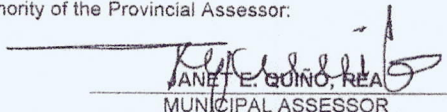
(Amount in Words)


Taxable ☒Exempt ☐

Effectivity of Assessment/Reassessment: \_\_\_\_\_

**2019**  
Year

Approved by: By Authority of the Provincial Assessor:

  
**JANET E. QUIÑO, REA**  
 MUNICIPAL ASSESSOR


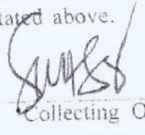
**7/23/2018**  
 Date
This declaration cancels TD No. **06-017-0204**Previous A.V. Php **99,360.00**Previous PIN **066-06-017-06-009**Previous Owner: **CONCHITA RUBIO**Previous Area: **79828 sq.m.****Memoranda:****REVISED PURSUANT TO SECTION 219 OF R.A. 7160 AND SECTION 24 OF PROVINCIAL ORDINANCE NO. 1914-2018, SERIES OF 2018.****CERTIFIED PHOTO COPY FROM FILE:**
  
**JANET E. QUIÑO, REA**  
 Municipal Assessor
**PAID UNDER O.R. NO. : 0948546 H****AMOUNT PAID****: 100.00****ISSUED ON****: 1-26-2022****ISSUED AT****: 13Point, Palawan**

NOTE: This declaration is for real property taxation purposes only and the valuation indicated herein are based on the schedule of unit market values prepared for the purpose and duly enacted into an Ordinance by the Sangguniang Panlalawigan under Ordinance No. 1914-2018 dated March 26, 2018. It does not and cannot by itself alone confer any ownership or legal title to the property.

SWORN STATEMENT No.:

SWORN STATEMENT Date:



	<b>Official Receipt of the Republic of the Philippines</b>		
	No. 1414437 E		
	Date 01/26/1992		
Agency DEWR COMRO		Fund	
Payor RONALD TAN			
Nature of Collection	Account Code	Amount	
Field Inspection Deposit		P 200	
Lot 3026 (CAR MTD)			
TOTAL		P 200	
Amount in Words two hundred pesos			
<input type="checkbox"/> Cash	Drawee Bank	Number	Date
<input type="checkbox"/> Check			
<input type="checkbox"/> Money Order			
Received the amount stated above.			
 Collecting Officer			
NOTE: Write the number and date of this receipt on the back of check or money order received.			

Republic of the Philippines  
**REGIONAL TRIAL COURT**  
Fourth Judicial Region  
Puerto Princesa City

**OFFICE OF THE CLERK OF COURT**  
Hall of Justice, Sta. Monica, Puerto Princesa City

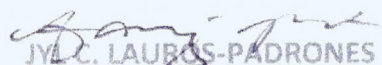
**CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

THIS IS TO CERTIFY that as per records available in the Regional Trial Court, Puerto Princesa City, Lot No. 2011, Pls-96 situated in Brooke's Point, Palawan was a subject of cadastral proceeding in Cadastral Case No. N-3, LRC Record No. N-134, however, when this case was called for initial hearing on July 24, 1967 nobody has filed any answer for the aforesaid lot, hence, on even date an Order of General Default was issued by the court as against all persons and as regards the said lot.

This Certification is being issued upon the request of Mr. Franklin M. Aquino of CENRO, Brooke's Point, Palawan for whatever legal purpose it may serve.

At Puerto Princesa City, this 12<sup>th</sup> day of March 2021.

  
JYL C. LAUROS-PADRONES  
Clerk of Court

Cert. Fee: P15.00/P35.00  
O.R. No. 4129632/4133805  
Dated: February 19, 2021





Republic of the Philippines  
Province of Palawan  
Municipality of Brooke's Point  
Barangay Saraza

---

**OFFICE OF THE PUNONG BARANGAY**

---

**CERTIFICATION**


**TO WHOM IT MAY CONCERN:**

This is to **CERTIFY** that **MR. RONALD G. TAN**, of legal age, married, Filipino and bonafide resident of Barangay, Brooke's Point, Palawan and actual possessor/claimant of Lot No. 3028-C, CSD-04-020630, containing an area of more or less 17,328 Square Meters, located at Sitio Jorusan, Barangay Saraza, Brooke's Point, Palawan.

**TO CERTIFY FURTHER**, that the said lot has planted with 100 coconut full bearing.

This **CERTIFICATION** is being issued upon the request of Mrs. Nova Christine D. Tan, for whatever legal purposes it may serve her/him best.

Issued this **25<sup>th</sup>** day of **January 2022** at Barangay Saraza, Brooke's Point, Palawan.

  
**ROMEL A. MAHINAY**  
Punong Barangay



Republic of the Philippines  
Province of Palawan  
Municipality of Brooke's Point  
Barangay Saraza

---

**OFFICE OF THE PUNONG BARANGAY**

---

**CERTIFICATION**

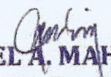
**TO WHOM IT MAY CONCERN:**

This is to **CERTIFY** that **MR. RONALD G. TAN**, of legal age, married, Filipino and bonafide resident of Barangay Saraza, Brooke's Point, Palawan the actual possessor/claimant of **Lot No. 3028-A, CSD-04-020630**, containing an area of more or less 12,500 Square Meters, located at Sitio Jorusan, Barangay Saraza, Brooke's Point, Palawan.

**TO CERTIFY FURTHER**, that the said lot planted with 83 coconut trees full bearing and 67 non bearing (*2 years planted*).

This **CERTIFICATION** is being issued upon the request of Mrs. Nova Christine D. Tan, for whatever legal purposes it may serve her/him best.

Issued this **25<sup>th</sup>** day of **January 2022** at Barangay Saraza, Brooke's Point, Palawan.

  
**ROMEL A. MAHINAY**  
Punong Barangay





**REPUBLIC OF THE PHILIPPINES**  
**DEPARTMENT OF TRANSPORTATION**  
**LAND TRANSPORTATION OFFICE**  
**PROFESSIONAL DRIVER'S LICENSE**





Last Name, First Name, Middle Name  
**TAN, RONALD GALICIA**

Nationality Sex Date of Birth Weight (kg) Height(m)  
**PHL M 1981/06/23 80 1.68**

Address  
**RIO TUBA BATARAZA PALAWAN**

License No.  
**D11-12-002462**

Expiration Date  
**2023/06/23**

Agency Code  
**D11**

Height (cm)  
**168**

Eye Color  
**BLACK**

Conditions  
**NONE**

Signature of Licensee  


Assistant Secretary  
  
**EDGAR C. GALVANITE**

**IN ORGAN DONATION:**  
 I WILL NOT DONATE ANY ORGAN

**IN CASE OF EMERGENCY NOTIFY:**  
 NAME: RONALD CHRISTINE TAN  
 ADDRESS: RIO TUBA BATARAZA PALAWAN  
 TEL. NO: 9978240000


**1. RESTRICTIONS:**

1. MOTORCYCLES, MOTOBIKES, TRI-CYCLES
2. VEHICLE UP TO 4000 CCM G.V.W.
3. VEHICLE ABOVE 4000 CCM G.V.W.
4. AUTOMATIC CLUTCH UP TO 4000 G.V.W.
5. AUTOMATIC CLUTCH ABOVE 4000 G.V.W.
6. ARTICULATED VEHICLE 1600 KGS TO 4000 G.V.W.
7. ARTICULATED VEHICLE 1600 KGS TO 4000 G.V.W.
8. ARTICULATED VEHICLE 4001 KGS ABOVE G.V.W.

**2. CORRECTIONS:**

1. WEAR EYEGLASSES
2. DRIVES ONLY W/ SPECIAL CORRECTIVE LENSES
3. DRIVES ONLY W/ SPECIAL CORRECTIVE LENSES
4. DRIVES ONLY W/ SPECIAL CORRECTIVE LENSES
5. ACCOMPANIED BY A PERSON W/ NORMAL HEARING

Serial Number  
**044941409**



188

188

188

REPUBLIC OF THE PHILIPPINES )  
PROVINCE OF PALAWAN : S. S.  
MUNICIPALITY OF BROOKE'S POINT)

**JOINT AFFIDAVIT IN SUPPORT TO THE  
ISSUANCE OF SURVEY AUTHORITY/ORDER**

We MARVIN A. LIMBO married to IRISH MAY G. LIMBO  
and GENIE M. GERAYA married to RINGLE  
both Filipinos, of legal age, and residents of the Barangay of Saraza, Municipality of  
Brooke's Point, Province of Palawan after having been duly sworn to in accordance with  
law, depose and say :

1. That we personally know RONALD G. TAN who has acquire a land known as  
Portion of Lot No. 3028, Cad 796-D Identical to Lot No. 2011, PLS 96  
containing an area of 1.2500 hectares and 1.7328 hectares (more or less)  
located in the Barangay of Saraza, Municipality of Brooke's Point Province  
of Palawan;
2. That we are actual residents of Bgy. Saraza, Municipality of Brooke's Point,  
Palawan and we know the land to be surveyed for very well;
3. That RONALD G. TAN have continuously occupied and cultivated the land  
themselves or thru their predecessors-in-interests since 1983 or prior  
thereto and it is free from claims and conflicts;
4. That we are not related to RONALD G. TAN either by consanguinity or  
affinity and we are not personally interested in the land sought to be surveyed;  
and,
5. That to the best of our knowledge, belief and information, the applicants are  
natural born citizen of the Philippines and are not owners of more than twelve  
(12) hectares of land in the Philippines.

IN WITNESS WHEREOF, we have hereunto set our hands and signed this  
affidavit this 26 JAN 2022 in the Municipality of Brooke's Point, Province  
of Palawan.

MARVIN A. LIMBO

Affiant

GENIE M. GERAYA

Affiant

CTC/ID 25900013

Issued on 1-05-2022

At Saraza, Brooke's P. Pal.

CTC/ID 25900027

Issued on 1-5-2022

At Saraza, Brooke's P. Pal.

SUBSCRIBED AND SWORN TO before me on the date and place stated above.



MAI C. SOCRATES  
SPECIAL INVESTIGATOR

Officer Authorized to Administer Oath



[illegible]

三

INSTRUMENT OF WAIVER OF RIGHTS AND  
INTEREST (AMICABLE SETTLEMENT)

KNOW ALL MEN BY THESE PRESENTS:

That EVELYN SETIAS GUZMAN married to DR. MANUEL C. GUZMAN, businessman of legal age, of Brooke's Point, Palawan is the owner and fee simple of a parcel of agricultural land, Lot No. 2011, Pls-96 equivalent to Lot 3028, Cad 796-D the land is more particularly described as follows:

"Lot No. 2011, Pls-96 equivalent to Lot 3028, Cad 796-D bounded on the North by Lot No. 2008, Pls-96; on the East by Lot No. 2012, Pls-96; on the West by Homestead Road, on the South by Lot No. 2013, Pls-96, with an area of 4.928 Hectares as surveyed.

NOW THEREFORE, as the owner and fee simple, by virtue of this presents I hereby waive all my rights and interest in favor of HIRVINIDO DALISAY with an area of 4.928 Hectares portion "B", in favor of TILLER DALISAY with an area of 1.500 Hectares as portion "A" subject to the result of the survey. The remaining portion 1.500 Hectares shall pertain to me, subject to the result of survey, the land Lot No. 2011, Pls-96 is now free from claims and is not tenanted. The Sketch of this instrument at the back of this document.

Upon material understanding we all signed this instrument of Waiver of waiver of Rights and Interest this 24th day of July, 1997.

*Hirvinido Dalisay*  
HIRVINIDO DALISAY  
Transferee

*Tiller Dalisay*  
TILLER DALISAY  
Transferee

*Evelyn Setias Guzman*  
EVELYN SETIAS GUZMAN  
Transferor

WITH MY PARTIAL CONSENT  
*Manuel C. Guzman*  
DR. MANUEL C. GUZMAN  
Transferor Husband

1. *[Signature]* SIGNED IN THE PRESENCE OF:

2. *[Signature]*

ACKNOWLEDGMENT

REPUBLIC OF THE PHILIPPINES )  
PROVINCE OF PALAWAN :s.s  
MUNICIPALITY OF BROOKE'S POINT)

BEFORE ME, Notary Public for Brooke's Point, Palawan personally appeared the transferor, who exhibited to me, as Not. Cert. No. \_\_\_\_\_ issued on \_\_\_\_\_ issued at \_\_\_\_\_ known to me and to me known as the same person who executed the foregoing instrument and acknowledge before, that the same is their free act and deed.

WITNESS MY HAND AND MY NOTARIAL SEAL.

Doc. No. 05  
Page No. 01  
Book No. IV  
Series of 1997

*[Signature]*  
MARCELO C. GARCIA  
Notary Public/Until Dec. 31, 1998  
PTR NO. 7570140 IPC  
IBF NO. 345590  
TAN NO. 270-113-02-465, PGB, RFP



# DEED OF ABSOLUTE SALE

KNOW ALL MEN BY THESE PRESENTS:

This DEED OF ABSOLUTE SALE is made, executed and entered into by:

**FELIR A. DALISAY**, of legal age, Filipino citizen with residence and postal address at Brgy. Saraza, Brooke's Point, Palawan, hereinafter called the **SELLER** of Portion A fee simple parcel of agricultural land donated by the transferor Mrs. Evelyn S. Guzman.

-AND-

**RONALD G. TAN**, Filipino citizen with residence and postal address at Poblacion, District 1, Brooke's Point, Palawan, hereinafter referred to as the **BUYER**.

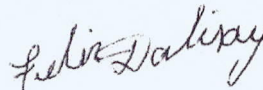
WITNESSETH;

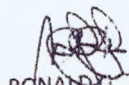
**WHEREAS**, the **SELLER** is the owner of a fee simple parcel of agricultural land with improvements located at Brgy. Saraza, Brooke's Point, Palawan, containing an area of **1.2 HECTARES** (12,500 square meters) more particularly described as follows:

"A certain fee simple parcel of agricultural land which is known as Portion A of Lot No. 2011, Pls-96 equivalent to lot 3028, Cad 796-D bounded on the North by Lot No. 2008, Pls-96; on the east by Lot No. 2012, Pls - 96; on the west by Homestead Road, on the South by Lot No. 2013, Pls - 96 consisting an area of 4.4928 HECTARES as surveyed, situated at Brgy. Saraza, Brooke's Point, Palawan".

**WHEREAS**, the **BUYER** has offered to buy and the **SELLER** has agreed to sell the above mentioned property for the amount of ONE HUNDRED THOUSAND PESOS (P 100,000.00) Philippine Currency;

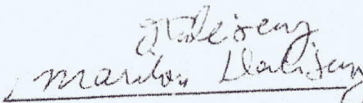
**NOW THEREFORE**, for and in consideration of the sum of ONE HUNDRED THOUSAND PESOS (P 100,000.00) Philippine Currency, hand paid by the vendee to the vendor, the **SELLER** DO HEREBY SELL, TRANSFER, and CONVEY by way of Absolute Sale unto the said **BUYER**, his heirs and assigns, the certain parcel of land together with all the improvements found thereon, free from all liens and encumbrances of whatever nature including real estate taxes as of the date of this sale.


  
FELIR A. DALISAY  
Seller

  
RONALD G. TAN  
Buyer

SIGNED IN THE PRESENCE OF:



  
Felir A. Dalisay

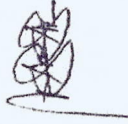


ACKNOWLEDGMENT

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
PROVINCE OF PALAWAN  
MUNICIPALITY OF BROOKE'S POINT  
X.....X

} S.S.

BEFORE ME, a Notary Public for and in the Municipality of Brooke's Point, Palawan, personally appeared:



Name	CTC Number	Date/Place Issued
FELIR A. DALISAY	<u>27571143</u>	<u>1/19/18 - Saraga, Brooke's Pt.</u>
RONALD G. TAN	<u>27577997</u>	<u>2/05/18 - RW TUBA</u>


Known to me and to me known to be the same persons who executed the foregoing instrument and acknowledged to me that the same are their free act and voluntary deed.

This instrument, consisting of 2 pages, including the page on which this acknowledgment is written, has been signed on the left margin of each and every page thereof by the concerned parties and their witnesses, and sealed with my notarial seal.

WITNESS MY HAND AND SEAL on this APR 02 2018 at Brooke's Point, Palawan

*Felir A. Dalisay*

Doc. No. 398  
Page No. 87  
Book No. 30  
Series of 2018

 Notary Public

ATTY. MARIETA BOLOS-BUENAVISTA  
NOTARY PUBLIC until December 31, 2019  
Roll No. 53322  
IBP Lifetime member no. 010319  
PTR No. 2841737/ Jan. 12, 2018 / PAL  
MCLE Compliance No. V-0012025  
Brooke's Point, Palawan





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**COMMUNITY ENVIRONMENT AND NATURAL  
RESOURCES OFFICE**

	X	
MANUEL GUZMAN	:	Lot No. 3028, Cad 796-D ident. to
Survey Claimant	:	
	:	Lot No. 2011, PLS 96
HA No. (III-7) 6509	:	
CONCHITA RUBIO	:	Area: 49,878 square meters
Applicant	:	
	:	
HA No. (IV-29) 00635	:	Location: Bgy. Saraza
BIENVENIDO DALISAY	:	Brooke's Point, Palawan
Applicant	:	
	:	
Unnumbered Free Patent Application	:	
BIENVENIDO DALISAY	:	
Applicant	:	
X - - - - -	X	

**ORDER**

In an investigation conducted on the premises by Special Investigator I May Q. Socrates contained in her report dated February 22, 2021, it was found and ascertained that the above-subject lot now actually occupied, cleared and improved by Bienvenido Dalisay, Ronald Tan and Manuel Guzman.

In that same investigation, it was further reported that above-named applicant, Conchita Rubio had tried to transfer her rights and interests over the lot in favor of Hipolito Besas, which did not ripen into fruition as the proposed document was not ratified;

It is ordered that the Homestead Application No. (III-7) 6509 of Conchita Rubio, unnumbered Free Patent Application of Bienvenido Dalisay be, as hereby they are being ordered rejected and dropped, respectively, from the records of this Office forfeiting in favor of the Government whatever amounts has been paid on their account.

That the HA No. (IV-29) 000635 of Bienvenido Dalisay is hereby ordered amended to cover only the 17,500 square meters portion of the lot.

SO ORDERED:

Brooke's Point, Palawan, February 23, 2021.

For and by the authority of the  
DENR Secretary:

**CONRADO M. CORPUZ**  
OIC-CENRO

Copy Furnished:

CONCHITA RUBIO  
BIENVENIDO DALISAY  
MANUEL GUZMAN  
The PENRO

The Regional Executive Director

- Bgy. Saraza, Brooke's Point, Palawan
- Bgy. Saraza, Brooke's Point, Palawan
- Bgy. Saraza, Brooke's Point, Palawan
- Sta. Monica, Puerto Princesa City
- MIMAROPA, DENR by the Bay, 1515 L & S Bldg., Roxas Blvd., Ermita, Manila

M. Rodriguez St. Poblacion District I, Brooke's Point Palawan 5305  
Mobile Phone: Globe: 0917-502-8916, 0917-502-8773, 0917-502-8915  
Email/Gmail: cenro\_brkspt@yahoo.com, [cenrobrkspt@gmail.com](mailto:cenrobrkspt@gmail.com)

# WAIVER OF RIGHTS

KNOW ALL MEN BY THESE PRESENTS:

This Waiver of Rights made and entered into by and between:

**EVELYN S. GUZMAN**, of legal age, Filipino, married to Manuel C. Guzman and a resident of No. 131 Mabini St, Bgy. Maunlad, Puerto Princesa City, Palawan, as the **WAIVOR**;

And

**RONALD G. TAN**, of legal age, Filipino, married to Nova Christine D. Tan and a resident of Poblacion, District 1, Brooke's Point Palawan, as the **WAVEE**;

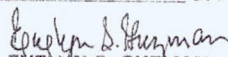
WITNESSETH:

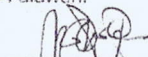
That the WAIVOR is the actual possessor and claimant of a parcel of land, located at Bgy. Saraza, Brooke's Point, Palawan, containing an area of Forty Nine Thousand Eight Hundred Twenty Eight (49, 828) square meters, identified as Lot No. 3028, CAD 796-D, Brooke's Point Cadastre;

That for some valuable consideration, the WAIVOR DOES HEREBY WAIVE AND CONVEY by way of Waiver of Rights unto the Waivee RONALD G. TAN, his heirs and successors-in-interest, all THE WAIVOR'S rights and interests over a PORTION of the above-mentioned land, containing an area of TWENTY THOUSAND ONE (20,001) square meters, more or less, now identified as Lot 3028-A, Csd-04-020630, free from all liens and encumbrances whatsoever.

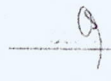
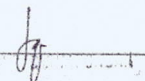
That henceforth, ownership of the property above described shall pertain unto the waivee and that the waivor shall defend its rights from any and all claims by third persons whomsoever.

IN WITNESS WHEREOF, I have hereunto set my hand this \_\_\_\_\_ at Puerto Princesa City, Palawan.

  
**EVELYN S. GUZMAN**  
WAIVOR  
ID. No. 42569  
Issued by ASCA - Puerto Princesa City

  
**RONALD G. TAN**  
WAVEE  
Driver's License No. D11-12-002462

With marital consent:   
**MANUEL C. GUZMAN**

 witnesses 

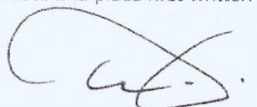
## ACKNOWLEDGMENT

Republic of the Philippines )  
Province of Palawan )s.s.  
City of Puerto Princesa )

MAR 11 2021

**BEFORE ME**, this \_\_\_\_\_ at Puerto Princesa City, Palawan, appeared parties with their IDs above written, known to me to be the same persons who executed the foregoing and they acknowledged to me that the same is their free and voluntary act and deed. **WITNESS MY HAND AND SEAL**, the date and place first written above.

Doc. No. 179; Book No. 275;  
Page No. 37; Series of 2021

  
**ATTY. RICHARLEX G. JACOBIS**  
NOTARY PUBLIC  
Until December 31, 2021  
NPL No. 2020-023  
JEP No. 001574 / 12-10-20 / PALAWAN  
PIR No. 2572433 / 12-07-20 / PALAWAN  
MCLE No. VI-007133703-25-2019  
Valid until April 14, 2022  
Bar Roll No. 48313





## **KASUNDUAN** **(AMICABLE SETTLEMENT AGREEMENT)**

### **SA KAALAMAN NG LAHAT:**

*"KAMI, sina SWINNIE S. DALISAY at BIENVENIDO A. DALISAY, Pilipino, nasa hustong gulang, mag-asawa at kasalukuyang naninirahan at may pahatirang sulat sa Bgy. Saraza, Brooke's Point, Palawan ay nagpatawag ng pag-uusap sa barangay tungkol sa loteng aplay nila sa lupa bilang 3028-B, CSD-04-020630 na ang karapatan ay nagmula kay Evelyn S. Guzman, ay tatawagin ngayong Unang Panig.*

*At,*

*Ako, si RONALD G. TAN, Pilipino, nasa hustong gulang, at kasalukuyang naninirahan at may pahatirang sulat sa Bgy. Saraza, Brooke's Point, Palawan, ay nakabili ng bahagi ng lote mula kay Filer Dalisay at Evelyn S. Guzman, tatawagin ngayong Ikalawang Panig.*

### **SAKSIHAN:**

Na, ang magkabilang panig ay inindorso ng Tanggapan ng Punong Barangay ng Saraza sa tanggapan ng DENR noong ika-4 ng Oktubre 2021 dahil sa kanilang di pagkakaunawaan sa lupa na mapagkakakilanlan bilang Lot No. 2011, PLS 96 katulad ng Lot No. 3028, Cad 796-D na may sukat na na humigi't kumulang 49,828 metro kuwadrado matatagpuan sa Bgy. Saraza, Brooke's Point, Palawan.

Na ang pinag-uusapang lupa ay naitala sa pangalan ni Manuel Guzman bilang survey claimant noong pagsurvey ng cadastro taong 1983-1984. Na si Evelyn Setias-Guzman ay nagbigay ng 1.2500 ektarya na bahagi ng lote pabor kay Filer Dalisay at 1.75000 ektarya na bahagi ng lote pabor kay Bienvenido Dalisay at ang natitirang bahagi na humigi't kumulang dalawang (2) ektarya ay mananatili sa pangalan ni Evelyn S. Guzman, sa bisa ng notaryadong Waiver of Rights and Interests na ginawa noong Hulyo 24, 1997.

Na ang bahaging 1.2500 ektarya na isinalin at kinukultiba ni Filer Dalisay ay kaniyang inilipat ang karapatan pabor kay Ronald G. Tan sa bisa ng notaryadong dokumento may petsa Abril 02, 2018.

Na si Evelyn S. Guzman ay nagsalin ng kaniyang karapatan sa bahagi ng lupa mapagkikilanlan bilang Lot 3028-A, CSD-04-020630 may sukat na humigi't kumulang dalawang (2) ektarya pabor sa Ikalawang Panig sa bisa ng Waiver of Rights may petsa Marso 31, 2021.

Na ang Unang Panig ay may hawak na sulat kamay na dokumento na gawa ni Manuel Guzman na nagsasabing binibigyan sila ng karagdagang 0.2500 ektaryang bahagi ng lote may petsa June 29, 2006.

Na ang Plan CSD-04-020630 ay hindi tugma sa aktuwal na okupasyon ayon sa mga dokumentong pinanghahawakan ng magkabilang panig.

Na, ang magkabilang panig ay nagkaroon ng naunang pag-uusap dito sa Tanggapan ng DENR CENRO Brooke's Point at nagkasundong mag-uusap muli.

Dahil dito, ang magkabilang panig ay nagkasundo na pumasok sa Alternative Dispute Resolution (ADR) na nilagdaan ngayong Oktubre 26, 2021.

Na sa pangangasiwa ng ilang kawani ng DENR CENRO Brooke's Point, ang Una at Ikalawang Panig ay nagkasundo sa mga kaparaanang sumusunod:

#### **Kasunduan Bilang Isa (1)**

Na, ang 1.2500 ektarya unang ibinigay kay Filer Dalisay na kaniyang isinalin muli sa Ikalawang Panig na matatagpuan sa bahaging Timog-Silangan ng Lot 2011, PLS 96 katulad ng Lot 3028, CAD 796-D (karatig ng Lot 3030, Cad 796-D) at makikita ngayon bilang bahagi ng Lot 3028-A, CSD-04-020630 ay siya nang kikilalanin bilang pag-aari ng Ikalawang Panig.

Na ang Ikalawang Panig ay magbibigay ng 0.2500 ektaryang bahagi mula sa dalawang (2) ektaryang kanilang nabili sa mag-asawang Evelyn at Manuel Guzman pabor sa Unang Panig bilang pakikipagkasundo sa hinihiling ng Unang Panig. Dahil dito, ang bahaging 1.7500 ektarya na nasukat para sa Unang Panig ay magiging dalawang (2) ektarya na ngayon. Ito ay matatagpuan karatig ng 1.2500 ektarya na nakasaad sa unang talata.

Na ang natitirang humigit kumulang 1.7328 ektarya bahagi ng lupa na matatagpuan sa Hilagang-Kanluran (Karatig ng Lot 3025, Cad 796-D) ay kikilalaning bahaging nabili ng Ikalawang Panig mula sa mag-asawang Evelyn at Manuel Guzman.

Ang sketch ng napagkasunduang mga bahagi ng lote ay nakaguhit sa ibabang bahagi ng dokumentong ito.

#### **Kasunduan Bilang Dalawa (2)**

Na ang mga pananim na niyog na matatagpuan sa loob ng 1.7328 ektarya bahagi ng lupa na matatagpuan sa Hilagang-Kanluran ay aanihin at kokoprasan ng Unang Panig sa loob ng isang (1) taon mula sa araw na ito o hanggang sa Oktubre 25, 2022. Pagkatapos ng isang taon ang Unang Panig ay kusang loob na ipauubaya ang pagmamay-ari ng mga nabanggit na pananim pabor sa Ikalawang Panig at ang Ikalawang Panig na ang siyang mag-aani at magmamay-ari ng mga nabanggit na pananim.

#### **Kasunduan Bilang Tatlo (3)**

Na ang magkabilang panig ay humihiling sa Tanggapan ng DENR na mabigyan ng Survey Authority upang maisaayos ang hangganan na kanilang pag-aari ayon sa mga napagkasunduang nabanggit sa itaas nito at upang mabago ang Plan CSD-04-020630.

Kung sakali man na lumipas ang isang taon at hindi pa naisasagawa ang pagsusukat ng isang lisensyadong Geodetic Engineer, ang magkabilang panig ay nagkakasundong magsasagawa ng pansamantalang pagsusukat upang malaman ang posibleng hangganan ayon na rin sa kanilang napagkasunduan.



***Kasunduan Bilang Apat (4)***

Na ang magkabilang panig ay nagkasundo na magiging magkaibigan at kakapimutan ang anumang naging alitan sa pagitan nila. Kaugnay nito, kasama ang kani-kanilang mga pamilya ay magiging mabuti sa isa't-isa.

Na ang magkabilang panig ay nagkasundo na susundin ang lahat ng nakasaad sa kasunduang ito. Ang anumang uri ng paglabag sa mga napagkasunduang nakasaad dito ay maaaring magiging kasangkapan upang idulog sa korte upang ipatupad.

Na ang bawat panig ay nagkasundo ng hindi pinilit o tinakot ninuman at lubos na nauunawaan ang nilalaman at nakapaloob sa kasunduang ito.

Bilang patunay, ang magkabilang panig ay lalagda ngayong **Ika-26 ng Oktubre taong 2021**, dito sa Tanggapan ng DENR-CENRO Brooke's Point, Palawan.

Unang Panig:

SWINNIE S. DALISAY

Barangay ID No. 1278

Issued on June 08, 2021

Issued at Bgy. Saraza, Brooke's Pt., Pal.

*Buenavento Dalisay*

BIENVENIDO DALISAY

SC ID No. 15-0003

Issued on July 14, 2017

Issued at Bgy. Saraza, Brooke's Pt. Pal.

Ikalawang Panig:

RONALD G. TAN

Driver's License ID No. D11-12-002426

Valid Until June 23, 2023

Issued at LTO Puerto Princesa City

*NOVA CHRISTINE DAVE TAN*

NOVA CHRISTINE DAVE TAN

SSS ID No. 04-1705922-0

Witnesses:

*May Q. Socrates*

MAY Q. SOCRATES

Special Investigator I

*Audrey Rose S. Ocampo*

AUDREY ROSE S. OCAMPO

Land Management Officer I

Attested by:

*Florante A. Candido*

FLORANTE A. CANDIDO

Land Management Officer III

Chief, Regulations and Permitting Section

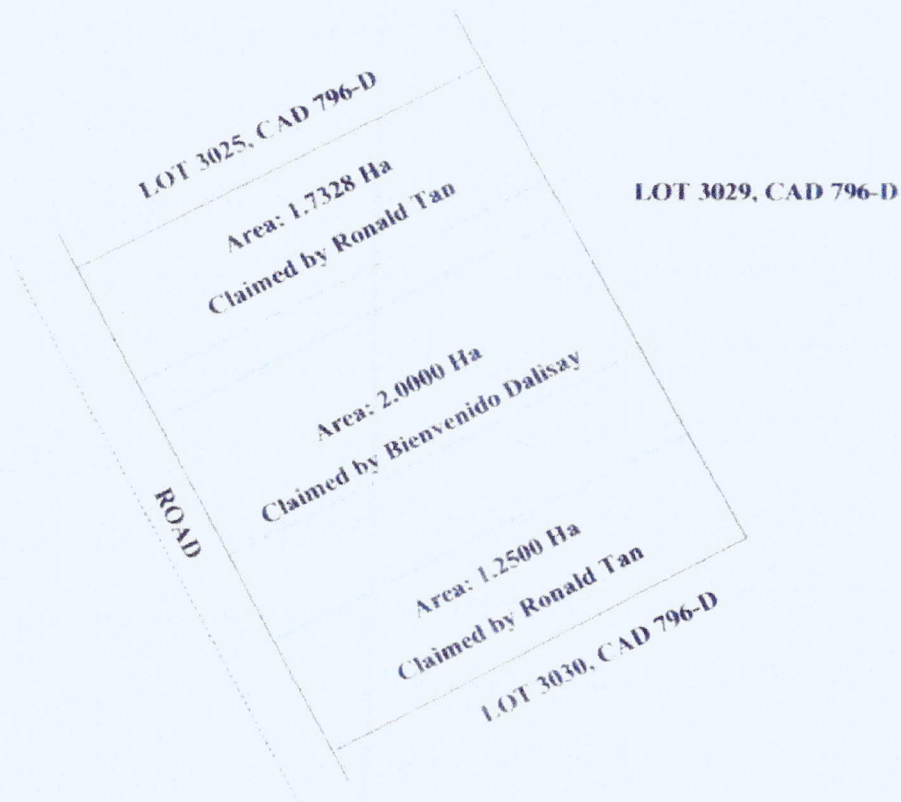
Sa kaalaman ni:

*Conrado M. Corpuz*

CONRADO M. CORPUZ

OIC-CENRO

**SKETCH BASED ON THIS AGREEMENT**



Legend:

- Boundary based on this agreement
- Boundary based on CSD-04-020630





Republic of the Philippines  
Province of Palawan  
Municipality of Brooke's Point  
BARANGAY SARAZA

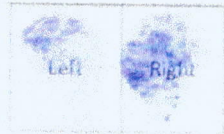
### BARANGAY IDENTIFICATION CARD

SURNAME: DALISAY  
FIRSTNAME: SWINNIE  
MIDDLE NAME: SULAT  
DATE OF BIRTH: MAY 25, 1958  
ADDRESS: SITIO TABUD LOWER,  
BARANGAY SARAZA,  
BROOKE'S POINT, PALAWAN



ID NO.: 1278

MOBILE NO. 0975 6936 826  
Blood Type: "O"  
Height/Weight: 5'11"/150 KGS  
Civil Status: MARRIED  
In case of emergency notify:  
Name: MA. DELIA CUSTODIO  
CP NO.: 0955 504 2199



THUMBMARK

CERTIFIES THAT AS PER BIRCL RECORDS, ALL  
DATA CONTAINED HEREIN, ARE TRUE AND  
CORRECT

Signature of Card Holder

ROMEL A. MAHINAY  
Punong Barangay

ISSUED ON: June 08, 2021  
VALID UNTIL: June 08, 2022



### REPUBLIC OF THE PHILIPPINES DEPARTMENT OF TRANSPORTATION LAND TRANSPORTATION OFFICE PROFESSIONAL DRIVER'S LICENSE



Last Name: First Name: Middle Name:  
TAN RONALD GALICIA

Region: Sex: Date of Birth: Height (m): Weight (kg): Eyes:

PHL: M: 1981-06-23: 1.70: 60: BPO

Address: RIZO TUBA RATERA PALAWAN

License No.: 002402 Expiration Date: 2023/06/23 Category: D-1

Height (m): 1.70

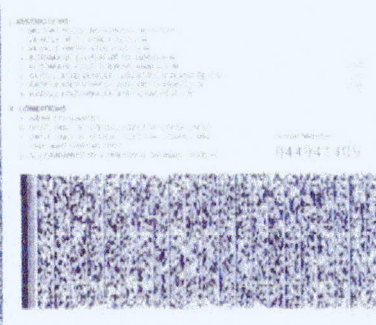
Weight (kg): 60

Eyes: BPO

Signature of Licensee

Signature of Secretary

REPUBLIC OF THE PHILIPPINES  
DEPARTMENT OF TRANSPORTATION  
LAND TRANSPORTATION OFFICE  
PROFESSIONAL DRIVER'S LICENSE



### Republic of the Philippines Social Security System



NOVA CHRISTINE DAVE TAN



04-1705922-0  
DECEMBER 13, 1981

ROMULO L. NERI  
SSS PRESIDENT




PROUD TO BE A FILIPINO



Republic of the Philippines  
 Office of the Senior Citizens Affairs  
 (OSCA)

Name: **BIENVENIDO A. GALISAY**  
 Address: **0910245-101226**  
**Brooke's Point, Palawan**  
 Date of Birth: **July 21, 1927** Age: **July 15, 2017**  
 Date of Issue: **July 15, 2017**



*Bienvenido Galisay*  
 Signature

Certificate No. **15-0003**




09-175337546-0  
**GALISAY, BIENVENIDO ALMIRO**  
 ARE 21-1017 Males  
 SARAYA BROOKS POINT, PALAWAN-1304





SENIOR CITIZEN (RA 10645)

*Bienvenido A. Galisay*  
*Bienvenido Almiro*  
*Bienvenido Galisay*





Republic of the Philippines

MIMAROPA Region

PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE

**Subject: Land dispute between Spouses Swinnie and Beinvinido A. Dalisay and Ronald G. Tan involving lot 3028, Cad 796-D identical to Lot 2011, Pls 96 located at Barangay Saraza, Brooke's Point, Palawan**

X-----X

### ORDER

Submitted by CENRO Brooke's Point is the accomplished Alternative Dispute Resolutions Forms on ADR Case No. 2021-004 along with the "Kasunduan" of parties quoted as follows:

*Kami, sina Swinnie S. Dalisay and Beinvinido A. Dalisay, Pilipin, nasa hustong gulang, mag-asawa at kasalukuyang naninirahan at may pahatirang sulat sa Barangay Saraza, Brooke's Point, Palawan ay nagpatawag ng pag-uusap sa barangay tungkol sa loteng aplay nila sa lupa bilang 3028-B, Csd 04-020630 na ang karapatan ay nagmula kay Evelyn S. Guzman ay tatawagin ngayong **Unang Panig**;*

*at*

*Ako, si Ronal G. Tan, Pilipino, nasa hustong gulang at kasalukuyang naninirahan at may pahatirang sulat sa Barangay Saraza, Brooke's Point, Palawan a nakabili ng bahagi ng lote mula kay Filer Dalisay at Evelyn S. Guzman, tatawagin ngayong **Ikalawang Panig**;*

*Na, ang magkabilang panig ay inindorso ng Tanggapan ng Punong Barangay ng Saraza sa tanggapan ng DENR noong ika-4 ng Oktubre 2021 dahil sa kanilang di pagkakaunawaan sa lupa ba mapagkakakilanlan bilang Lot No. 2011, Pls 96 katulad ng Lot No. 3028, Cad 796-D na may sukat na humigit kumulang 49,828 metro kwadrado matatagpuan sa Barangay Saraza, Brooke's Point, Palawan*

*Na ang pinag-uusapang lupa ay naitala sa pangalan ni Manuel Guzman bilang survey claimant noong pag survey ng cadastro taong 1983-1984. Na si Evelyn Setias-Guzman ay nagbigay ng 1.2500 ektarya na bahagi ng lote pabor kay Filler Dalisay at 1.75000 ektarya na bahagi ng lote pabor kay Beinvinido Dalisay at ang natitirang bahagi na humigit kumulang dalawang (2) ektarya ay nananatili sa pangalan ni Evelyn S. Guzman sa bisa ng notaryadong Waiver of Rights and Interests na ginawa noong Hunyo 24, 1997.*

*Na ang bahaging 1.2500 ektarya na isinalin at kinukultiba ni Filer Dalisay ay kaniyang inilipat ang karapatan pabor kay Ronald G. Tan sa bisa ng notaryadong dokumento may petsa Abril 02, 2018;*

*Na si Evelyn S. Guzman ay nagsalin ng kaniyang karapatan sa bahagi ng lupa mapagkikilanlan bilang Lot 3028-A, Csd 04-020630 may sukat na humigit kumulang dalawang (2) ektarya pabor sa Ikalawang Panig sa bisa ng Waiver of Rights may petsa Marso 31, 2021;*

*Na ang Unag Panig ay may hawak na sulat kamay na dokumento na gawa ni Manuel Guzman na nagsasabing binigyan sila ng karagdagang 0.2500 ektarya bahagi ng lote may petsa June 29, 2006;*

*Na ang Plan Csd 04-020630 ay hindi tugma sa aktuwal na okupasyon ayon sa mga dokumentong pinaghahawakan ng magkabilang panig*

*Na ang magkabilang panig ay nagkaroon ng naunang pag uusap dito sa Tanggapan ng DENR CENRO Brooke's Point at nagkasundong mag uusap muli.*

*Dahil dito, ang magkabilang panig ay nagkasundo na pumasok sa Alternative Dispute Resolution (ADR) na nilagdaan ngayong Oktubre 26, 2021.*

*Na sa pangangasiwa ng ilang kawani ng DENR CENRO Brooke's Point, ang Una at Ikalawang Panig ay nagkasundo sa mga kaparaanang sumusunod:*

#### **Kasunduan bilang Isa**

*Na, ang 1.2500 ektarya unang ibinigay kay Filer Dalisay na kaniyang isinalin muli sa Ikalawang Panig na matatagpuan sa bahaging Timog Silangan ng Lot 2011, Pls 96 katulad ng Lot 3028, Cad 796-D (karatig ng Lot 3030, Cad 796-D) at makikita ngayon bilang bahagi ng Lot 3028-A, Csd 04-020630 ay siya nang kikilalanin bilang pag aari ng Ikalawang Panig.*



Na, ang Ikalawang Parang magbibigay ng 0.2500 ektarya baha mula sa dalawang (2) ektaryang kanilang nabili sa mag-asawang Evelyn at Manuel Guzman pabor sa Unang Panig bilang pagkakasundo sa hinihiling ng Unang Panig. Dahil dito, ang bahaging 1.7500 ektarya na nasukat para sa Unag Panig ay magiging dalawang (2) ektarya na ngayon. Ito ay matatagpuan karatig ng 1.2500 ektarya na nakasaaad sa unang talata.

Na ang natitirang humigit kumulang 1.7328 ektarya bahagi g lupa na matatagpuan sa Hilagang-Kanluran (Karataig ng Lot 3025, Cad 796-D) ay kikalalaning bahaging nabili ng Ikalawang Panig mula sa mag asawang Evelyn at Manuel Guzman.

Ang sketch ng napagkasunduang mga bahagi ng lote ay nakaguhit sa ibabang bahagi ng dokumentong ito.

#### **Kasunduang Bilang Dalawa**

Na ang pananim na niyog na matatagpuan sa loob ng 1.7328 ektarya bahagi ng lupa na matatagpuan sa Hilagang-Kanluran ay aanihin at kokoprasan ng Unang Panig sa loob ng isang (1) taon mula sa araw na ito o hanggang sa Oktubre 25, 2022. Pagkatapos ng isang taon ang Unang Panig ay kusang loob na ipauubaya ang pagmamay-ari ng mga nabanggit na pananim pabor sa Ikalawang Panig at ang Ikalawang Panig na ang siyang mag aani at magmamay ari ng mga nabanggit na pananim.

#### **Kasunduan bilang Tatlo**

Na nag magkabilang panig ay humihiling sa Tanggapan ng DENR na mabigyan ng Survey Authority upang maisaayos ang hangganan ng kanilang pag aari ayon sa mga napagkasunduang nabanggit sa itaas nito at upang mabago ang Plan Csd 04-020630.

Kung sakali man na lumipas ang isang taon at hindi pa naisasagawa ang pagsusukat ng isang lisensyadong Geodetic Engineer, ang magkabilang panig ay nagkakasundong magsasagawa ng pansamantalang pagsusukat upang malaman ang posibleng hangganan ayon na rin sa kanilang napagkasunduan.

#### **Kasunduan bilang Apat**

Na ang magkabilang panig ay nagkasundo na magiging magkaibigan at kakalimutan ang anumang nagging alitan sa pagitan nila. Kaugnay nito, kasama ang kani-kanilang mga pamilya ay magiging mabuti sa isat-isa.

Na ang magkabilang panig ay nagkasundo na susundin ang lahat ng nasasaad sa kasunduang ito. Ang anumang uri ng paglabag sa kasunduang nakasaad dito ay maaaring magiging kasangkapan upang idulog sa korte upang ipatupad

Na ang bawat panig ay nagkasundo ng hindi pinilit o tinakot ninuman at lubos na nauunawaan ang nilalaman at nakapaloob sa kasunduang ito.

Bilang patunay, ang magkabilang panig ay lalagda ngayong Ika-26 ng Oktubre taong 2021, dito sa Tanggapan ng DENR-CENRO Brooke's Point, Palawan

**WHEREFORE**, the said "Kasunduan" being not contrary to law is hereby admitted and approved. The conflicting land claim between Spouses Swinnie and Beinvinido A. Dalisay and Ronald G. Tan is ordered dropped from the record and the case is considered terminated and closed.

**SO ORDERED**, 9 November 2021

Copy Furnished:

The CENRO, Brooke's Point, Palawan  
TSD-RPS DRN 202110688/Imo

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**ERIBERTO B. SAÑOS, CESE**  
PENRO

**DENR PENRO**  
**PALAWAN RECORDS**  
**FILED**

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