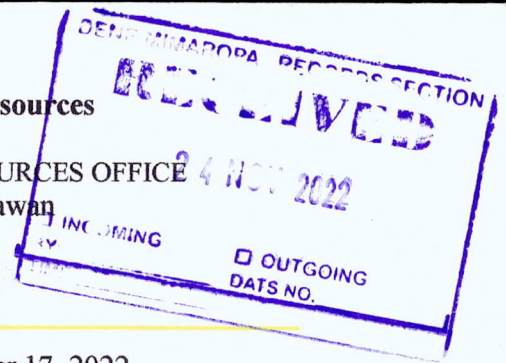




Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Bgy. Sta. Monica, Puerto Princesa City, Palawan  
Telfax No. (048) 434-8791  
Email Add: [penro@denr.gov.ph](mailto:penro@denr.gov.ph)



November 17, 2022

**MEMORANDUM**

**FOR** : The OIC-Assistant Regional Director for Technical Services  
**FROM** : The Provincial of Environment and Natural Resources Officer  
**SUBJECT** : **TRANSMITTAL OF THE REPORT**

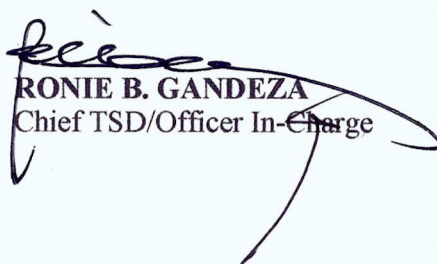
I am forwarding the memorandum of CENRO, Brooke's Point, Palawan dated October 21, 2022 with the investigation report conducted on the application for Survey Authority segregating portion of Lot 7075, Cad.795-D situated at Barangay Tabud, Bataraza, Palawan applied by Erwin Velez and Leslie Nacional Rep. by Juvy Terbio.

After evaluation, This Office found out the following:


- The Lot 7075 is within Alienable and Disposable Land per Land Classification Map No. 841, Project 12, Block XII, approved on December 14, 1929.
- The subject lot was plotted and evaluated based on the attached V-37 by the Office of the CENRO.

Hence, I recommend clearance for the issuance of survey authority. Attached are the geo-tagged photographs of the subject lot and a sketch map showing the relative position of the subject lot overlaid in land classification map.

For the PENRO:

  
**RONIE B. GANDEZA**  
Chief TSD/Officer In-Charge

Reference No: 2022-9858  
TSD/RPS/SMU

**DENR-PALAWAN  
PENRO-RECORDS  
RELEASED**  
By   
Date: 18 NOV 2022 22-3166



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

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**ANNEX "B"**

**CERTIFICATION**

This is to certify that **Lot 7075, Cad.795-D** is within **Alienable and Disposable Land** per LC Map No. 841, Project No. 12, Block No. XII dated December 14, 1929.


Said lot appears not covered by Group Settlement Survey (GSS).

Issued on 17<sup>th</sup> day of November, 2022 for confirmatory verification of the Regional office.

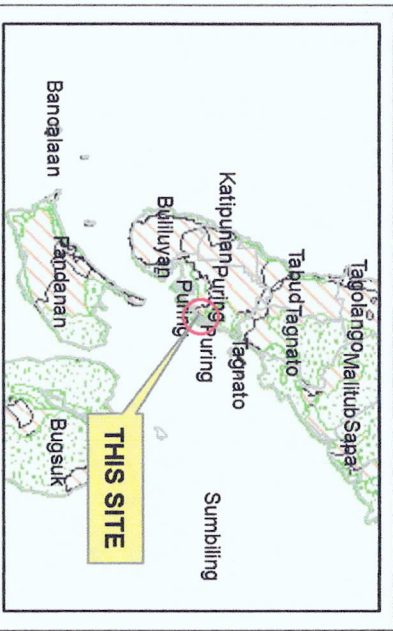
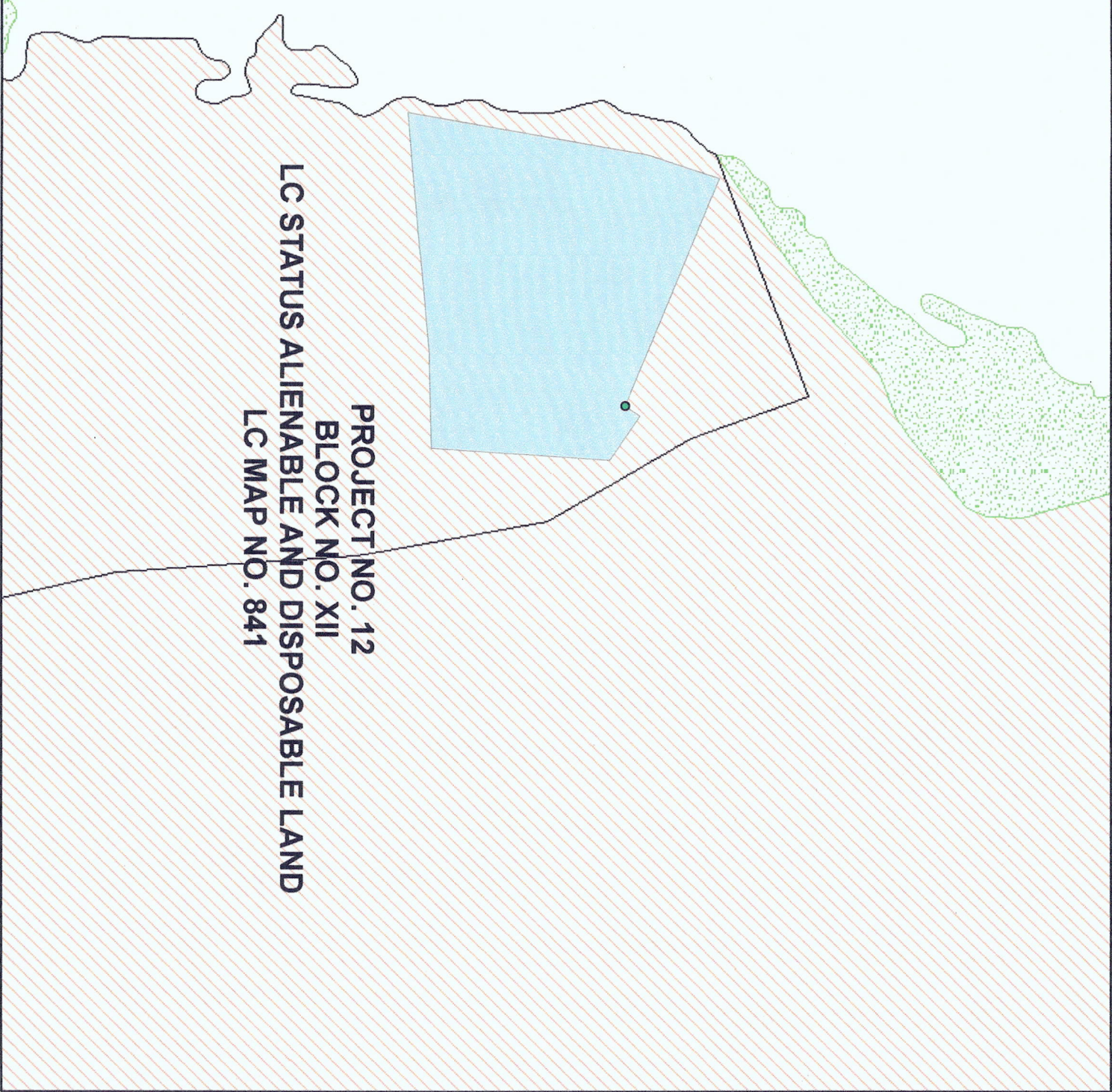
For the PENRO:

  
**RONIE B. GANDEZA**  
Chief TSD/Officer In-Charge

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

**DENR-PALAWAN  
PENRO-RECORDS  
RELEASED**  
By:   
Date: **18 NOV 2022** CN 22-3106





LOCATION MAP SCALE : 1:500,000

## MAP SHOWING

THE RELATIVE POSITION OF LOT 7075  
FOR LC CERTIFICATION APPLIED BY

JAIIME VALDEZ

Located at Barangay Tabud  
Municipality of Bataraza  
Province of Palawan

Coordinate System: PRS 92  
Projection: Transverse Mercator  
Datum: Luzon 1911

SCALE : 1:9000

- Legend**
- BLM\_PRS92
  - LOT 7075, JAIIME VALDEZ
  - LOT 8083, BRGY OCAVAN
  - 3587
  - PALAWAN\_LC\_POLY\_PRS
  - <all other values>
  - LC STATUS
  - Alienable & Disposable
  - Communal Forest
  - Forestland
  - No Data
  - UPF

Prepared by:  
ALMA ALMONTÉ-PADILLA  
Unit Head, Surveys and Mapping Unit

DONNA BELLE E. LUENGO  
Unit Head, Surveys and Mapping Unit





**MEMORANDUM**

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

FROM : The Community Environment and  
Natural Resources Officer

SUBJECT : **TRANSMITTAL OF THE REPORT**

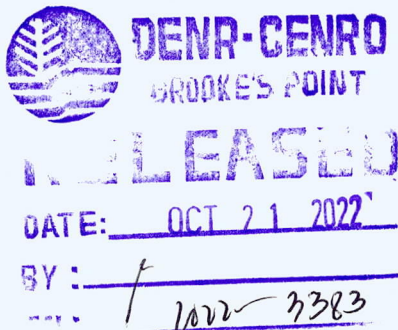
DATE : October 21, 2022

I am submitting the investigation report conducted on the application for Survey Authority with the subject Portion of Lot No. 7075, Cad 795-D containing an area of more or less 12,000 square meters located at Sitio Katipunan, Bgy. Tabud, Bataraza, Palawan.

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

1. That the subject lot is within Alienable and Disposable Zone under LC Map No. 841 Project No. 12, Block XII, duly certified by the Bureau of Forestry on December 14, 1929;
2. That the subject lot is free from claims and conflict.
3. That it is respectfully recommended that the request for issuance of Survey Authority be forwarded to the Regional Office for clearance to issue Survey Authority be given to subdivide the subject lot 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 : October 21, 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 portion of Lot No. 7075, CAD 795-D containing an area of 12,000 square meters located at Sitio Katipunan, Bgy. Tabud, Bataraza, Palawan. The subject lot was listed in the name of Jaime Valdez as survey claimant during the execution of the cadastral survey dated March 04, 1987 and covered by F-2-659 of Jaime Valdez. That review of records show that on June 23, 1973, Jaime B. Valdez executed a duly notarized Deed of Sale of improvements and transfer of rights waiving the one-half (1/2) portion of the subject lot in favor of Jamron Motaal; one-fourth (1/4) portion of the subject lot in favor of Akrim Eddara and, one-fourth (1/4) portion of the subject lot in favor of Attam Jamron.

That on November 16, 2021, the following documents were executed by Liezl Eddara-Binto (sole heir of Akrim Eddara):

1. Affidavit of Self-Adjudication as the Sole Heir of Akrim Habi Eddara and Sadjura Tan-Eddara executed by Liezl Eddara-Binto stating that she is the only surviving heir of Spouses Eddara on portion of Lot 7075, Cad 796-D with an area of 52,020 square meters situated in So. Katipunan, Bgy. Tabud, Bataraza, Palawan declared under Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009;
2. Waiver of Rights and Interests and Deed of Assignment with undertaking to provide Right of Way/Access Road executed by Liezl Eddara-Binto in favor of Leslie F. Nacional for the 3,000 square meter portion of the subject lot;
3. Waiver of Rights and Interests and Deed of Assignment with undertaking to provide Right of Way/Access Road executed by Liezl Eddara-Binto in favor of Erwin Y. Velez for the 9,000 square meter portion of the subject lot;

That on October, 2022, an order was issued by this Office stricken and deleting the name- Jaime Valdez as survey claimant and rejecting his F-2-659 filed for the subject lot.

### CLAIMANT

The claimants are (1) Leslie F. Nacional represented by Juvy Terbio for the more or less 3,000 square meters, in legal age, female and a resident of Bgy. San Antonio, Parañaque



City; and, (2) Erwin Y. Velez for the 10,000 square meters portion of the subject lot, in legal age, male, and a resident of BF Homes International, Las Piñas City.

### **PROCEEDINGS/ACTIVITIES UNDERTAKEN**

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

1. That Mrs. Juvy A. Terbio- authorized representative of Erwin Y. Velez and Leslie F. Nacional per a Special Power of Attorney dated June 06, 2022, requested for inspection on the subject lot and presented the following:
  - Copy of Tax Declaration No. 18-05-018-0976 PIN 066-05-018-24-016 showing Leslie F. Nacional as the owner of the 3,000 square meter portion of the subject lot;
  - Copy of Tax Declaration No. 18-05-018-0978 PIN 066-05-018-24-018 showing Erwin Y. Velez as the owner of the 9,000 square meter portion of the subject lot;
  - Photocopy of valid identification card of Leslie F. Nacional, Erwin Y. Velez and Juvy A. Terbio;
  - Sworn Affidavit of Two (2) Disinterested persons residing where the land is located dated June 07, 2022;
2. That on July 04, 2022, Mrs. Terbio submitted copies of Barangay Certification dated June 20, 2022 certifying that Leslie F. Nacional as the occupant of the 3,000 square meter and Erwin Y. Velez as the occupant of the 9,000 square meter portion of the subject lot duly notarized on June 29, 2022;
3. That on July 19, 2022, the undersigned together with LMI Edelyn A. Evangelista conducted inspection on the subject lot. On the ground, it was found and ascertained that the subject lot is occupied peacefully by the waivees- Motaal, Eddara and Jamron. The subject lot was also traversed by a 60-meter National Highway. That the southern portion of the subject lot containing an area of more or less 5 hectares is peacefully occupied possessed by Liezl E. Binto planted with several coconut trees aged 40 to 50 years. That the portion claimed by Velez and Nacional is enclosed with barbed wire fence.
4. That on October 07, 2022, the requesting party submitted the following supporting documents pertinent to the subject lot:
  - Tax Declaration No. 039 for the year 1974 showing Akrim Edara as the owner for the subject lot containing an area of 240,000 square meters which was cancelled by TD No. 165283-10-12-81;
  - Tax Declaration No. 18-05-018-0742 for year 2019 showing Mutral Jamdon (Mutaal Jamdon) as the owner of the portion of the subject lot containing an area of 104,040 square meters;
  - Tax Declaration No. 18-05-018-0743 for year 2019 showing Akrim Eddara as the owner of the portion of the subject lot containing an area of 52,020 square meters;
  - Tax Declaration No. 18-05-018-0744 for year 2019 showing Aldam Jamdon as the owner of the portion of the subject lot containing an area of 52,020 square meters;
  - Certified copy of tax map showing the portion claimed by Eddara ang Jamdons.

5. That the undersigned conducted inspection and rendered report on October 10, 2022 that led to the issuance of Order of Rejection dated October 11, 2022, copy of report hereto attached;
6. That lots surveyed under CAD 795-D, Bataraza Cadastre is not covered by Cadastral Court Proceedings per letter dated July 13, 2021 of Engr. Ante V. Gamiao, Chief of Original Registration Division of Land Registration Authority;
7. That on June 07, 2022, Mrs. Terbio paid for Field Inspection Deposit amounting to Php 406.00 under Official Receipt No. 1415186;

### **FINDINGS/RECOMMENDATION**

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

1. That the subject lot is within Alienable and Disposable Zone under Land Classification Map No. 841 Project No. 12, Block XII, duly certified by the Bureau of Forestry on December 14, 1929
2. That the subject lot is free from claims and conflict.
3. It is respectfully recommended that the request for issuance of Survey Authority be forwarded to the Regional Office for evaluation and clearance to issue Survey Authority to have the 9,000-square-meter and 3,000-square-meter portions and the 6-meter-wide road right of way leading to the portions claimed by the requesting parties/waivees, and the existing 60-meter national highway be surveyed and delineated.

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

  
**MAY Q. SOCRATES**  
Special Investigator I





**GEOTAGGED PHOTOS TAKEN DURING THE INSPECTION**

DATE OF INSPECTION: July 19, 2022  
LOT NO: Portion of Lot 7075, Cad 795-D  
AREA: 9,000 square meters and 3,000 square meters  
LOCATION: So. Katipunan, Bgy. Tabud, Bataraza, Palawan  
REQUESTING PARTY: ERWIN Y. VELEZ AND LESLIE F. NACIONAL  
Represented by Mrs. Juvy Terbio



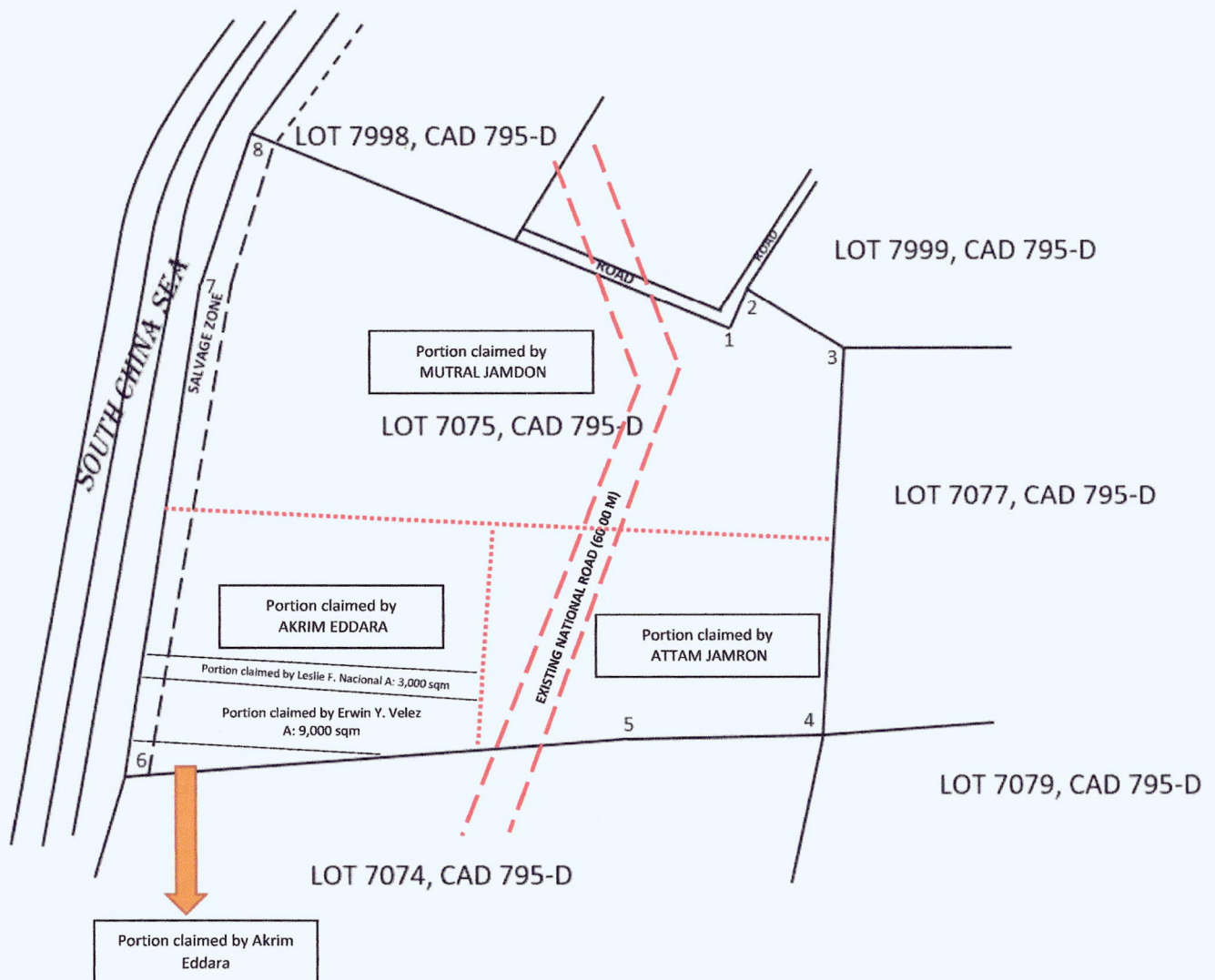
Above photos show the investigator together with Mrs. Terbio standing inside the 9,000 square meter portion of Lot 7075, Cad 795-D claimed by Mr. Erwin Y. Velez



Above photos show the investigator together with Mrs. Terbio standing inside the 3,000 square meter portion of Lot 7075, Cad 795-D claimed by Mrs. Leslie F. Nacional.



**SKETCH BASED ON THE ACTUAL OCCUPATION OF THE CLAIMANTS**



Free Patent Application No. 2-659

Applicant: JAIME VALDEZ

Surveyed For JAIME VALDEZ

Surveyed By LEONARDO P. DIMACULANGAN

Date Survey MARCH 04, 1987

Date Approved September 07, 1987

Original Survey: \_\_\_\_\_

Lot No. 7075

Survey No. CAD 795-D

Iden. To Port. Of Lot No. N/A Survey No. N/A

Area: 208,081 square meters

Location: Bgy. Tabud, Bataraza, Palawan

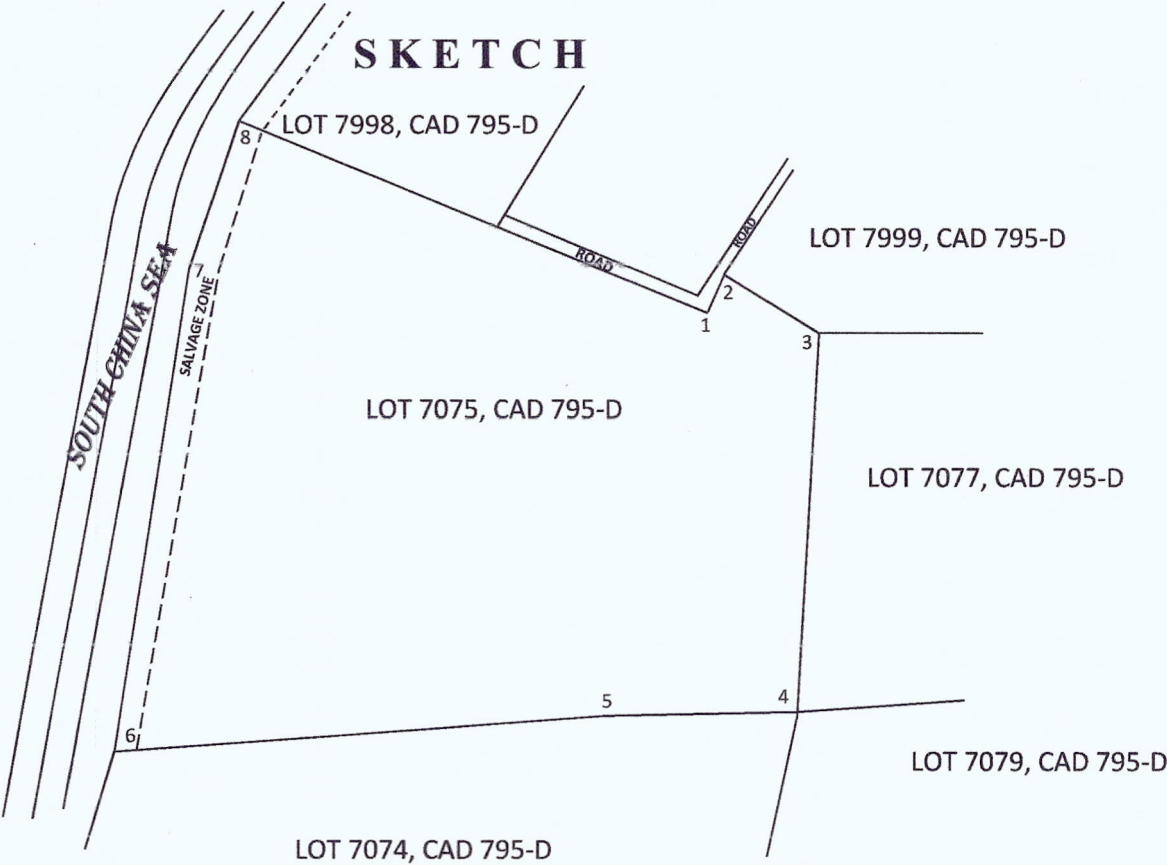
CM No. 8-23 N 117-11 E

TECHNICAL DESCRIPTION

TIE LINES: S. 57-22 W. 57,196.36 M from BLLM #1 CAD 795-D BATARAZA CADASTRE TO CORNER 1

LINE	BEARING	DISTANCE		LINE	BEARING	DISTANCE
1-2	N 33-57 E	29.35 M				
2-3	S 55-40 E	87.99 M				
3-4	S 03-51 W	291.04 M				
4-5	S 88-35 W	155.12 M				
5-6	S 84-55 W	398.52 M				
6-7	N 09-59 E	396.22 M				
7-8	N 18-29 E	124.58 M				
8-1		404.60 M				
	S 67-42 E					

ALL CORNERS ARE MARKED ON THE GROUND BY P.S. CYL. CONC. MONS. 15CM X 60CM



T. D. Research By: \_\_\_\_\_

T. D. Sketch By: \_\_\_\_\_

T. D. Checked By: \_\_\_\_\_

Date : 7/15/22

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

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



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

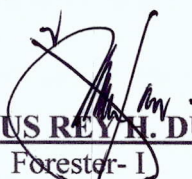
## **C E R T I F I C A T I O N**

### **TO WHOM IT MAY CONCERN:**

**THIS IS TO CERTIFY** that based on available records in our office, the tract of land in Barangay **Tabud**, Municipality of **Bataraza**, Province of **Palawan** containing an area of **208,081 Square Meters**, identified as **Lot No. 7075, Cad.795-D**, Bataraza Cadastre, as applied by **Jaime Valdez** was verified to be within **Alienable and Disposable Land** per LC Map No. 841, Project No. 12, Block XII, duly certified by the **Bureau of Forest Development** on **December 14, 1929**.

Issued this **26<sup>th</sup>** day of **July 2022** at CENRO Brooke's Point, Palawan.

### **Checked by:**

  
**MENELAUS REY H. DULLER**  
Forester- I  
Head, Forest Engineering Unit

### **APPROVED BY:**

  
**CONRADO M. CORPUZ**  
CENRO





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

## **C E R T I F I C A T I O N**

### **TO WHOM IT MAY CONCERN:**

**THIS IS TO CERTIFY** that based on available records in our office, the tract of land in Barangay **Tabud**, Municipality of **Bataraza**, Province of **Palawan** containing an area of **208,081 Square Meters**, identified as **Lot No. 7075, Cad.795-D**, Bataraza Cadastre, as applied by **Jaime Valdez** was verified to be within **Alienable and Disposable Land** per **LC Map No. 841, Project No. 12, Block XII**, duly certified by the **Bureau of Forest Development** on **December 14, 1929**.

Issued this **26<sup>th</sup>** day of **July 2022** at CENRO Brooke's Point, Palawan.

Checked by:

  
**MENELAUS REY H. DULLER**

Forester I

Head, Forest Engineering Unit

APPROVED BY:

  
**CONRADO M. CORPUZ**  
CENRO

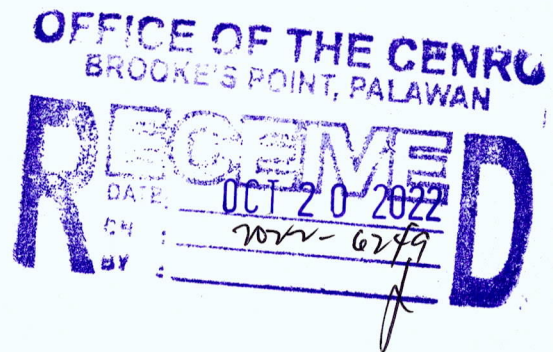
# LETTER REQUEST FOR ISSUANCE OF SURVEY AUTHORITY/ORDER

Name of Requesting Party: JUVY TERBIO

Address: PPC -

Date: October 20, 2022

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



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: Portion of Lot 7075, CAD 795-D

Identical Lot No: N/A

Portion of Lot No: N/A

Area: 9000 sqm & 3000 sqm

Location: Kalikunan, Taland, Bataraza

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

Very respectfully yours,

JUVY TERBIO

(Printed name over signature)

Contact No: 0917-027-8258

## 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)
- ☒ 7. Approved Survey Plan (if applicable)
- ☒ 8. Special Power of Attorney (for representatives)
- ☒ 9. A & D Certification for affirmation/confirmation of SMD/ARLDS
- ☒ 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]

FIELD INSPECTION REP PAID - ₱406.00

OK No. 141 5186

6/7/22





Nº 1415186 E

Date 06/07/2021

Agency STUD CONRS

Fund

Payor JWY TERBID

Amount in Words four hundred six rupees

☐ Cash

Drawee  
Bank

Number

Date \_\_\_\_\_

☐ Check☐ 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.



TAX DECLARATION OF REAL PROPERTY

T.D. No.: 18-05-018-0976

Property Identification No.: 066-05-018-24-016

Owner: LESLIE F. NACIONAL married to MICHAEL R. NACIONAL  
Address: B5 L5, HERNANDEZ AVE., VALLEY 3, SAN ANTONIO PARAÑAQUE  
Administrator/Beneficial User:   
Address:   
TIN:   
Telephone No.:   
Telephone No.:

Location of Property:   
 (Number and Street) TABUD (Barangay/District) BATARAZA, PALAWAN (Municipality & Province)

OCT/TCT/CLOA No.   
 Survey No. CAD-795-D  
CCT:   
 Lot No. 7075 (PART)  
Date:   
 Block No.   
Boundaries: North: ALN 017 South: ALN 017  
East: ALN 010 West: WEST PHIL. SEA

KIND OF PROPERTY ASSESSED:  
☒ LAND ☐ MACHINERY  
☐ BUILDING Brief Description:   
No. of Storeys:   
Brief Description:   
Others:   
Specify:

Classification	Area	Unit Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxability
AGRICULTURAL (COCON3-ML)	0.3000 ha.	150,000 Php	45,000.00	AGRICULTURAL (Coconut Land)	16 % Php	7,200.00	TAXABLE
Total	3,000.00 sq.m.	Php	45,000.00		Php	7,200.00	
Total Assessed Value SEVEN THOUSAND TWO HUNDRED PESOS							

(Amount in Words)  
Taxable ☒ Exempt ☐  
Effectivity of Assessment/Reassessment: 2022 YEAR  
Approved by:

EUVICA M. COLBE, REA 12/03/2021  
PROVINCIAL ASSESSOR Date

This declaration cancels TD No. 18-05-018-0743 (Part) Previous A.V. Php. 82,400.00 Previous PIN: 066-05-018-24-009  
Previous Owner: AKRIM EDDARA Previous Area: 5.202 ha.

Memoranda:  
TRANSFERRED THIS PORTION PER DULY NOTARIZED WAIVER OF RIGHTS AND INTERESTS AND NEED OF ASSIGNMENT WITH UNDERTAKING TO PROVIDE RIGHT OF WAY/ ACCESS ROAD EXECUTED ON NOVEMBER 16, 2021 AND CENRO CERTIFICATION (A&D) ISSUED ON NOVEMBER 4, 2021. TAXES PAID UP TO 2021 PER ATTACHED TAX CLEARANCE CERTIFICATE. SWORN STATEMENT. TRANSFER TAX: P 3,000.00, O.R NO. 0894663 ISSUED ON NOVEMBER 18, 2021 AT PTO-PPCITY.

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:



TAX DECLARATION OF REAL PROPERTY

T.D. No.: 18-05-018-0978

Property Identification No.: 066-05-018-24-018

Owner: ERWIN YARTE VELEZ married to LUCY FORMOSO VELEZ

TIN:

Address: KATIPUNAN TABUD, BATARAZA, PALAWAN

Telephone No.:

Administrator/Beneficial User:

TIN:

Address:

Telephone No.:

Location of Property:

TABUD

BATARAZA, PALAWAN

(Number and Street)

(Barangay/District)

(Municipality & Province)

OCT/TCT/CLOA No.

Survey No. CAD-795-D

CCT:

Lot No. 7075 (PART)

Date:

Block No.

Boundaries: North: ALN 017

South: ALN 018, 001, SEC 26

East: ALN 010

West: WEST PHIL. SEA

KIND OF PROPERTY ASSESSED:



LAND



MACHINERY



BUILDING



Brief Description:

No. of Storeys:

Others:

Brief Description:

Specify:

Classification	Area	Unit Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxabil
AGRICULTURAL (COCON3-ML)	0.9000 ha.	150,000 Php	135,000.00	AGRICULTURAL (Coconut Land)	16 % Php	21,600.00	TAXAB
Total	9,000.00 sq.m.	Php	135,000.00		Php	21,600.00	
Total Assessed Value TWENTY-ONE THOUSAND SIX HUNDRED PESOS							

(Amount in Words)

Taxable ☒

Exempt ☐

Effectivity of Assessment/Reassessment: 2022 YEAR

Approved by:

EUVICA M. COLBE, REA

12/10/2021

PROVINCIAL ASSESSOR

Date

This declaration cancels TD No. 18-05-018-0743 (Part) Previous A.V. Php. 82,400.00 Previous PIN: 066-05-018-24-009 Previous Owner: AKRIM EDDARA Previous Area: 5.202 ha.

Memoranda:

TRANSFERRED THIS PORTION PER DULY NOTARIZED WAIVER OF RIGHTS AND INTERESTS AND DEED OF ASSIGNMENT WITH UNDERTAKING TO PROVIDE RIGHT (WAY/ ACCESS ROAD EXECUTED ON NOVEMBER 16, 2021 AND CENRO CERTIFICATION (A&D) ISSUED ON NOVEMBER 04, 2021 TAXES PAID UP TO 2021 PER ATTACHED TAX CLEARANCE CERTIFICATE. SWORN STATEMENT FILED. TRANSFER TAX: P 9,000.00, O.R NO. 0894664 ISSUED ON NOVEMBER 18, 2021 AT PTO-PPCITY.

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 an ownership or legal title to the property.

SWORN STATEMENT No.:  
SWORN STATEMENT Date:



Republic of the Philippines  
Fourth Judicial Region  
**REGIONAL TRIAL COURT**  
Balabac-Bataraza-Brooke's Point-Kalayaan-Quezon-Rizal-Sofronio Española, Palawan  
**BRANCH 165 (Single Sala)**  
Brooke's Point, Palawan  
Landline: 726-3480 / Hotline: 0956-307-8033  
Email Address: [rtc2bpt165@judiciary.gov.ph](mailto:rtc2bpt165@judiciary.gov.ph)

**OFFICE OF THE BRANCH CLERK OF COURT & EX-OFFICIO SHERIFF**  
Justice Hall, Barangay Tuhtub, Brooke's Point, Palawan

## **CERTIFICATION**

### **TO WHOM IT MAY CONCERN**


**THIS IS TO CERTIFY** that no land registration case involving **Lot No. 7075, CAD 795-D**, located in Barangay Tabud, Bataraza, Palawan is pending before this Court, which was organized since 2018 and has jurisdiction over the Municipalities of Brooke's Point, Bataraza, Quezon, Rizal, Sofronio Española, Balabac and Kalayaan.

This Certification is being issued upon request of CENRO Conrado M. Corpuz for whatever legal purpose it may serve.

10 June 2022. Justice Hall, Tuhtub, Brookes Point, Palawan.

  
**ELENA B. DELA TORRE**  
OIC/Court Interpreter III

Verified By:

  
**LENOR G. BADUA**  
Clerk III

Cert Fee. P 15 / P35 / P 10  
O.R. Nos. 7662119 D / 7662098 D / 2415657  
Dated: June 10, 2022



Republic of the Philippines  
Province of Palawan  
Municipality of Bataraza  
**BARANGAY TABUD**


**OFFICE OF THE PUNONG BARANGAY**

## **CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

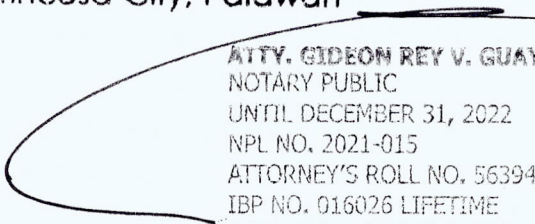
THIS IS TO CERTIFY that **LESLIE F. NACIONAL**, married to **MICHAEL R. NACIONAL**, is the actual occupant of Lot No. 7075 (PART), Cad. 795-D with TD No. 18-05-018-0976 with an area of Three Thousand (3,000) square meters, more or less, situated at Sitio Katipunan, Barangay Tabud, Bataraza, Palawan.

ISSUED this 20<sup>th</sup> day of June 2022 at Barangay Hall of Tabud, Bataraza, Palawan upon request for the above-cited actual occupant in support to the issuance of patent in her favor.

  
**JULKIPLI B. SAMOD**  
Punong Barangay

SUBSCRIBED AND SWORN to by  
Affiant this JUN 29 2022  
at Puerto Princesa City, Palawan

Doc. No. 191  
Page No. 40  
Book No. 203  
Series of 2022

  
ATTY. GIDEON REY V. GUAYCO  
NOTARY PUBLIC  
UNTIL DECEMBER 31, 2022  
NPL NO. 2021-015  
ATTORNEY'S ROLL NO. 56394  
IBP NO. 016026 LIFETIME  
P.T.R. NO. 1630477 01/03/2022  
M.C.L.E. Compliance No. VI-0030327





Republic of the Philippines  
Province of Palawan  
Municipality of Bataraza  
**BARANGAY TABUD**

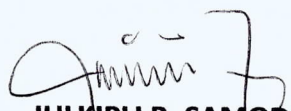
**OFFICE OF THE PUNONG BARANGAY**

## **CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

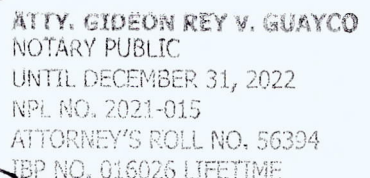
THIS IS TO CERTIFY that **ERWIN YARTE VELEZ**, married to **LUCY FORMOSO VELEZ**, is the actual occupant of Lot No. 7075 (PART), Cad. 795-D with TD No. 18-05-018-0978 with an area of Nine Thousand (9,000) square meters, more or less, situated at Sitio Katipunan, Barangay Tabud, Bataraza, Palawan.

ISSUED this 20<sup>th</sup> day of June 2022 at Barangay Hall of Tabud, Bataraza, Palawan upon request for the above-cited actual occupant in support to the issuance of patent in her favor.

  
**JULKIPLI B. SAMOD**  
Punong Barangay

SUBSCRIBED AND SWORN to by  
Affiant this JUN 29 2022  
at Puerto Princesa City, Palawan

Doc. No. 180  
Page No. 35  
Book No. 123  
Series of 2022

  
ATTY. GIDEON REY V. GUAYCO  
NOTARY PUBLIC  
UNTIL DECEMBER 31, 2022  
NPL NO. 2021-015  
ATTORNEY'S ROLL NO. 56394  
IBP NO. 016026 LIFETIME  
P.T.R. NO. 1630477 01/03/2022  
M.C.L.E. Compliance No. VI-0030327

REPUBLIC OF THE PHILIPPINES  
DEPARTMENT OF TRANSPORTATION  
LAND TRANSPORTATION OFFICE

**NON-PROFESSIONAL DRIVER'S LICENSE**

Last Name, First Name, Middle Name  
**NACIONAL, LESLIE FORMOSO**

Nationality Sex Date of Birth Weight (kg) Height(m)  
PHL F 1979/01/19 72 1.63

Address  
**B5 L5 HERNANDEZ AVE SAN ANTONIO  
PARAÑAQUE CITY**


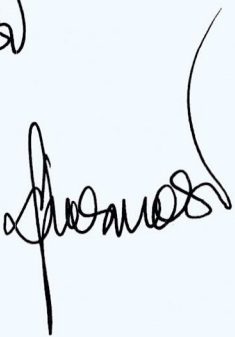
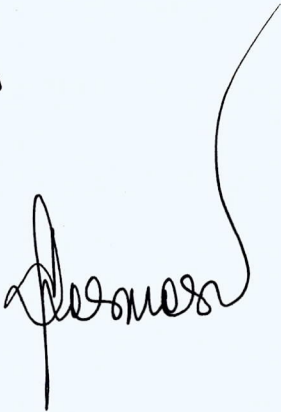
License No. Expiration Date Agency Code  
**A06-97-019103 2023/01/19 N29**

Blood Type Eyes Color  
**B+ BLACK**

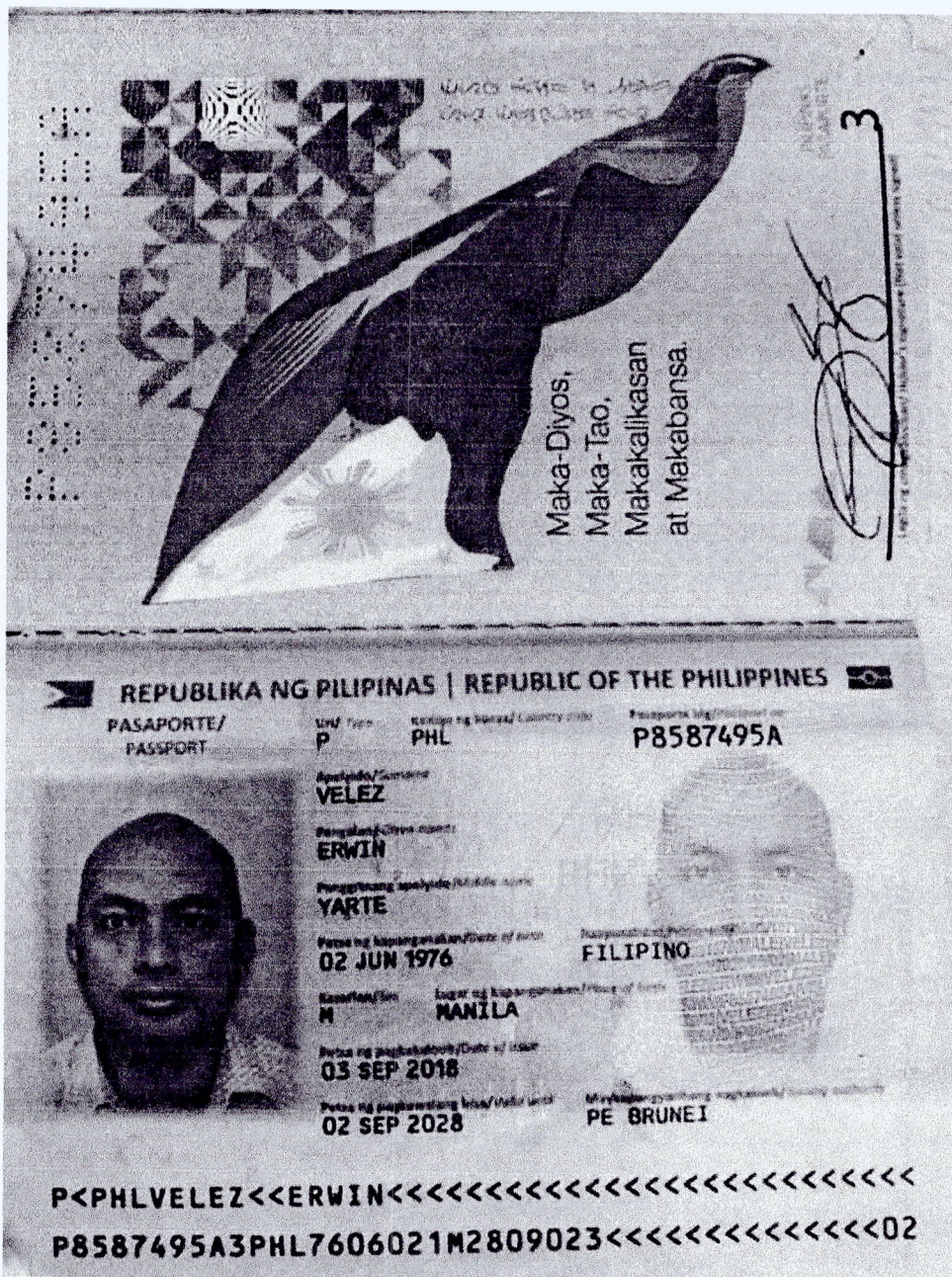
Restrictions Conditions  
**1,2 NONE**

  
Signature of Licensee

  
EDGAR C. GALVANTE  
Assistant Secretary







## SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

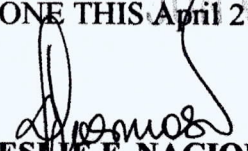
That I, **LESLIE F. NACIONAL** of legal age, married to **MICHAEL R. NACIONAL**, Filipino and resident of B5 L5 Hernandez Ave., Valley 3, San Antonio Paranaque, Philippines, do hereby name, appoint and constitute Ms. **JUVY A. TERBIO**, of legal age, married and presently residing at San Manuel, Puerto Princesa City, Palawan as our true and lawful **ATTORNEY-IN-FACT** to act for my name, place and stead for our own use and benefit, to do any or all of the following acts and things to wit:

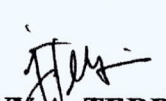
1. To be the **PRESENTOR** at Department of Environment and Natural Resources (DENR) Provincial Assessors Office, Municipal Assessors Office and other offices in relation to process/request/pay Taxes, and other documents to process related of land covered by **Tax Declaration No. 18-05-018-0976, Property Identification No. 066-05-018-24-016, CAD-795-D, Lot No. 7075 (part), situated in Barangay Tabud, Bataraza, Palawan, Philippines** containing an area of **Three Thousand Square meters (3,000 Square Meters)** more or less.
2. To sign and execute, obtain, request, receive, ask for a copy of pertinent documents from offices.

To SIGN, FILL OUT, EXECUTE and SUBMIT relative documents for that matter.

HEREBY GIVING AND GRANTING unto our said attorney full power and authority to do and perform all and every act and thing whatsoever requisite necessary to be done in and about the premises as fully, to all intents and purposes, as we might or could do if personally present.

DONE THIS **April 21, 2022** at Puerto Princesa City, Palawan

  
**LESLIE F. NACIONAL**  
Principal

  
**JUVY A. TERBIO**  
Atty-in-Fact

Witness:

  
**JOB A. GERSAVA**

### ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES )  
PROVINCE OF PALAWAN )  
CITY OF PUERTO PRINCESA ) S.S

I certify that on this date **April 21, 2022** the above name persons, and or their respective representatives appeared before me, who were identified by me through competent evidence of identity to be the same persons described in the foregoing instrument, who acknowledge before me that their respective signatures on the instrument were voluntarily affixed by them for the purposes stated therein, and who declared to me that they have executed the instrument as their free and voluntary act and deed and that they have authority to sign on behalf of the respective principals.

WITNESS MY HAND AND SEAL, this **April 21, 2022**

at Puerto Princesa City, Palawan.

Doc. No. 405  
Page No. 82  
Book No. 209

  
ATTEST: **JOSE M. GARCIA**  
NOTARY PUBLIC  
JUN 06 2022



## SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

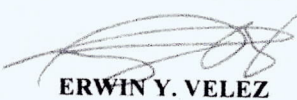
That I, **ERWIN Y. VELEZ** of legal age, Filipino, married to LUCY F. VELEZ, Filipino and resident of No. 19 Tropical Avenue, Bf Homes International, Las Piñas, Philippines, do hereby name, appoint and constitute Ms. **JUVY A. TERBIO**, of legal age, Filipino, married and presently residing at San Manuel, Puerto Princesa City, Palawan as our true and lawful **ATTORNEY-IN-FACT** to act for my name, place and stead for our own use and benefit, to do any or all of the following acts and things to wit:

1. To be the **PRESENTOR** at Department of Environment and Natural Resources (DENR) Provincial Assessors Office, Municipal Assessors Office and other offices in relation to process/request/pay Taxes, and other documents to process related of land covered by **Tax Declaration No. 18-05-018-0978, Property Identification No. 066-05-018-24-018, CAD-795-D, Lot No. 7075 (part), situated in Barangay Tabud, Bataraza, Palawan, Philippines** containing an area of **Nine Thousand Square meters (9,000 Square Meters)** more or less.
2. To sign and execute, obtain, request, receive, ask for a copy of pertinent documents from offices.

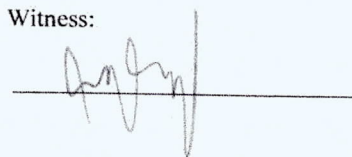
To SIGN, FILL OUT, EXECUTE and SUBMIT relative documents for that matter.


HEREBY GIVING AND GRANTING unto our said attorney full power and authority to do and perform all and every act and thing whatsoever requisite necessary to be done in and about the premises as fully, to all intents and purposes, as we might or could do if personally present.

DONE THIS JUN 06 2022 at Puerto Princesa City, Palawan

  
**ERWIN Y. VELEZ**  
Principal

Witness:



  
**JUVY A. TERBIO**  
Atty-in-Fact

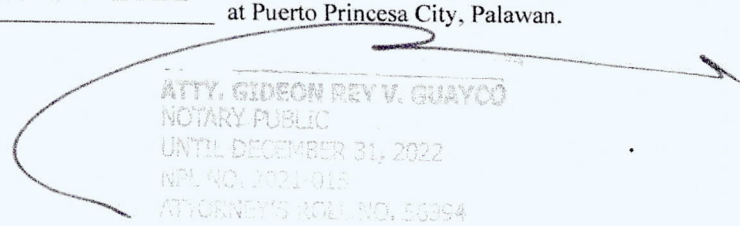
### ACKNOWLEDGEMENT


REPUBLIC OF THE PHILIPPINES )  
PROVINCE OF PALAWAN )  
CITY OF PUERTO PRINCESA ) S.S

I certify that on this date JUN 06 2022 the above name persons, and or their respective representatives appeared before me, who were identified by me through competent evidence of identity to be the same persons described in the foregoing instrument, who acknowledge before me that their respective signatures on the instrument were voluntarily affixed by them for the purposes stated therein, and who declared to me that they have executed the instrument as their free and voluntary act and deed and that they have authority to sign on behalf of the respective principals.

WITNESS MY HAND AND SEAL, this JUN 06 2022 at Puerto Princesa City, Palawan.

Doc. No. 454  
Page No. 82  
Book No. 201  
Series of 2022

  
**ATTY. GIDEON REY V. GUAYCO**  
NOTARY PUBLIC  
UNTIL DECEMBER 31, 2022  
NPL NO. 2021-015  
ATTORNEY'S ROLL NO. 56394  
IBP NO. 916023 LIFETIME  
P.A.R. NO. 1610477 01/03/2012  
M.C.L.E. Compliance No. VI-0030327




PHILIPPINE NATIONAL POLICE

**Commissioned Officer**  
**Dependent**

**NAME**  
**JUVY ANGCACO TERBIO**  
DEPENDENT OF  
**TERBIO, JEFFERSON DAGSA**  
**RANK** PNP PIN  
**PLT** O-32714

**DATE ISSUED**  
7/23/2019  
**EXPIRY DATE**  
8/27/2022  
**ID CARD NUMBER**  
19G230225

**LYNDON G CUBOS**  
Police Major General  
The Director for Personnel  
and Records Management





REPUBLIC OF THE PHILIPPINES  
DEPARTMENT OF TRANSPORTATION  
LAND TRANSPORTATION OFFICE

**NON-PROFESSIONAL DRIVER'S LICENSE**

**Last Name, First Name, Middle Name**  
**TERBIO, JUVY ANGCACO**

**Nationality** PHL **Sex** F **Date of Birth** 1978/08/27 **Weight (kg)** 60 **Height(m)** 1.54

**Address**  
POB TAYTAY PALAWAN

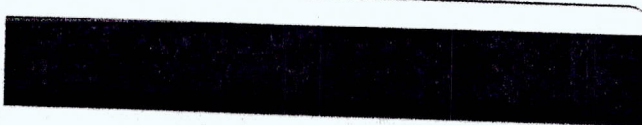
**License No.** D11-16-002064 **Expiration Date** 2023/08/27 **Agency Code** D11

**Blood Type** B+ **Eyes Color** BLACK

**Restrictions** 4 **Conditions** NONE

**Signature of Licensee**

**EDGAR C. GALVANTE**  
Assistant Secretary



**Weight (kg)** 58 **Height (cm)** 162 **Eyes** Brown **Hair** Black **Blood Type** B **TIN**

**Other Identifying Data**

**Date of Birth** 08/27/1978

**Right Thumbmark**

**Cardholder's Signature**

**In case of emergency, please notify:**  
TERBIO, JEFFERSON DAGSA  
30 MONTEVISTA BRGY POB TAYTAY PALAWAN  
09472990075

**\* WARNING \***  
Unauthorized use of this card is criminal  
"OFFENSE". If found, promptly return to the  
nearest police station or drop in a mailbox.  
postage guaranteed, for return to DPRM, NHO  
PNP, Camp Crame, Quezon City. Tel# 7230401  
loc 4221 E18

**RESTRICTIONS:**

1. MOTORCYCLES/MOTORIZED TRICYCLES
2. VEHICLE UP TO 4500 KGS G.V.W.
3. VEHICLE ABOVE 4500 KGS G.V.W.
4. AUTOMATIC CLUTCH UP TO 4500 G.V.W.
5. AUTOMATIC CLUTCH ABOVE 4500 G.V.W.
6. ARTICULATED VEHICLE 16001 UP TO 4500 G.V.W.
7. ARTICULATED VEHICLE 16011 UP TO 4500 G.V.W.
8. ARTICULATED VEHICLE 4501 & ABOVE G.V.W.

**CONDITIONS:**

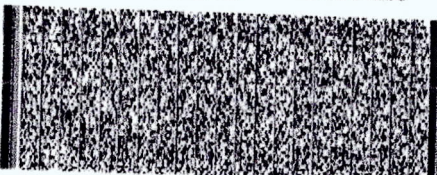
- A. WEAR EYEGLASSES
- B. DRIVE ONLY W/SPECIAL EQPT FOR UPPER LIMBS
- C. DRIVE ONLY W/SPECIAL EQPT FOR LOWER LIMBS
- D. DAYLIGHT DRIVING ONLY
- E. ACCOMPANIED BY A PERSON W/NORMAL HEARING

**Serial Number** 162734222

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

**IV. IN CASE OF EMERGENCY NOTIFY:**  
NAME: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
TEL. NO.: \_\_\_\_\_

**License to Drive License to Drive License**



Juvy

Juvy

Juvy





**SWORN AFFIDAVIT OF TWO (2) DISINTERESTED PERSONS  
(RESIDENTS OF BARANGAY WHERE THE LAND IS LOCATED)  
DMC 2019-10 dated December 11, 2019**

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

We Awalon S. Jamdon married to Roselle K. Jamdon  
and ALFRED TAMPAYAK married to Hanedag Tampayak  
both Filipinos, of legal age, and residents of the Barangay of Tabud, Municipality of  
Bataraza, Province of Palawan after having been duly sworn to in accordance with law,  
depose and say :

1. That we personally know LESLIE F. NACIONAL married to MICHAEL R. NACIONAL who has acquire and presently occupying a land known as Lot No. 7075, Cad 795-D (part) containing an area of 3,000 square meters located in the Barangay of Tabud, Municipality of Bataraza, Province of Palawan;
2. That we are actual residents of Bgy. Tabud, Municipality of Bataraza, Palawan and we know the land applied for very well;
3. That LESLIE F. NACIONAL married to MICHAEL R. NACIONAL has continuously occupied and cultivated the land himself/herself or thru his/her predecessors-in-interests since 1961 or prior thereto and it is free from claims and conflicts;
4. That we are not related to LESLIE F. NACIONAL married to MICHAEL R. NACIONAL either by consanguinity or affinity and we are not personally interested in the land sought to be issued patent; and,
5. That to the best of our knowledge, belief and information, LESLIE F. NACIONAL married to MICHAEL R. NACIONAL is a natural born citizen of the Philippines and is not the owner 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 07 JUN 2022 in the Municipality of Brooke's Point, Palawan  
Province of Palawan.

Awalon S. Jamdon  
Affiant

ALFRED TAMPAYAK  
ALFRED TAMPAYAK

Community Tax Cert. No. 19348972  
Issued on Feb. 19, 2021  
At Tabud, Bataraza, Palawan

Community Tax Cert. No. 19460018  
Issued on Dec. 2, 2021  
At Tabud, Bataraza, Palawan

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



May Q. Socrates  
SPECIAL INVESTIGATOR

Officer Authorized to Administer Oath





**SWORN AFFIDAVIT OF TWO (2) DISINTERESTED PERSONS  
(RESIDENTS OF BARANGAY WHERE THE LAND IS LOCATED)  
DMC 2019-10 dated December 11, 2019**

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

We Awalon S. Jamdon married to Roselle K. Jamdon  
and Alfred Tampayak married to Heneda Tampayak  
both Filipinos, of legal age, and residents of the Barangay of Tabud, Municipality of  
Bataraza, Province of Palawan after having been duly sworn to in accordance with law,  
depose and say :

1. That we personally know ERWIN YARTE VE LEZ married to LUCY FORMOSO VELEZ who has acquire and presently occupying a land known as Lot No. 7075, Cad 795-D (part) containing an area of 9,000 square meters located in the Barangay of Tabud, Municipality of Bataraza, Province of Palawan;
2. That we are actual residents of Bgy. Tabud, Municipality of Bataraza, Palawan and we know the land applied for very well;
3. That ERWIN YARTE VE LEZ married to LUCY FORMOSO VELEZ has continuously occupied and cultivated the land himself/herself or thru his/her predecessors-in-interests since 1961 or prior thereto and it is free from claims and conflicts;
4. That we are not related to ERWIN YARTE VE LEZ married to LUCY FORMOSO VELEZ either by consanguinity or affinity and we are not personally interested in the land sought to be issued patent; and,
5. That to the best of our knowledge, belief and information, ERWIN YARTE VE LEZ married to LUCY FORMOSO VELEZ is a natural born citizen of the Philippines and is not the owner of more than twelve (12) hectares of land in the Philippines.

IN WITNESS WHEREOF, we have hereunto set our hands and signed this  
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Province of Palawan.

Awalon S. Jamdon  
Affiant

ALFRD ALFRD Heneda Tampayak  
ALFRD TAMPAK

Community Tax Cert. No. 19348972  
Issued on Feb. 19, 2021  
At Tabud, Bataraza, Palawan

Community Tax Cert. No. 19460018  
Issued on DEC. 2, 2021  
At Tabud, Bataraza, Palawan

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



MAY Q. SOCRATES  
SPECIAL INVESTIGATOR I  
Officer Authorized to Administer Oath





REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)  
East Avenue, cor. NIA Road  
Quezon City

July 13, 2021

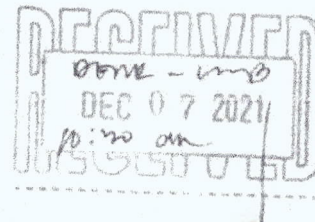
**ATTY. EMELYNE V. TALABIS, CESE**

Acting Director

Land Management Bureau

880 Estuar Building, Quezon Ave.

Barangay Paligsahan, Quezon City



Dear Director Talabis,

This is in connection with your letter dated April 14, 2021 in relation to your previous letter dated July 20, 2020 both addressed to HON. RENATO D. BERMEJO, Administrator, this Authority, which was the subject of his 1<sup>st</sup> Indorsement dated June 23, 2021 to the undersigned, requesting information as to which of the survey projects in CENRO Brooke's Point, Palawan as enumerated in your letter dated July 20, 2020, were covered by Cadastral Court Proceedings and the current status of said cadastral proceedings, please be informed of the following, to wit:

Survey Project	Location	Status
1. PLS-12	Brooke's Point Public Land Subdivision	No Cadastral Record
2. PLS-13	Brooke's Point Public Land Subdivision	No Cadastral Record
3. PLS-96	Brooke's Point Public Land Subdivision	B.L. Case 2 is covered by Cad. Case No. N-4, LRC Cad. Record No. N-145 B.L. Case 3 is covered by Cad. Case No. N-3, LRC Cad. Record No. N-134
4. PLS-618-D	Irayay, Brooke's Point, Palawan	No Cadastral Record
5. PLS-757	Punang/Labog, Brooke's Point, Palawan	No Cadastral Record
6. PLS-1099	Brooke's Point, Palawan	No Cadastral Record
7. PLS-816-D	Bataraza, Palawan	No Cadastral Record
8. PLS-1100	Balabac, Palawan	No Cadastral Record
9. PLS-1101	Bataraza, Palawan	No Cadastral Record
10. PLS-471-D	Balabac Public Land Subdivision	No Cadastral Record
11. PLS-1062-D	Balabac Public Land Subdivision	No Cadastral Record
12. CAD. 795-D	Bataraza Cadastre	No Cadastral Record
13. CAD. 796-D	Brooke's Point Cadastre (now including Satrionia Española)	No Cadastral Record

In case a Certification of Status of a parcel of land covered by these Survey Projects with No Cadastral Record is needed, this Authority must be furnished with certified technical description and copy of Cadastral Map and a certification fee is to be paid before said certification is issued.

For her honor's information and guidance, Thank you.

Very respectfully yours,  
FOR THE ADMINISTRATOR:

**ENGR. ANTE V. GAMIAO**

Chief  
Original Registration Division

Copy furnished:

Hon. Renato D. Bermejo  
Administrator, This Authority

19649

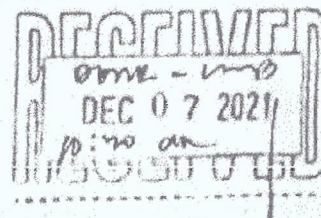




REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)  
East Avenue, cor. NIA Road  
Quezon City

July 13, 2021

ATTY. EMELYNE V. TALABIS CESE  
Acting Director  
Land Management Bureau  
BRD Estuar Building, Quezon Ave.  
Barangay Paligsahan, Quezon City



Dear Director Talabis,

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4. PLS-618-D	Irayay, Brooke's Point, Palawan	No Cadastral Record
5. PLS-757	Punang/Lahog, Brooke's Point, Palawan	No Cadastral Record
6. PLS-1077	Brooke's Point, Palawan	No Cadastral Record
7. PLS-816-D	Bataraza, Palawan	No Cadastral Record
8. PLS-1100	Balabac, Palawan	No Cadastral Record
9. PLS-1101	Bataraza, Palawan	No Cadastral Record
10. PLS-471-D	Balabac Public Land Subdivision	No Cadastral Record
11. PLS-1062-D	Balabac Public Land Subdivision	No Cadastral Record
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13. CAD. 796-D	Brooke's Point Cadastre (now including Sofronio Española)	No Cadastral Record

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For her honor's information and guidance. Thank you.

Very respectfully yours,  
FOR THE ADMINISTRATOR:

ENGR. ANIE V. GAMIAO

Original Registration Division

Copy furnished:

Hon. Renato D. Bermejo  
Administrator, This Authority

19609





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

X  
:  
F 2-659 : Lot No. 7075, Cad 795-D  
JAIME VALDEZ :  
Survey Claimant/Applicant : Area: 208,081 square meter  
:  
Location: So. Katipunan, Bgy. Tabud,  
Bataraza, Palawan  
X ----- X

**ORDER**

In an investigation conducted on the premises by Special Investigator I May Q. Socrates contained in her report dated October 10, 2022, it was found and ascertained that the above-named applicant-survey claimant waived all his rights and interests over portions of the subject lot in favor of Jamron Motaal, Akrim Eddara and Attam Jamron as evidenced by a public document dated June 23, 1973 duly notarized.

In that same investigation, it was further found and reported that Liezel Eddara-Binto, sole heir of the spouses Akrim Habi Eddara and Sadjura Tan-Eddara executed an Affidavit of Self-Adjudication for the portion of the lot acquired by her parents described in Tax Declaration No. 18-05-018-0743 and Waivers of Land Rights over portions thereof in favor of Leslie F. Nacional and Erwin Y. Velez as evidenced by duly notarized documents all dated November 16, 2021.

It is ordered that the name- Jaime Valdez be, as hereby it is being ordered to be stricken and deleted from the rolls of claimants on file in the records of this Office and his FPA 2-659 rejected forfeiting in favor of the Government whatever amount has been paid on its account.

SO ORDERED.

Brooke's Point, Palawan, October 11, 2022.

For and by the authority of the  
DENR Secretary:

**CONRADO M. CORPUZ**  
CENRO

*Copy Furnished:*

**JAIME VALDEZ**

Bgy. Tabud, Bataraza, Palawan

**JAMRON MOTAAL**

Bgy. Tabud, Bataraza, Palawan

**AKRIM EDDARA**

Bgy. Tabud, Bataraza, Palawan

**ATTAM JAMRON**

Bgy. Tabud, Bataraza, Palawan

**The PENRO**

Sta. Monica, Puerto Princesa City

**The Regional Executive Director-**

MIMAROPA, DENR by the Bay, 1515 L & S Bldg.,  
Roxas Blvd., Ermita, Manila



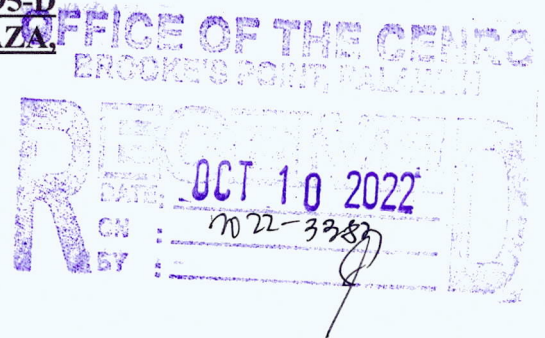


October 10, 2022

**SUBJECT: LETTER REQUEST OF JUVY TERBIO FOR  
ISSUANCE OF SURVEY AUTHORITY TO  
SUBDIVIDE LOT NO. 7075, CAD 795-D  
LOCATED AT BGY. TABUD, BATARAZA,  
PALAWAN**

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

Sir:



Anent the above-noted subject, I have the honor to submit my herein report of investigation based on records review, verification and ocular inspection conducted on the premises, to wit:

Records verification show that Lot No. 7075, CAD 795-D containing an area of 208,081 square meters is located at Sitio Katipunan, Bgy. Tabud, Bataraza, Palawan. Subject lot was listed in the name of Jaime Valdez as survey claimant during the execution of the cadastral survey dated March 04, 1987 and covered by F-2-659 of Jaime Valdez;

That review of records show that on June 23, 1973, Jaime B. Valdez executed a duly notarized Deed of Sale of improvements and transfer of rights waiving the one-half (1/2) portion of the subject lot in favor of Jamron Motaal; one-fourth (1/4) portion of the subject lot in favor of Akrim Eddara and, one-fourth (1/4) portion of the subject lot in favor of Attam Jamron, copy of document is hereto attached;

That on November 16, 2021, the following documents were executed by Liezl Eddara-Binto (sole heir of Akrim Eddara):

1. Affidavit of Self-Adjudication as the Sole Heir of Akrim Habi Eddara and Sadjura Tan-Eddara executed by Liezl Eddara-Binto stating that she is the only surviving heir of Spouses Eddara on portion of Lot 7075, Cad 796-D with an area of 52,020 square meters situated in So. Katipunan, Bgy. Tabud, Bataraza, Palawan declared under Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009;
2. Waiver of Rights and Interests and Deed of Assignment with undertaking to provide Right of Way/Access Road executed by Liezl Eddara-Binto in favor of Leslie F. Nacional for the 3,000 square meter portion of the subject lot;
3. Waiver of Rights and Interests and Deed of Assignment with undertaking to provide Right of Way/Access Road executed by Liezl Eddara-Binto in favor of Erwin Y. Velez for the 9,000 square meter portion of the subject lot;

That on June 07, 2022, Mrs. Juvy A. Terbio- authorized representative of Erwin Y. Velez and Leslie F. Nacional per a Special Power of Attorney dated June 06, 2022, requested for inspection on the subject lot and presented the following:

1. Copy of Tax Declaration No. 18-05-018-0976 PIN 066-05-018-24-016 showing Leslie F. Nacional as the owner of the 3,000 square meter portion of the subject lot;
2. Copy of Tax Declaration No. 18-05-018-0978 PIN 066-05-018-24-018 showing Erwin Y. Velez as the owner of the 9,000 square meter portion of the subject lot;
3. Photocopy of valid identification card of Leslie F. Nacional, Erwin Y. Velez and Juvy A. Terbio;



4. Sworn Affidavit of Two (2) Disinterested persons residing where the land is located dated June 07, 2022;

That on July 04, 2022, Mrs. Terbio submitted copies of Barangay Certification dated June 20, 2022 certifying that Leslie F. Nacional as the occupant of the 3,000 square meter and Erwin Y. Velez as the occupant of the 9,000 square meter portion of the subject lot duly notarized on June 29, 2022, copy of which is hereto attached;

That on July 19, 2022, the undersigned together with LMI Edelyn A. Evangelista conducted inspection on the subject lot. On the ground, it was found and ascertained that the subject lot is occupied peacefully by the waivees- Motaal, Eddara and Jamron. The subject lot was also traversed by a 60-meter National Highway. That the southern portion of the subject lot containing an area of more or less 5 hectares is peacefully occupied possessed by Liezl E. Binto planted with several coconut trees aged 40 to 50 years. That the portion claimed by Velez and Nacional is enclosed with barbed wire fence. Please see attached sketch and geotagged photos taken during the inspection.

That on October 07, 2022, the requesting party submitted the following supporting documents pertinent to the subject lot:

1. Tax Declaration No. 039 for the year 1974 showing Akrim Edara as the owner for the subject lot containing an area of 240,000 square meters which was cancelled by TD No. 165283-10-12-81;
2. Tax Declaration No. 18-05-018-0742 for year 2019 showing Mutral Jamdon as the owner of the portion of the subject lot containing an area of 104,040 square meters;
3. Tax Declaration No. 18-05-018-0743 for year 2019 showing Akrim Eddara as the owner of the portion of the subject lot containing an area of 52,020 square meters;
4. Tax Declaration No. 18-05-018-0744 for year 2019 showing Aldam Jamdon as the owner of the portion of the subject lot containing an area of 52,020 square meters;
5. Certified copy of tax map showing the portion claimed by Eddara ang Jamdons.

That lots surveyed under CAD 795-D, Bataraza Cadastre is not covered by Cadastral Court Proceedings per letter dated July 13, 2021 of Engr. Ante V. Gamiao, Chief of Original Registration Division of Land Registration Authority;

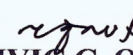
That the subject lot is free from claims and conflict. It is within Alienable and Disposable Zone under LC Map No. 841 Project No. 12, Block XII, duly certified by the Bureau of Forestry on December 14, 1929;

**IN VIEW OF THE FOREGOING**, it is respectfully recommended that the name- Jaime Valdez be stricken and deleted from the rolls of claimants and his Free Patent Application No. 2-659 be rejected, and the request for issuance of survey authority of Juvy Terbio to have the portion of Lot 7075, Cad 795-D subdivided be forwarded to the Regional Office thru the PENRO for confirmation of land classification status and issuance of clearance to clearance to issue survey authority pursuant to the provisions of LMB Technical Bulletin 2020-01 and DMC 2019-10. It is further recommended that a 6-meter-wide road right of way leading to the portions claimed by the requesting party be part of the survey.

Very respectfully yours,

  
**MAY Q. SOCRATES**  
Special Investigator I

**SUBSCRIBED AND SWORN** to before me, this 10<sup>th</sup> day of October 2022 at Brooke's Point, Palawan.

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



REPUBLIC OF THE PHILIPPINES  
PALAWAN, PUERTO PRINCESA CITY  
PALAWAN

)  
) S.S.  
)

**SELF - ADJUDICATION AS THE SOLE HEIR OF  
AKRIM HABI EDDARA & SADJURA TAN EDDARA**

I, **LIEZL EDDARA BINTO**, Filipino, of legal age, married to YOYONG RADDI BINTO, Filipino, with Postal Address at Katipunan, Brgy. Tabud, Bataraza, Palawan, after having been duly sworn on oath in accordance with law, hereby depose and say:

1. I am the only surviving heir of the late AKRIM HABI EDDARA and SADJURA TAN EDDARA being their daughter.
2. My only sibling in the person of YONGLEE TAN EDDARA died on August 13, 2020 Certificate of Death herein attached as *Annex A*
3. My mother SADJURA TAN EDDARA died on May 25, 2010 copy of her Certificate of Death herein attached as *Annex B*, while my father AKRIM HABI EDDARA died on February 14, 2016 copy of her Certificate of Death herein attached as *Annex C*.
4. During their lifetime they possessed as owners a certain lot identified as **(PART) of LOT NO. 7075, CAD-795-D with an area of 52,020 square meters situated at Katipunan Tabud, Bataraza, Palawan declared for tax purposes under Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009.** (copy of Tax Declaration herein attached as *Annex D*)
5. Since I am the only heir, and being of sound disposing mind, pursuant to Sect. 1, Rule 74 of the Revised Rules of Court, there being no other charges or lien upon the estate, no debts payable to any persons or entity, **I hereby adjudicate unto myself the parcel of land above-described.**

In witness hereof, I have signed the foregoing this November 16, 2021 at Puerto Princesa City, Palawan.

*Liezl Eddara Binto*

**LIEZL EDDARA BINTO**

**SOLE HEIR, Affiant**

BRGY. I.D. 2021-0604 Tabud, Bataraza, Palawan

SUBSCRIBED and sworn to before me this November 16, 2021 at Puerto Princesa City.

Doc. no. *450*  
Page no. *91*  
Book no. *188*  
Series of 2021

**ATTY. GIDEON REY V. GUAYCO**

NOTARY PUBLIC

NPL NO. 2021-15 UNTIL 12/31/2022

M.C.L.E. Compliance No. VI -0030327

Valid Until April 14, 2022

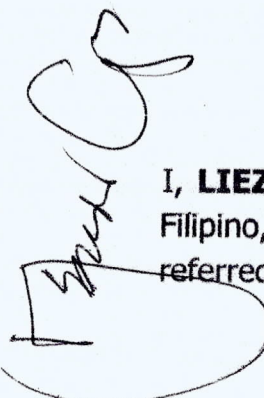
ATTORNEY'S ROLL # 56394

IBP NO. 016026 LIFETIME






**WAIVER OF RIGHTS AND INTERESTS  
AND DEED OF ASSIGNMENT WITH UNDERTAKING TO PROVIDE  
RIGHT OF WAY / ACCESS ROAD**

KNOW ALL MEN BY THESE PRESENTS:


 I, **LIEZL EDDARA BINTO**, Filipino, of legal age, married to YOYONG RADDI BINTO, Filipino, with Postal Address at Katipunan, Brgy. Tabud, Bataraza, Palawan, hereinafter referred to as the **TRANSFEROR**,

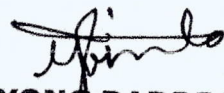
WITNESSETH THAT:

-  1. I am the possessor in the concept of an owner of a lot that is identified to be **(PART) of LOT NO. 7075, CAD-795-D with an area of 52,020 square meters situated at Katipunan Tabud, Bataraza, Palawan declared for tax purposes under Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009.**
-  2. I came to be the possessor in the concept of an owner of the lot by virtue of the SELF - ADJUDICATION AS SOLE HEIR OF AKRIM HABI EDDARA & SADJURA TAN EDDARA per doc. no. 452, page no. 41, book no. 188, series of 2021 before Atty. Gideon Rey V. Guayco at Puerto Princesa City, dated November 16, 2021.
3. Considering that I am no longer interested to a portion of **NINE THOUSAND SQUARE METERS (9,000 sq.m.)** therefrom and all improvements within, I have decided to transfer all my rights and interest thereto.
-  4. Now therefore for and in consideration of the sum of **ONE MILLION EIGHT HUNDRED THOUSAND PESOS (P1,800,000)** fully received from ERWIN YARTE VELEZ, Filipino of legal age, married to LUCY FORMOSO VELEZ, Filipino, resident of No. 19 Tropical Avenue, BF Homes International, Las Piñas, I do hereby WAIVE, CEDE, RELINQUISH, ASSIGN, TRANSFER and CONVEY all my rights and interest over a portion of **NINE THOUSAND SQUARE METERS (9,000 sq.m.)**.
5. Likewise, I hereby UNDERTAKE to provide a right of way/ access road with a minimum of six (6.0m) meters wide leading to the lot subject herein.

I hereby warrant to protect the rights of the said TRANSFERREE, that the same is free from any adverse claim by any third party and that I will not interpose nor object now or in the future when the TRANSFERREE legally perfect his rights leading to the issuance of a Certificate of Title or any other instrument establishing the rightful ownership in his favor.

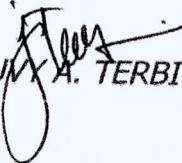
**IN WITNESS WHEREOF**, we have signed the foregoing this November 16, 2021 at Puerto Princesa City.

  
**LIEZL EDDARA BINTO**  
TRANSFEROR

  
**YOYONG RADDI BINTO**  
SPOUSE

SIGNED IN THE PRESENCE OF:

  
JOB ABREA GERSAVA

  
JUVY A. TERBIO

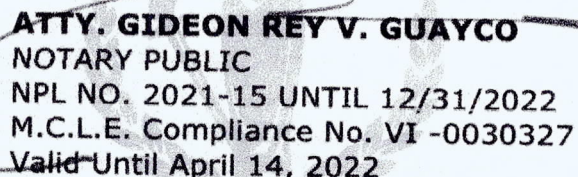
**ACKNOWLEDGEMENT**

REPUBLIC OF THE PHILIPPINES )  
PALAWAN ) S.S.  
PUERTO PRINCESA )

**BEFORE ME**, a Notary Public for and in City of Puerto Princesa, Palawan, this November 16, 2021 personally appeared **LIEZL EDDARA BINTO** and **YOYONG RADDI BINTO** transferee and his spouse respectively, who acknowledge before me and executed the foregoing Waiver of rights and interests.

**WITNESS MY HAND AND SEAL**, this November 16, 2021 at Puerto Princesa City, Palawan.

Doc. no. 453  
Page no. 92  
Book no. 188  
Series of 2021

  
**ATTY. GIDEON REY V. GUAYCO**  
NOTARY PUBLIC  
NPL NO. 2021-15 UNTIL 12/31/2022  
M.C.L.E. Compliance No. VI -0030327  
Valid Until April 14, 2022  
ATTORNEY'S ROLL # 56394  
IBP NO. 016026 LIFETIME



**WAIVER OF RIGHTS AND INTERESTS  
AND DEED OF ASSIGNMENT WITH UNDERTAKING TO PROVIDE  
RIGHT OF WAY / ACCESS ROAD  
KNOW ALL MEN BY THESE PRESENTS:**

I, **LIEZL EDDARA BINTO**, Filipino, of legal age, married to YOYONG RADDI BINTO, Filipino, with Postal Address at Katipunan, Brgy. Tabud, Bataraza, Palawan, hereinafter referred to as the **TRANSFEROR**,

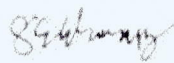
WITNESSETH THAT:

1. I am the possessor in the concept of an owner of a lot that is identified to be **(PART) of LOT NO. 7075, CAD-795-D with an area of 52,020 square meters situated at Katipunan Tabud, Bataraza, Palawan declared for tax purposes under Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009.**
2. I came to be the possessor in the concept of an owner of the lot by virtue of the SELF - ADJUDICATION AS SOLE HEIR OF AKRIM HABI EDDARA & SAdjura Tan EDDARA per doc. no. 40 page no. 91 book no. 188, series of 2021 before Atty. Gideon Rey V. Guayco at Puerto Princesa City, dated November 16, 2021.
3. Considering that I am no longer interested to a portion of **THREE THOUSAND SQUARE METERS (3,000 sq.m.)** therefrom and all improvements within, I have decided to transfer all my rights and interest thereto.
4. Now therefore for and in consideration of the sum of **SIX HUNDRED THOUSAND PESOS (P600,000)** fully received from **LESLIE F. NACIONAL** Filipino, of legal age, married to MICHAEL R. NACIONAL, Filipino, of legal age, residents of B5 L5, Hernandez Ave., Valley 3, San Antonio Parañaque, Philippines, I do hereby WAIVE, CEDE, RELINQUISH, ASSIGN, TRANSFER and CONVEY all my rights and interest over a portion of **THREE THOUSAND SQUARE METERS (3,000 sq.m.)**.
5. Likewise, I hereby UNDERTAKE to provide a right of way/ access road with a minimum of six (6.0m) meters wide leading to the lot subject herein.

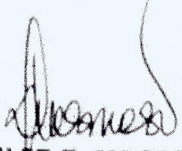
I hereby warrant to protect the rights of the said TRANSFERREE, that the same is free from any adverse claim by any third party and that I will not interpose nor object now or in the future when the TRANSFERREE legally perfect his rights leading to the issuance of a Certificate of Title or any other instrument establishing the rightful ownership in his favor.



IN WITNESS WHEREOF, we have signed the foregoing this November 16, 2021 at Puerto Princesa City.

  
**LIEZL EDDARA BINTO**  
TRANSFEROR

  
**YOYONG RADDI BINTO**  
SPOUSE

  
**LESLIE F. NACIONAL**  
TRANSFeree

PASSPORT PHIL

P7371913B UNTIL 09 AUG 2031

SIGNED IN THE PRESENCE OF:

  
JOB ABREA GERSAVA

  
JUVY A. TERBIO

**ACKNOWLEDGEMENT**

REPUBLIC OF THE PHILIPPINES )  
PALAWAN ) S.S.  
PUERTO PRINCESA )

**BEFORE ME**, a Notary Public for and in City of Puerto Princesa, Palawan, this November 16, 2021 personally appeared **LIEZL EDDARA BINTO** and **YOYONG RADDI BINTO** transferee and his spouse respectively, who acknowledge before me and executed the foregoing Waiver of rights and interests.

**WITNESS MY HAND AND SEAL**, this November 16, 2021 at Puerto Princesa City, Palawan.

Doc. no. 452  
Page no. 92  
Book no. 188  
Series of 2021

**ATTY. GIDEON REY V. GUAYCO**

NOTARY PUBLIC

NPL NO. 2021-15 UNTIL 12/31/2022

M.C.L.E. Compliance No. VI -0030327

Valid Until April 14, 2022

ATTORNEY'S ROLL # 56394

IBP NO. 016026 LIFETIME



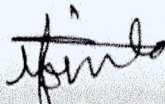
## ACKNOWLEDGMENT RECEIPT

I, **LIEZL EDDARA BINTO**, Filipino, of legal age, married to **YOYONG RADDI BINTO**, Filipino, with Postal Address at Katipunan, Brgy. Tabud, Bataraza, Palawan, hereby acknowledge the receipt of the full amount of **SIX HUNDRED THOUSAND PESOS (P600,000)** from **LESLIE F. NACIONAL** Filipino, of legal age, married to **MICHAEL R. NACIONAL**, Filipino, of legal age, residents of B5 L5, Hernandez Ave., Valley 3, San Antonio Parañaque, Philippines, as full payment for a lot containing an area of **THREE THOUSAND SQUARE METERS (3,000 sq.m.)** portion of lo covered by Tax Declaration No. 18-05-018-0743, Property Identification No. 066-05-018-24-009 situated at Katipunan Tabud, Bataraza, Palawan.

November 16, 2021 at Puerto Princesa City, Palawan.



**LIEZL EDDARA BINTO**  
TRANSFEROR



**YOYONG RADDI BINTO**  
SPOUSE



DEED OF SALE OF IMPROVEMENTS  
AND TRANSFER OF RIGHTS

KNOW ALL MEN BY THESE PRESENTS:

That I, JAIME B. VALDEZ, of legal age, Filipino, married to Kisming Jakiri-Valdez, and residing at Katipunan, Bataraza, Palawan, Philippines, as the Free Patent Applicant for a certain parcel of land situated at Sitio Katipunan, Barrio of Tabud, Municipality of Bataraza, Province of Palawan, Philippines, covered by Free Patent Application No. 2-59 dated October 2, 1961, containing an area of TWENTY FOUR (24) HECTARES, more or less.

That up to the present, there is no record in the local office of the Bureau of Lands at the City of Puerto Princesa, as to the present status of my application for the aforementioned parcel of land.

That because of my inability- financially and physically, to cultivate the entire parcel of land (24 hectares), and for and in consideration of the sum of THREE THOUSAND FIVE HUNDRED (P3,500.00) PESOS, Philippine Currency, receipt of which in full is hereby acknowledged, I hereby SELL, TRANSFER, AND CONVEY, absolute and forever, and free from all liens, incumbrances, and charges whatsoever (except as against the Government) to JAMRON MOTAAL, AKRIM EDDARA and ATTAM JAMRON, all of legal age, Filipinos, all married, and all residing at Katipunan, Bataraza, Palawan, Philippines, all my rights to, or interests in, the aforementioned parcel of land and including all the improvements therein-300 non-bearing coconut trees, more particularly, ONE HALF (1/2) of the aforementioned parcel of land to JAMRON MOTAAL, ONE FOURTH (1/4) thereof to AKRIM EDDARA, and 1/4 thereof to ATTAM JAMRON, their heirs, successors, executors, administrators or assigns. ( Please see sketch on the back hereof ),

IN WITNESS WHEREOF, I have hereunto set my hand this 23rd day of June, 1973 at the City of Puerto Princesa, Philippines.

*Jaime B. Valdez*  
JAIME B. VALDEZ

Vendor

Taxpayer Acc't. No. NEW

WITH MY MARITAL CONSENT:

  
KISMING JAKIRI-VALDEZ  
Vendor's Wife

SIGNED IN THE PRESENCE OF:

1. *Donna M. Katon*

2. *Belin Pinalda*

ACKNOWLEDGMENT

REPUBLIC OF THE PHILIPPINES )  
CITY OF PUERTO PRINCESA ) S. S.

At the City of Puerto Princesa, Philippines, on this 23rd day of June, 1973, personally appeared before me JAIME B. VALDEZ, with Residence Certificates Nos. 1-1023187, 1-1023188, issued at the Municipality of Bataraza, Province of Palawan, Philippines, on June 15, 1973, known to me and to me known to be the same person who executed



the foregoing instrument of DEED OF SALE OF IMPROVEMENTS AND  
TRANSFER OF RIGHT, over one (1) parcel of land and improvements  
(300 coconut trees, non-bearing), which instrument consists of  
two (2) pages including the page on which the ACKNOWLEDGMENT is  
written, sign by the vendor and his spouse at the bottom of page  
1 and also by their instrumental witnesses and at the left margin  
of page two (2) and said vendor and his spouse acknowledged to  
me that the same is their free and voluntary act and deed.

WITNESS MY HAND AND NOTATIRAL SEAL at the place and on the  
day, month and year first above written.

*[Signature]*

Doc. No. 1368  
Page No. 1  
Book No. XXXIII  
Series of 1973.

Notary Public

174

T. R. No. 633945

TY. OF ROBERTO PRINCESA

1-19-73

T. A. N. 1299-418-2

Ray Aurora M. Koton

Ben Benalob

Gen B Valdeby



Lot 008

TC: GR

TAX DECLARATION OF REAL PROPERTY

T.D. No.: 18-05-018-0742

Property Identification No.: 066-05-018-24-008

Owner: MUTRAL JAMDON  
Address: KATIPUNAN TABUD, BATARAZA, PALAWAN  
Administrator/Beneficial User:  
Address:  
Location of Property: TABUD BATARAZA, PALAWAN  
(Number and Street) (Barangay/District) (Municipality & Province)  
OCT/TCT/CLOA No. Survey No. CAD-795-D (PART)  
CCT: Lot No. 7075,  
Date: Block No.  
Boundaries: North: ALN 001, BGY. SITE, SEC.25 South: ALN 009, 010  
East: ALN 011 West: WEST PHILIPPINE SEA

KIND OF PROPERTY ASSESSED:  
☒ LAND ☐ MACHINERY  
☐ BUILDING Brief Description:  
No. of Storeys: Others:  
Brief Description: Specify:

Classification	Area	Unit Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxability
AGRICULTURAL (COCON3-ML)	10.4040 ha.	150,000 Php	1,029,996.00	AGRICULTURAL (Coconut Land)	16 % Php	164,800.00	TAXABLE
Total	104,040.00 sq.m	Php	1,029,996.00			Php	164,800.00

Total Assessed Value ONE HUNDRED SIXTY-FOUR THOUSAND EIGHT HUNDRED PESOS

(Amount in Words)

Taxable ☒ Exempt ☐ Effectivity of Assessment/Reassessment: 2019 YEAR

Approved by: By Authority of the Provincial Assessor:

(SGD) V. P. RABANAL, REA  
MUNICIPAL ASSESSOR

07/04/2018  
Date

This declaration cancels TD No. 05-018-0737 Previous A.V. Php. 50,290.00 Previous PIN: 066-05-018-24-008  
Previous Owner: MUTRAL JAMDON Previous Area: 104040 sq.m.

Memoranda:

REVISED PURSUANT TO SECTION 219 OF R.A. 7160 AND SECTION 24 OF PROVINCIAL ORDINANCE NO. 1914-2018, SERIES OF 2018.

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.: - NONE -

SWORN STATEMENT Date:

Machine Validation: Printed by Abencio Jr. C Gabayan/ 10:52:00 am/ 10/05/2022

CERTIFIED COMPUTER GENERATED COPY  
By Authority of the Provincial Assessor:  
ABENCIO C. GABAYAN, JR.  
DATE: 10/05/2022  
Sec. Fee: 50.00  
O.R. No.: 2741242  
O.R. Date: 10/05/2022  
Place: PPCity



Lot 009

TAX DECLARATION OF REAL PROPERTY

T.D. No.: 18-05-018-0743

Property Identification No.: 066-05-018-24-009

Owner: AKRIM EDDARA  
Address: KATIPUNAN TABUD, BATARAZA, PALAWAN  
Administrator/Beneficial User:  
Address:  
Location of Property: TABUD BATARAZA, PALAWAN  
(Number and Street) (Barangay/District) (Municipality & Province)

OCT/TCT/CLOA No. Survey No. CAD-795-D (PART)  
CCT: Lot No. 7075,  
Date: Block No.  
Boundaries: North: ALN 008 South: ALN 001 OF SEC.26  
East: ALN 010 West: WEST PHILIPPINE SEA

KIND OF PROPERTY ASSESSED:  
☒ LAND ☐ MACHINERY  
☐ BUILDING Brief Description:  
No. of Storeys: Others:  
Brief Description: Specify:

Classification	Area	Unit Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxability
AGRICULTURAL (COCON3-ML)	5.2020 ha.	150,000 Php	514,998.00	AGRICULTURAL (Coconut Land)	16 % Php	82,400.00	TAXABLE
Total	52,020.00 sq.m.	Php	514,998.00		Php	82,400.00	
Total Assessed Value EIGHTY-TWO THOUSAND FOUR HUNDRED PESOS							

(Amount in Words)  
Taxable ☒ Exempt ☐  
Effectivity of Assessment/Reassessment: 2019 YEAR  
Approved by: By Authority of the Provincial Assessor:

V. P. RABANAL, REA 07/04/2018  
MUNICIPAL ASSESSOR Date

This declaration cancels TD No. 05-018-0738 Previous A.V. Php. 29,360.00 Previous PIN: 066-05-018-24-009  
Previous Owner: AKRIM EDDARA Previous Area: 52020 sq.m.

Memoranda:  
REVISED PURSUANT TO SECTION 219 OF R.A. 7160 AND SECTION 24 OF PROVINCIAL ORDINANCE NO. 1914-2018, SERIES OF 2018.

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:



TAX DECLARATION OF REAL PROPERTY

T.D. No.: 18-05-018-0744

Property Identification No.: 066-05-018-24-010

Owner: **ALDAM JAMDON**

Address: **TABUD, BATARAZA, PALAWAN**

Administrator/Beneficial User:

Address:

Location of Property:

TIN:

Telephone No.:

TIN:

Telephone No.:

**TABUD**

**BATARAZA, PALAWAN**

(Number and Street)

(Barangay/District)

(Municipality & Province)

OCT/TCT/CLOA No.

Survey No. **CAD-795-D (PART)**

CCT:

Lot No. **7075,**

Date:

Block No.

Boundaries: North: **ALN 008**

South: **ALN 001 OFSEC. 26**

East: **ALN 011**

West: **ALN 009**

KIND OF PROPERTY ASSESSED:

☒ LAND

☐ BUILDING

No. of Storeys:

Brief Description:

☐ MACHINERY

☐ Others:

Brief Description:

Specify:

Classification	Area	Unit Value	Market Value	Actual Use	Assessment Level	Assessed Value	Taxability
AGRICULTURAL (COCON3-ML)	5.2020 ha.	150,000 Php	514,998.00	AGRICULTURAL (Coconut Land)	16 % Php	82,400.00	TAXABLE
Total	52,020.00 sq.m	Php	514,998.00		Php	82,400.00	
Total Assessed Value	EIGHTY-TWO THOUSAND FOUR HUNDRED PESOS						

Taxable ☒

Exempt ☐

(Amount in Words)

Effectivity of Assessment/Reassessment: **2019** YEAR

Approved by: By Authority of the Provincial Assessor:

(SGD) V. P. RABANAL, REA  
MUNICIPAL ASSESSOR

07/04/2018  
Date

This declaration cancels TD No. **05-018-0739**

Previous A.V. Php. **22,390.00**

Previous PIN: **066-05-018-24-010**

Previous Owner: **ALDAM JAMDON**

Previous Area: **52020 sq.m.**

Memoranda:  
REVISED PURSUANT TO SECTION 219 OF R.A. 7160 AND SECTION 24 OF PROVINCIAL ORDINANCE NO. 1914-2018, SERIES OF 2018.

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.: - NONE -  
SWORN STATEMENT Date:

Machine Validation: Printed by Abencio Jr. C Gabayan/ 10:52:40 am/ 10/05/2022

CERTIFIED COMPUTER GENERATED COPY  
By Authority of the Provincial Assessor:

**ABENCIO C. GABAYAN, JR.**

DATE: 10/05/2022

Sec. Fee: 50.00  
O.R. No.: 2741243  
O.R. Date: 10/05/2022  
Place: PPCity



18-18-00-00

(FILED UNDER PRESIDENTIAL DECREE NO. 70)

Residence

Katipunan

Province

(Street Number or Barrio)  
Palawan

Residence

(Street Number or Barrío)

Province

Location of property

Tabou

Bataraze

Palawan

(Barrio)

(Municipality)

(Province)

Certificate of Title No.

Cad. Lot No.

Assessor's.

Lot No. 010  
Block No. 027

Boundaries:

North: Moises de la Cruz

South. Sidel Talil

East. Public Land

West	Seashore
------	----------

(State streets or streams by which bounded, or names of owners of adjoining lands)

## I.—LAND (RURAL)

		PER OWNER'S DECLARATION				ASSESSOR'S FINDINGS			
		KIND OF LAND	AREA HAS.	CLASSIFICATION	MARKET VALUE	KIND OF LAND	AREA	CLASSIFICATION	MARKET VALUE
1. Base Market Value	100%								
2. Adjustments:									
(a) Along rd./no rd. outlet	%	Coconut land	24.0000		14,400.00			1st	24,000.00
(b) Kms. to all weather rd.	%								
(c) Kms. to market (prob.)	%								
3. Total adjustment	%	TOTAL	24.0000		14,400.00	TOTAL			24,000.00
4. Adj. Market Value (1-3)	%								

## II.—(URBAN)

PER OWNER'S DECLARATION			ASSESSOR'S FINDINGS		
KIND OF LAND (Residential, Commercial, etc.)	AREA (In square meters)	MARKET VALUE	KIND OF LAND	AREA	MARKET VALUE
TOTAL					

### III.—IMPROVEMENTS, INCLUDING MACHINERY

(If more space is needed, attach separate statement)

## PLANTS AND TREES

PER OWNER'S DECLARATION			ASSESSOR'S FINDINGS			
NUMBER AND KIND OF PLANTS AND TREES	ANNUAL PRODUCT (Give quantity, net value)	MARKET VALUE	NUMBER AND KIND OF IMPROVEMENTS	ANNUAL PRODUCTS	CLASSIFICATION	MARKET VALUE
XEROX COPY FROM OFFICE FILE		P 200	Coconut trees bearing		1st	P 5,000.00
		100	Coconut trees non-bearing			
ENG. C. CABAYAN, JR. Segment Operations Officer IV						
TOTAL 50.00		P				P
3206783						
308 223, 2011		P				P 5,000.00

~~CERTIFIED XEROX COPY FROM OFFICE FILE~~

~~ABENCIO C. GABAYAN, JR.~~

**Local Assessment Operations Officer IV**

SEC. FEE: TOTAL 50.00

O.R. NO.: 2706782

DATE. SEP 2 7 1964

PLACE : PPCITY

(Owner may indicate only the valuation of the entire parcel if the value of each portion thereof cannot be determined)



# BUILDINGS AND OTHER STRUCTURES

## PER OWNER'S DECLARATION

KIND OF BUILDING (House, Garage, etc.)	AREA GROUND FLOOR (Square meters)	MATERIALS OF WHICH CONSTRUCTED				MARKET VALUE
		FIRST STORY	SECOND STORY	THIRD STORY	ROOF	
						P

## ASSESSOR'S FINDINGS

KIND OF BUILDING (House, Garage, etc.)	AREA GROUND FLOOR (Square meters)	MATERIALS OF WHICH CONSTRUCTED				MARKET VALUE
		FIRST STORY	SECOND STORY	THIRD STORY	ROOF	
						P

## MACHINERY

PER OWNER'S DECLARATION					ASSESSOR'S FINDINGS			
(Describe below in sufficient detail)	DATE COMMENCED OPERATION	ORIGINAL COST	DEPRECIATION	PRESENT MARKET VALUE	DATE COMMENCED OPERATION	ORIGINAL COST	DEPRECIATION	PRESENT MARKET VALUE
		P	P	P		P	P	P
NOTE: Revised pursuant to Pres. Decree No. 76, dated Dec. 6, 1972.								
TOTAL				P				

## SWORN STATEMENT OF OWNER

Under the provisions of Paragraph 1 of Presidential Decree No. 76, I hereby certify that the true market value (x) of the foregoing described property of which I am the owner/administrator is, to the best of my knowledge and belief, as follows:

Land \_\_\_\_\_ TRUE MARKET VALUE P \_\_\_\_\_

Improvements \_\_\_\_\_ P \_\_\_\_\_

TOTAL MARKET VALUE \_\_\_\_\_ P \_\_\_\_\_  
(Amount in words)

(Signature)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
the person taking oath presenting Residence Certificate No. \_\_\_\_\_ issued \_\_\_\_\_

19\_\_\_\_ at \_\_\_\_\_  
(x) State in nearest multiple of 10 as P950 instead of P948; P1,000 instead of P1,004

(Signature of official administering oath)

(Official Title)

ASSESSMENT BY { PROVINCIAL/CITY ASSESSOR  
PROVINCIAL BOARD OF TAX APPEALS  
CENTRAL BOARD OF TAX APPEALS

	MARKET VALUE	ASSEMT. LEVEL	ASSESSED VALUE
Total value of land	P 24,000.00	40 %	P 9,600.00
Total value of land		%	
Total value of land		%	
Total value of improvements		%	
Total value of improvements	5,000.00	40 %	2,000.00
Total value of improvements		%	
TOTAL ASSESSED VALUE ELEVEN THOUSAND SIX HUNDRED		%	P 11,600.00

APPROVED: \_\_\_\_\_ (Amount in words)

RAMON R. VALENCIA

RAMON R. VALENCIA

Previous Assessed  
Value P 7,840.00

By

EDUARDO TIMBANCAYA

Sr. Deputy Assessor

This declaration cancels Tax Nos. \_\_\_\_\_; is cancelled by Tax Nos. \_\_\_\_\_

Tax under this declaration begins with the year 1974; ceases with the year \_\_\_\_\_

Entered in Real Property Tax Register for 19\_\_\_\_ 19\_\_\_\_ By: \_\_\_\_\_



SOUTH CHINA SEA

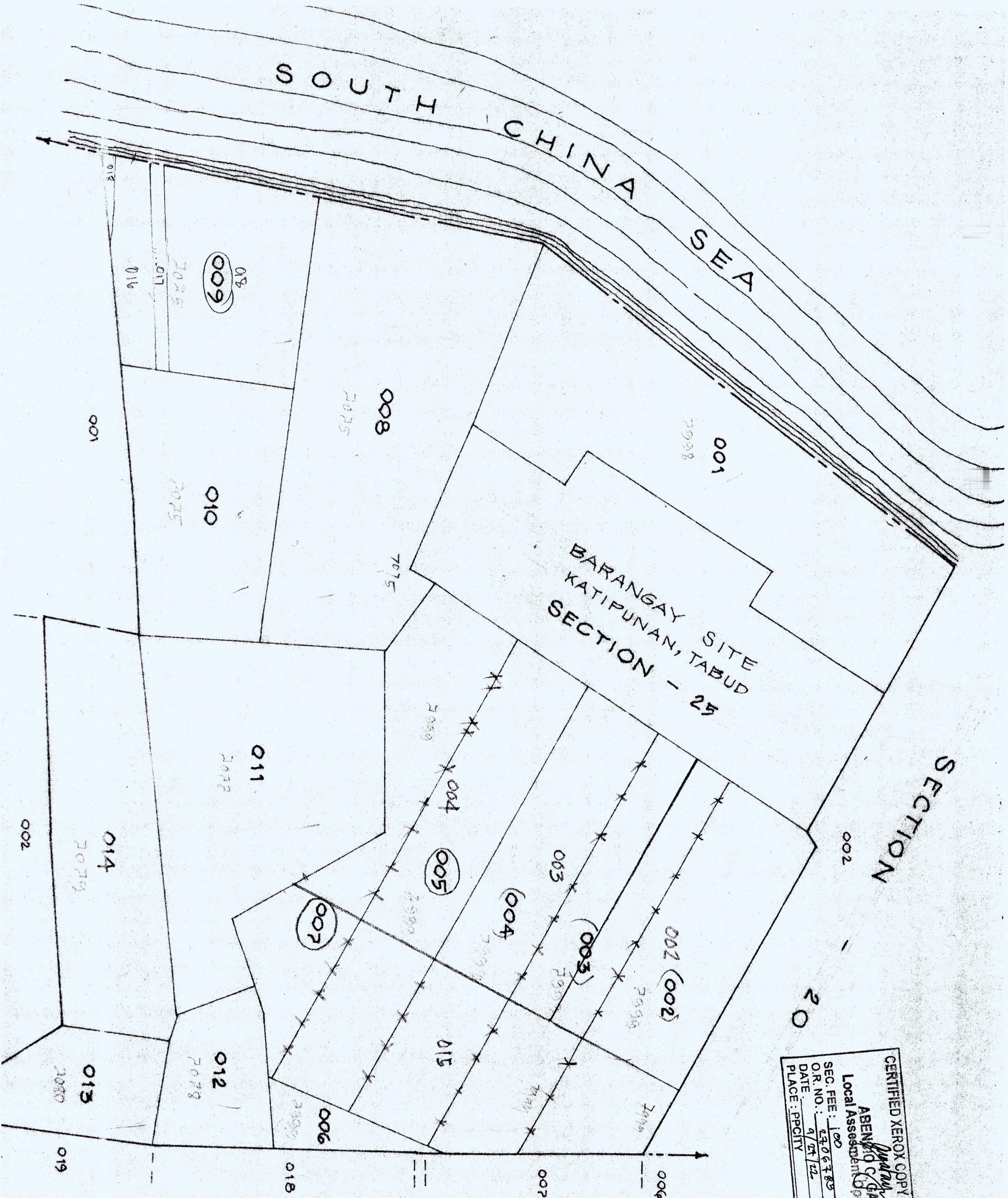
SECTION

BARANGAY SITE  
KATIPUNAN, TABUD  
SECTION - 25

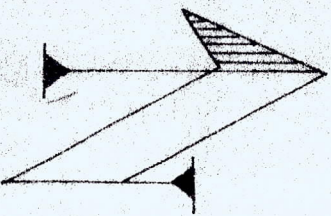
CERTIFIED XEROX COPY FROM OFFICE FILE

ABENIO C. GABAYAN, JR.  
Local Assessment Operations Officer IV

SEC. FEE: 1.00  
O.R. NO.: 4206783  
DATE: 9/27/22  
PLACE: PPCITY



SECTION



REPUBLIC OF THE  
PHILIPPINES

ASSESSOR'S  
PROPERTY IDENTIFICATION  
MAP

SCALE 1:4,000

PALAWAN	CP
018	24/29
TABUD	SECTION

Prepared by:  
MYRA B. NARRAZID  
Taxmapper

Checked & Verified by:





### DOCUMENT ACTION INFORMATION FORM

Doc. Ref. No.: **2022-9858**

Date and Time received:

10/25/2022 01:51:26 PM

From: **CONRADO M. CORPUZ**

Document Type: **Memorandums**

**CENRO BROOKES POINT, PALAWAN**

Subject: **3383 REQUEST FOR CLEARANCE TO ISSUE SURVEY AUTHORITY FILED BY JUVY TERBIO FOR SUBDIVISION SURVEY OF LOT 7075, CAD 795-D LOCATED AT SITIO KATIPUNAN, BRGY. TABUD, BATARAZA, PALAWAN**

<sup>TSD</sup>  
Attachment(s): **WITH ATTACHMENTS (1 FOLDER)**

Earmarked As :

Date: <b>10-26</b>	From: <b>BPC</b>	To: <b>TSD - RPS</b>
<b>Action Recommended/Required:</b> <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		<b>Processing Time:</b> <input type="checkbox"/> <b>Urgent</b> (w/in the day) <input type="checkbox"/> <b>Priority</b> (w/in 3 days) <input type="checkbox"/> <b>Complex</b> w/in 7 days w/in 20 days or shorter W/in ___ days or shorter
		<b>Other Instruction(s):</b> <b>For action</b>
Date: <b>10/27/22</b>	From: <b>Chief RPS</b>	To: <b>Engr. Donna / Mr. Alvin</b>
<b>Action Recommended/Required:</b> <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		<b>Processing Time:</b> <input type="checkbox"/> <b>Urgent</b> (w/in the day) <input type="checkbox"/> <b>Priority</b> (w/in 3 days) <input type="checkbox"/> <b>Complex</b> w/in 7 days w/in 20 days or shorter W/in ___ days or shorter
		<b>Other Instruction(s):</b> <b>for appropriate action pls per DED 2022-10 / T.B. 2022-11</b>
Date: <b>11/3/22</b>	From: <b>Engr. Donna</b>	To: <b>Engr. Geller</b>
<b>Action Recommended/Required:</b> <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		<b>Processing Time:</b> <input type="checkbox"/> <b>Urgent</b> (w/in the day) <input type="checkbox"/> <b>Priority</b> (w/in 3 days) <input type="checkbox"/> <b>Complex</b> w/in 7 days w/in 20 days or shorter W/in ___ days or shorter
		<b>Other Instruction(s):</b> <b>pls. evaluate and endorse thanks,</b>
Date: <b>11-07-22</b>	From: <b>Engr. Geller</b>	To: <b>Mr. Alvin</b>
<b>Action Recommended/Required:</b> <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		<b>Processing Time:</b> <input type="checkbox"/> <b>Urgent</b> (w/in the day) <input type="checkbox"/> <b>Priority</b> (w/in 3 days) <input type="checkbox"/> <b>Complex</b> w/in 7 days w/in 20 days or shorter W/in ___ days or shorter
		<b>Other Instruction(s):</b> <b>Kindly endorse to the key office this request for clearance of Survey Authority</b> <b>11-07-22</b>

Printed on 10/25/2022 1:57:50PM Received at: OFFICE OF THE PENRO Received by: ALMINE, ALYSSA





October 21, 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 CLEARANCE TO ISSUE SURVEY AUTHORITY FILED BY JUVY TERBIO FOR SUBDIVISION SURVEY OF LOT NO. 7075, CAD 795-D LOCATED AT SITIO KATIPUNAN, BGY. TABUD, BATARAZA, PALAWAN**

DENR-CEMRO  
PALAWAN REGION  
RECEIVED  
BY: [Signature]  
DATE: 10-25-2022 72-9858

Respectfully submitted herewith is the request for issuance of survey authority submitted by JUVY TERBIO for subdivision survey of Lot No. 7075, CAD 795-D and confirmation of Land Classification Status.

Submitted are the pertinent documents enumerated below, to wit:

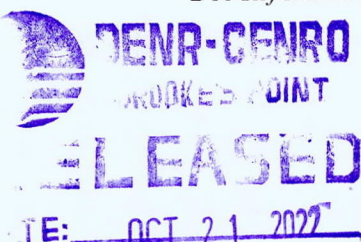
1. Letter request dated October 20, 2022;
2. Copies of updated Tax Declaration in the name of the waivees as declarant;
3. RTC Certification;
4. Barangay Certifications;
5. Photocopy of valid IDs;
6. Sworn Affidavit of Two (2) disinterested persons residing at the same barangay;
7. Copies of Deed of 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, record and forward action.

**CONRADO M. CORPUZ**

Doc Ref No. 2022-6249/ RPS-MQS



TE: OCT 21 2022

4 1027-7483