



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: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

DENR MIMAROPA  
RECORDS SECTION  
**RECEIVED**

FEB 15 2023

☐ INCOMING ☐ OUTGOING  
BY: \_\_\_\_\_ DATE NO. \_\_\_\_\_  
TIME: \_\_\_\_\_

**MEMORANDUM**

**FOR** : The OIC Assistant Regional Director for Technical Services  
**FROM** : The Provincial of Environment and Natural Resources Officer  
**SUBJECT** : **TRANSMITTAL OF THE REPORT**  
**DATE** : February 2, 2023

Forwarded the memorandum dated January 19, 2023 of CENRO Taytay, Palawan requesting for issuance of Survey Authority covering portion of Lot No. 8002, CAD 841-D located at Brgy. Poblacion, Taytay, Palawan applied by the heirs of Roberto Isaig in compliance of DMC 2019-10 and Technical Bulletin No. 2020-01.

After careful evaluation and projection conducted by this Office, the following are additional information to the above mentioned lot wit;

- a. That the area applied for segregation was identified as portion of Lot No. 8002, CAD 841-D, containing an area of 2,220.655 Square Meters more or less.
- b. That portion of the applied area falls within **ALIENABLE AND DISPOSABLE LAND** per Land Classification Map No.3263, Project No. 9-H, Block 1 certified on October 28, 1986.
- c. That subject tract of land was plotted and evaluated based on the attached Lot description. Subject for issuance of clearance by the Regional Office.
- d. Attached are the geo-tagged photographs of the area and sketch map showing the relative position of the subject lot overlaid in land classification map for further reference.

In view hereof, this Office recommends the issuance of survey authority.

*[Signature]*  
**FELIZARDO B. CAYATOC**

Copy Furnish:  
Reference No. 2023-1444  
RED  
CENRO ppc  
Surveys

2023-0607

DENR-PALAWAN  
PENRO-RECORDS  
**RELEASED**  
By *[Signature]*  
Date: 07 FEB 2023 N 23-34



Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Province of Palawan  
Brgy. Santa 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 portion of **LOT No. 8002, CAD 841-D** was verified falls within **ALIENABLE AND DISPOOSABLE LAND** per Land Classification Map No. 3263, Project No. 9-H, Block I certified on October 28, 1986.

Issued on the 2<sup>nd</sup> day of February 2023 at DENR PENRO, Sta. Monica, Puerto Princesa City, subject for confirmatory verification of the Regional Office.

  
**FELIZARDO B. CAYATOC**  
PENRO

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

DENR-PALAWAN  
PENRO-RECORDS  
**RELEASED**  
By   
Date: 07 FEB 2023 CN 23-324





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Province of Palawan  
Brgy. Santa 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**

*For* This is to certify that portion of **LOT No. 8002, CAD 841-D** was verified falls within **ALIENABLE AND DISPOOSABLE LAND** per Land Classification Map No. 3263, Project No. 9-H, Block I certified on October 28, 1986.

Issued on the 2<sup>nd</sup> day of February 2023 at DENR PENRO, Sta. Monica, Puerto Princesa City, subject for confirmatory verification of the Regional Office.

  
**FELIZARDO B. CAYATOC**  
PENRO

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

DENR-PALAWAN  
PENRO-RECORDS  
**RELEASED**  
By   
Date: 07 FEB 2023 CN 23-341



ALIENABLE AND DISPOSABLE  
PROJECT No. 9-H  
BLOCK I  
LC No. 3263

ALIENABLE AND DISPOSABLE  
PROJECT No. 9-F  
BLOCK I  
LC No. 2664

Poblacion



**MAP SHOWING  
OF LOT 8002 (port) Cad 841-D  
Claimed by Hrs of Roberto Isaig**

Situated at  
Barangay Poblacion  
Municipality Taytay  
Province of Palawan

Projection: UTM,  
Area: sq.m.

**Legend**

- BLM\_PRS92
- 8002(port)2
- Barangay Bndry\_Cad\_PRS92

**Land Classification Map\_PRS92**

- LC\_STATUS**
- Alienable & Disposable
  - Communal Forest
  - Forestland
  - No Data
  - UPF





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

affidavit w/ doc stamp

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**DENR-RO  
PALAWAN RECORDS  
RECEIVED**

January 19, 2023

**MEMORANDUM**

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

**FROM :** The Community Environment and Natural Resources Officer  
Brgy. Poblacion, Taytay, Palawan

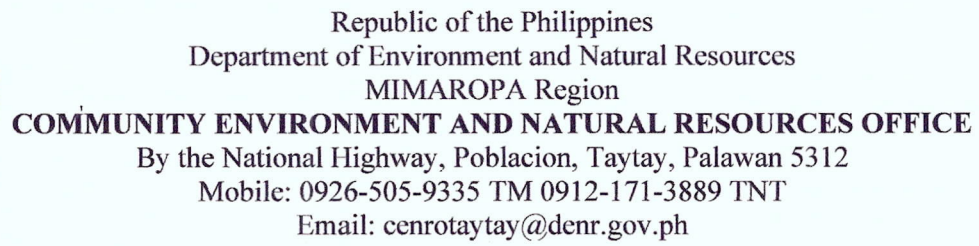
**SUBJECT :** **TRANSMITTAL OF THE REPORT FOR CLEARANCE RE:  
INVESTIGATION REPORT FOR SURVEY AUTHORITY  
APPLIED BY HEIRS OF ROBERTO ISAIG  
REPRESENTED BY FLORENTINA A. ISAIG FOR THE  
PORTION OF LOT NO. 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

Respectfully forwarded is the report dated January 10, 2023 of Land Management Inspector Joanna Jean L. Talamayan relative to the request of Heirs of Roberto Isaig represented by Florentina A. Isaig for the issuance of Survey Authority with the subject Lot No. 8002, Cad 841-D (portion) under DENR Memorandum Circular (DMC) No. 2019-10, Section 4.2 item a.

In view hereof, please be informed of the following findings:

1. That based on records, Lot No. 8002, Cad 841-D is partly Agricultural Land (Alienable & Disposable) as per Land Classification No. 3263, Block I of Project 9-H, certified on October 28, 1986, covering a total area of 2,220,655 square meters; listed as Timberland with approved Tie Line: N 45-02 W, 2,792.08 m from BLLM I, Cad 841-D of Taytay Cadastre. It appears also that portion of this lot was subjected to Sgs-4B-000025-D;
2. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, a portion of the area encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all of Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries when happened using the readings by Global Positioning System (GPS) instrument;
3. The abovementioned lot is subject to the issuance of Survey Authority to **segregate** the area they claim from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares;
4. In addition, Lot 8002, Cad 841-D is not within any military reservation but partly within Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342 dated July 12, 2000. However, upon verification of the boundaries indicated by Heirs of Roberto Isaig using a GPS instrument, it appears that the place being claimed by the Heirs of Isaig is outside the Protected Area;
5. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022;
6. The certification dated April 21, 2022, issued by the Land Registration Authority (LRA), shows that the said lot does not appear to overlap with any previously plotted decreed and/or titled properties





BY: JAN 23 2023 183



**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

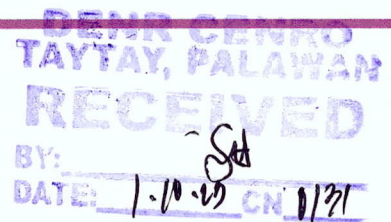
**MEMORANDUM**

FOR : The Community Environment and  
Natural Resources Officer

FROM : Land Mgt. Inspector JOANNA JEAN. L TALAMAYAN

SUBJECT : **INVESTIGATION REPORT FOR SURVEY  
AUTHORITY APPLIED BY HEIRS OF ROBERTO  
ISAIG REPRESENTED BY FLORENTINA A. ISAIG  
FOR PORTION OF LOT 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

DATE : January 10, 2023



Respectfully submitting is the investigation report of the undersigned in compliance with your instruction to conduct an investigation pertaining to the application of MS. FLORENTINA A. ISAIG filed on November 22, 2022.

**SUBJECT LOT**

The subject lot of this investigation is a portion of **Lot No. 8002, Cad 841-D** located in **Barangay Poblacion, Taytay, Palawan** with a total area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters.

**CLAIMANT and CLASSIFICATION**

The claimant of the subject lot was listed as **Timberland** during the Cadastral Survey dated August 20- September 15, 1987 and approved on November 4, 1988. Based on records, Lot No. 8002, Cad 841-D falls within partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre.

**PROCEEDING/ACTIVITIES UNDERTAKEN**

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

1. The undersigned review the attached documents to the request, verify on how the area was acquired by the applicant;
2. The undersigned had made coordination with Ms. Florentina A. Isaig relative on the date of ground investigation/ inspection and advising her to prepare two (2) witnesses that could justify her occupation and claims on the area;





3. Ocular inspection/ investigation on the area was conducted by the undersigned together with Special Investigator Jones Manoel Y. Lafuente on December 7, 2022 at about 2:30 o'clock in the afternoon to verify if there is an existing improvement introduced therein; and
4. During the investigation/ inspection, the undersigned subscribed to the applicant's "Affidavit of Two Disinterested Persons" as one of the requirements for the Survey Authority.

#### **FINDINGS/RECOMMENDATION**

Upon investigation, I found the following:

1. Spouses Roberto (now deceased) and Florentina Isaig started to occupy and cultivate the area in the year 1993;
2. A certification from the Office of Punong Barangay of Poblacion signed by Hon. Maria Lucia R. Rodriguez dated October 14, 2022 was issued to Heirs of Roberto Isaig represented by Florentina A. Isaig as the actual occupant/ possessor of a parcel of land of Lot 8002, Cad 841-D (*Annex A*). The same had been verified during the investigation that the Heirs of Roberto Isaig is the actual claimant as evidence of their improvements introduced thereon;
3. The subject lot is undulated to hilly in slope. The portion of the area is planted with mango and banana trees and maintained vegetative cover of varied species as soil protection for the meantime while the applicant is still studying the other crops suited to introduce in the area to maximize economic gain thereof.
4. The area is bounded by the following: on the North, lot claimed by Eufemio Sabroso; on the south, lot claimed by Lourdes S. Pe (Lot 1, Sgs-4B-000025-D); on the West, lot claimed by Romeo Edenden; and on the East, by lot also claimed by Florentina Isaig (Ccs-04-002335).
5. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, portion of it encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all in Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries using Global Positioning System (*copy attached of GIS map, as Annex B*);
6. The purpose of the request is to **segregate** their claimed area from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares.
7. The subject lot is outside the military reservation and the Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342, dated July 12, 2000;





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Department of Environment and Natural Resources  
MIMAROPA Region  
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Email: cenrotaytay@denr.gov.ph

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8. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022 (*Annex C*); and
9. Based on the certification dated April 21, 2022, issued by the Land Registration Authority (LRA), the said lot does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section (*Annex D*).
10. LRA and CENRO certifications of Walda S. Salapuddin were attached at the request of the Heirs of Roberto Isaig since both have the same Geodetic Engineer, Abigail A. Villaruel.

In view of the above, the undersigned hereby recommends the **approval** of the application for survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig, however, the area encroached to the other lots should be excluded from the survey.

Attached are geo-tagged photographs of the subject lot based on the conducted inspection and investigation dated December 7, 2022.

  
**JOANNA JEAN L. TALAMAYAN**

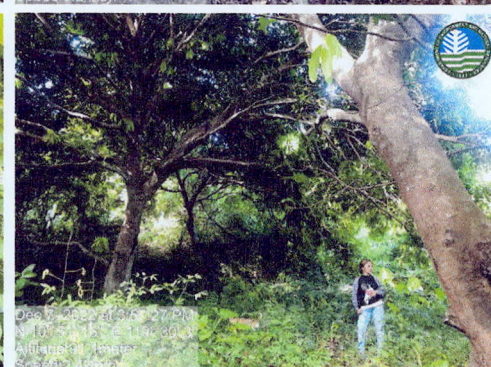
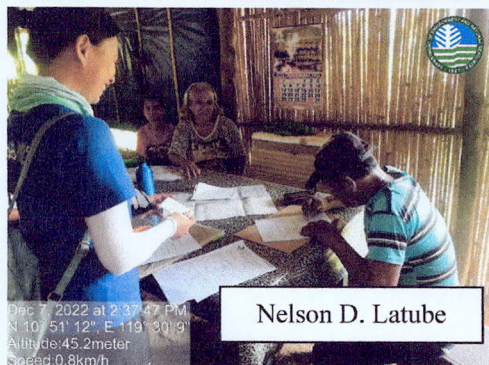
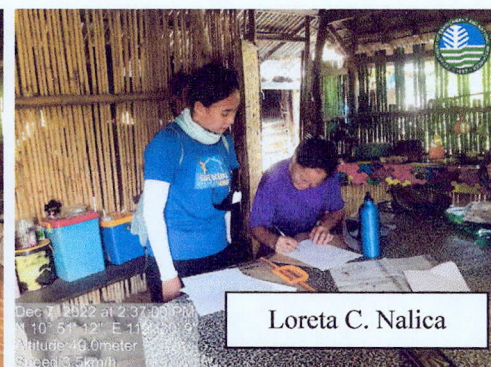
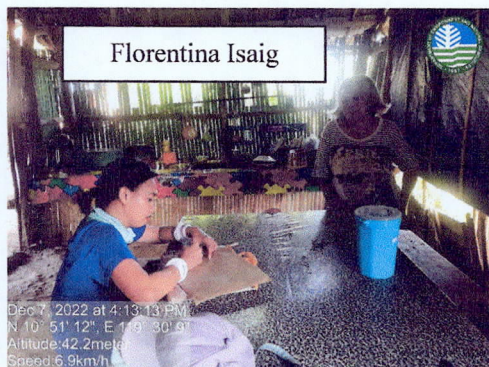
**Attachments:**

1. Copy of the request
2. Identification Card
3. Community Tax Certificate (Cedula)
4. CENRO Certification
5. V-37
6. Affidavit of 2 disinterested person
7. Barangay Certification (annex A)
8. ArcGIS generated map (annex B)
9. RTC certification dated November 10, 2022 (annex C)
10. LRA certification dated April 21, 2022 (annex D)





## PHOTOS



I hereby certify that the above photos were true and taken during the conduct of ground investigation dated December 7, 2022 for Survey Authority upon request of Heirs of Roberto Isaig represented by Florentina A. Isaig located in Barangay Poblacion, Taytay, Palawan

*Joanna Jean L. Talamayan*  
**JOANNA JEAN L. TALAMAYAN**  
Land Management Inspector





**VILLARUEL SURVEYING AND ENGINEERING SERVICES**

Add: Purok 6, San Lorenzo, Poblacion Taytay, Palawan 5312

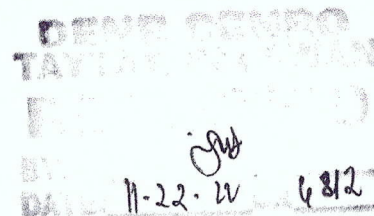
Email add: [villaruelsurveyingoffice@gmail.com](mailto:villaruelsurveyingoffice@gmail.com)

Contact No. 09187956434- 09051412734

November 22, 2022

**DENR-CENRO**

Poblacion, Taytay, Palawan



To whom it may concern ,

Submitting herewith the requirements of **FLORENTINA A. ISAIG** (applicant) , for application for survey authority to segregate their occupation and improvements over which they have interest on: Lot 8002 Cad 841-D, Taytay, Cadastre located at Bgy. Poblacion, Taytay, Palawan.

Sincerely yours,

  
**ABIGAIL A. VILLARUEL**  
GE



# LETTER REQUEST FOR SURVEY AUTHORITY

Name of Requesting Party: Florentina A. Isaig

Present Address: Sto. Languyan Taytay Palawan

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

**The community Environment and  
Natural Resources Officer**  
Taytay-El Nido, Palawan

Sir,

The undersigned is respectfully requesting in your good Office for Survey Authority to  
☐ Subdivide ☒ Segregate our occupation and improvements over which we have  
interest on:

Lot No. 8002

Identical to Lot No. \_\_\_\_\_

Portion of Lot No. \_\_\_\_\_

Area: 80,000 sq.m more or less

Location of the Land: Sto. Languyan Poblacion Taytay Palawan

Survey No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Survey No. \_\_\_\_\_

If the request be granted, we would like to request the service of a Special Investigator/ Land  
Management Inspector/ DPLI to conduct ground inspection/ investigation and Geodetic Engineer  
Abigail A. Villanuel to undertake the said subdivision/ segregation survey works.

Thank you very much for your immediate action on this request.

Very truly yours,

Signature: Florentina A. Isaig  
Contact No: 09355432503


## GEODETIC ENGINEER'S COMMITMENT

I, Abigail A. Villanuel, a registered and licensed Geodetic Engineer, hereby commit to  
abide with the Land Surveys Regulation of the Philippines in connection with the survey of the above land  
to personally follow-up the issuance thereof.


Geodetic Engineer ABIGAIL A. VILLANUEL  
Licensed No. 10338  
Contact No. 09051412724

## Requirements:

- ☒ 1. Accomplished and signed letter request for Survey Authority.
- ☒ 2. Waiver of Rights/ Extra-judicial Settlement of Estate (if applicable);
- ☒ 3. Latest/ updated Tax Declaration duly certified by the Municipal Assessor;
- ☒ 4. Land Registration Authority (LRA) certification/ clearance-proof that the area has no existing title;
- ☒ 5. Regional Trial Court (RTC) Certification/ clearance (proof that the area has no pending case);
- ☒ 6. Barangay Certification (actual occupant of the area);
- ☒ 7. Sown affidavit of two (2) disinterested persons (residents of barangay where the land is located);
- ☒ 8. Photo copy of any government-issued Identification Card.
- ☒ 9. Community Tax Certificate (CEDULA);
- ☒ 10. Special Power of Attorney (if applicable); and
- ☒ 11. Certificate of Land Classification duly affirmed and confirmed by SMD and ARDTS



Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan



Name: FLORENTINA AURELIO ISAIG

Address: Poblacion, Taytay, Palawan

06/20/1960  
Date of Birth


Female  
Sex

07/28/2020  
Date Issued

1229  
I.D. No.

*Florentina A. Isaig*  
Signature/ Thumbmark

Control No. 020



This Card is Non-transferable

#### Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities  
 20% discount for medicines(generic or branded)  
 20% discount in hotels,restaurants,recreation centers  
 20% discount in theaters,cinema houses & concert halls  
 20% discount in medical/dental services,diagnostic & laboratory fees in private facilities  
 20% discount in fare for domestic air,sea travel & public land transportation  
 20% discount of funeral & burial service  
 5% discount in basic necessities and prime commodities  
 12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount  
 5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
 Only for the exclusive use of Senior Citizens: abuse of privileges is punishable by law.

*Linda E. Ambasa*  
LINDA E. AMBASA  
 OSCA Head

*Romy L. Salvame*  
ROMY L. SALVAME  
 Municipal Mayor







Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV - MIMAROPA  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
5312 Taytay, Palawan

## CERTIFICATION

DENR CENRO  
TAYTAY, PALAWAN  
**RELEASED**

TO WHOM IT MAY CONCERN:

BY: *[Signature]*

DATE: 07-18-2019 CN 2009

It is hereby certified, based on the records kept in this Office, that Lot 8002, Cad 841-D containing an area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters in Barangay Poblacion, Taytay, Palawan is partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** area also with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre. Attached as an integral part hereof is the certification of even date of Administrative Officer I Elvie G. Base regarding the disposition status of this land.

This certification is issued this July 17, 2019 as per the request of **Walda Sakirin-Salapuddin** represented by **Yusop Salapuddin** dated July 16, 2019.

Projected by:

*[Signature]*  
**ESTER T. BIONA**  
LMO I

Verified by:

*[Signature]*  
**DONNA C. TABERNILLA**  
Forester II

*[Signature]*  
**MARIAN B. LACHICA**  
Engineer II

*[Signature]*  
**ALAN L. VALLE**  
Engineer V/ OIC, CENRO

Certification fee paid

Amount P 60.00

Official Receipt No. 9217073 A

Date: JUL 18 2019

Caution: Any erasure or alteration hereon renders this document void.



Lot No.		BEARINGS AND DISTANCES						Area in Sq. Meters	
Claimant		Mon to Corner 1	Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6		
8001	(Cont...)		S 75°00'W	S 61°43'W	N 48°12'W	S 53°06'W	N 88°42'W		
			70.71	368.85	403.18	172.20	120.21		
			S 72°31'W	N 10°00'W	N 22°25'E	N 67°29'E	N 10°50'E		
			180.00	172.09	387.93	253.31	321.17		
			S 68°30'E	S 82°00'E	N 36°50'E	N 39°17'E	N 17°11'W		
			357.32	312.07	180.40	000.19	203.09		
			N 53°41'W	N 50°50'W	S 87°08'E	S 34°21'W	S 45°00'E		
			2240.44	1727.62	145.91	898.71	322.44		
			S 23°03'E	S 68°00'E	S 47°03'E	S 28°25'E	S 50°20'E		
			771.50	213.55	355.20	250.12	135.62		
			S 10°32'W	S 60°12'W	S 21°49'W	N 70°48'W	S 29°19'W		
			218.09	247.14	115.34	211.11	334.00		
			S 28°00'E	S 69°00'E	S 75°01'E	S 65°03'W	N 72°02'W		
			215.18	100.04	394.42	189.09	194.49		
			S 47°19'W	S 70°47'W	S 02°52'E	S 52°10'W	N 78°14'W		
			191.78	135.59	130.22	220.63	245.15		
			N 32°18'W	S 59°25'W	N 83°41'W	N 29°00'W	N 60°31'W		
			250.80	772.45	272.00	1230.88	204.89		
			N 33°27'W	S 58°40'W	S 08°02'E	S 37°01'W	N 85°57'W		
			358.05	254.01	520.42	272.88	302.00		
			N 60°43'W						
			221.48					0500586	
8002		N 45°02'W 2792.08	S 57°57'E	S 08°14'W	S 41°48'E	S 45°47'W	S 28°40'E		
			80.32	00.1	182.07	124.80	385.20		
			S 53°57'E	S 38°41'W	S 56°27'E	S 81°04'W	N 37°40'W		
			308.55	102.5	551.27	649.90	178.30		
			N 80°32'E	N 21°31'W	N 29°13'W	N 70°00'W	N 08°20'W		
			118.90	53.49	80.41	41.34	310.78		
			S 17°18'W	N 39°58'W	N 60°12'E	N 10°32'E	N 50°20'W		
			375.02	402.23	247.74	218.09	135.62		
			N 28°25'W	N 47°00'W	N 68°00'W	N 23°03'W	N 45°00'E		
			250.12	355.20	213.55	771.50	322.44		
			N 34°21'E	D - E	N 75°45'E	N 68°08'E	N 67°53'E		
			898.71	247.97	349.80	55.99	88.45		
			N 68°23'E	S 32°00'E	S 07°37'E	S 20°47'E	S 40°27'W		
			86.27	199.93	132.52	195.40	158.78		
			S 42°31'W	S 52°58'W	N 75°36'W	N 30°00'E	N 34°04'W		
			148.80	170.5	100.48	250.02	01.95		
			N 44°30'W	S 81°46'W	S 01°04'W	S 14°40'E	S 34°04'E		
			77.01	200.53	85.00	52.98	01.25		
			S 27°02'E	S 74°15'E	S 43°57'W	S 72°30'E	S 67°25'E		
			58.87	133.64	217.33	241.30	590.02		

CERTIFIED CORRECT:

November 7, 1988

Checked by \_\_\_\_\_, 19

Surveyed AUG. 20, SEPT 15, 1987

Checked by \_\_\_\_\_, 19

ELEUTERIO R. PAZ

By Cesar O. del Moral  
GEODETIC ENGINEER

Chief, Surveys Division

Checked by \_\_\_\_\_, 19

Verified by \_\_\_\_\_, 19

Sheet No. 96 of 96 Sheets

JUAN J. YRAC

Printed by: SICCION MARKETING, INC.

Ass. Chief, Aggregate Survey Sec.

1800 A. Mendoza St., San Jose, M.R.

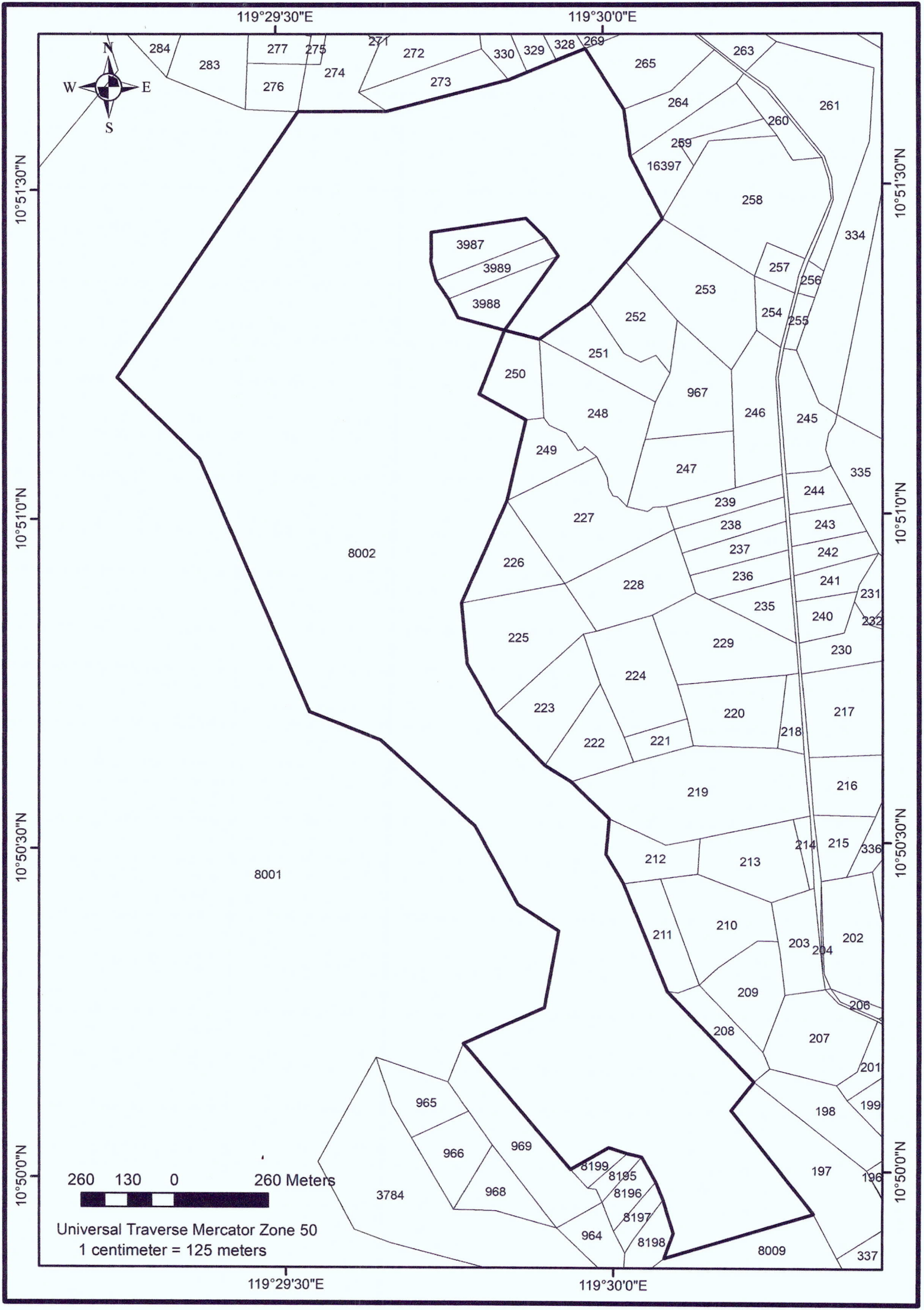
Tele. 20-82-54; 21-46-82

Authorized by the Bureau of Lands - 1981

41

See back page for the continuation of TD





REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Loreta C. Nalica, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Hirs of Roberto Isaig np. by Florentina A. Isaig who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 4002, Cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

Loreta C. Nalica  
LORETA CLEMENCIA NALICA  
Affiant

CTC/ID No: 003904  
Issued on: 03.02.2021 at/by OSCA

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



Joanna Jean L. Talamayan  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)



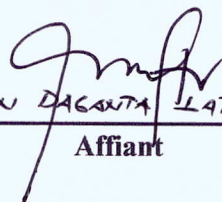
REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Nelson D. Latube, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Heirs of Roberto Isaig rep. by Florentina Isaig who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, Cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT

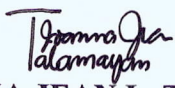
IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

  
NELSON D. LATUBE  
Affiant

CTC/ID No: 004286  
Issued on: 06.11.2021 at/by OSCA

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



  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)



**Benefits and Privileges under Republic Act No.9994**

Free medical/dental,diagnostic & laboratory service in all government facilities

20% discount for medicines(generic or branded)

20% discount in hotels,restaurants,recreation centers

20% discount in theaters,cinema houses & concert halls

20% discount in medical/dental services,diagnostic & laboratory fees in private facilities

20% discount in fare for domestic air,sea travel & public land transportation

20% discount of funeral & burial service

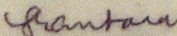
5% discount in basic necessities and prime commodities

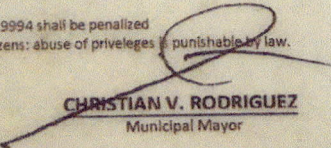
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount

5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basls are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized

Only for the exclusive use of Senior Citizens: abuse of privileges is punishable by law.

  
**LINDA E. AMBASA**  
OSCA Head

  
**CHRISTIAN V. RODRIGUEZ**  
Municipal Mayor

**Benefits and Privileges under Republic Act No.9994**

Free medical/dental,diagnostic & laboratory service in all government facilities

20% discount for medicines(generic or branded)

20% discount in hotels,restaurants,recreation centers

20% discount in theaters,cinema houses & concert halls

20% discount in medical/dental services,diagnostic & laboratory fees in private facilities

20% discount in fare for domestic air,sea travel & public land transportation

20% discount of funeral & burial service

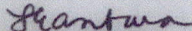
5% discount in basic necessities and prime commodities

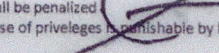
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount

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LINDA E. AMBASA  
OSCA Head

  
CHRISTIAN V. RODRIGUEZ  
Municipal Mayor





Republic of the Philippines  
Province of Palawan  
Municipality of Taytay  
Barangay Poblacion

**OFFICE OF THE PUNONG BARANGAY**

**CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

THIS IS TO CERTIFY that according to the best of my knowledge, HEIRS OF ROBERTO ISAIG, represented by FLORENTINA A. ISAIG, legal age, widow, Filipino resident of Sitio Langayan, Poblacion, Taytay, Palawan is the actual occupant/possessor of a portion of land, Lot No. 8002, CAD 841-D, situated at Sitio Langayan, Poblacion Taytay, Palawan.

Boundaries as follows:

North: EUFEMIO SABROSO

South: LOURDES S/PE

East: FLORENTINA ISAIG

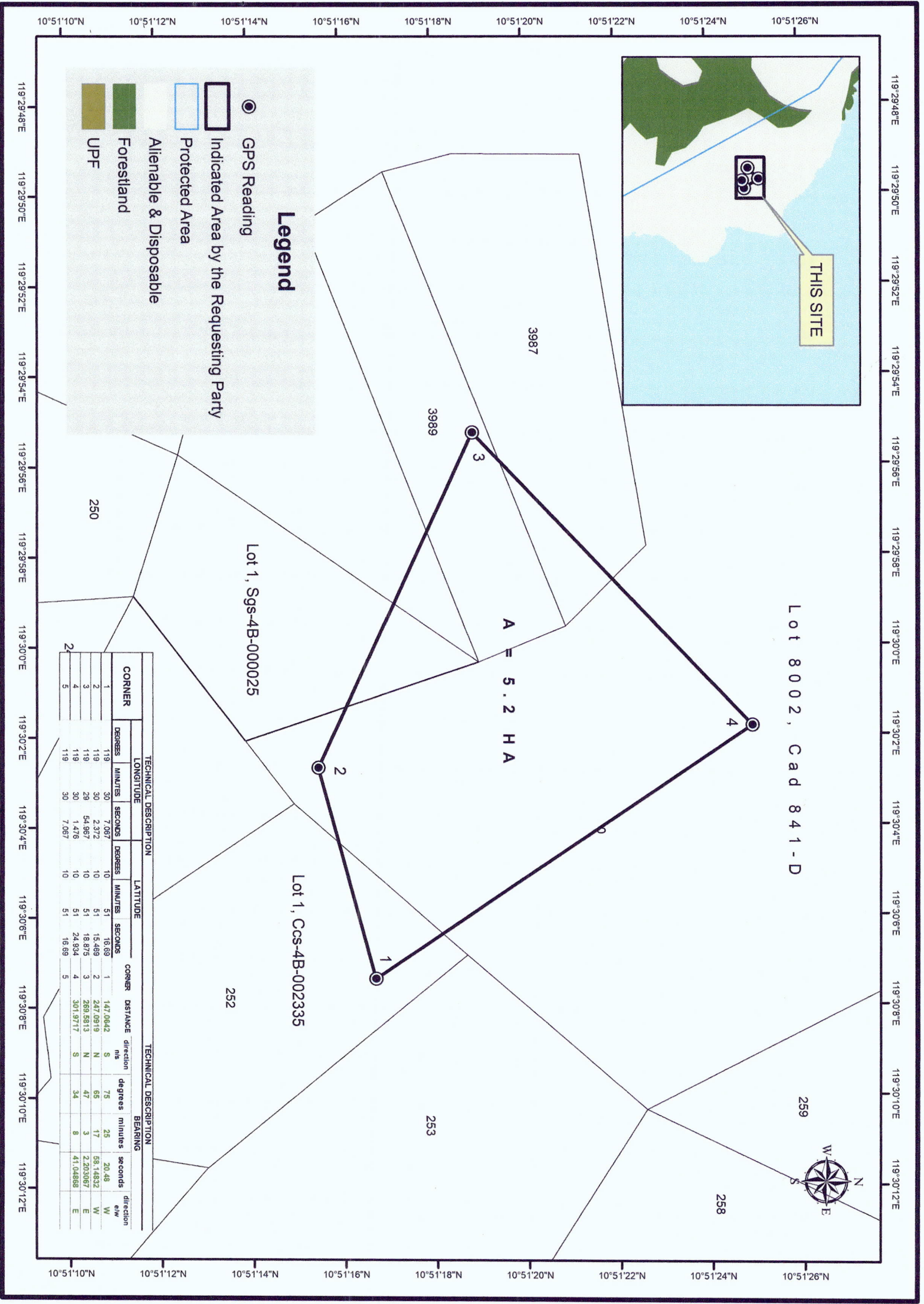
West: ROMEO EDENDEN

This Certification is being issued based on the certification issued by the Purok/ Sitio Leader of Sitio Langayan, Mr. Felicito E. Dairo and upon request of Florentina A. Isaig for survey purposes.

Issued this 14<sup>th</sup> day of October 2022

MARIA LUCIA R. RODRIGUEZ  
Punong Barangay

Paid under O.R No. 1275545  
Issued at: Poblacion, Taytay, Palawan  
Issued on: October 14, 2022





Republic of the Philippines  
**REGIONAL TRIAL COURT**

Fourth Judicial Region

Puerto Princesa City

Email Address: [rtc1prpccc@judiciary.gov.ph](mailto:rtc1prpccc@judiciary.gov.ph)

Holline Number: 09289352669

**OFFICE OF THE CLERK OF COURT**

Hall of Justice, Bgy. Sta. Monica, Puerto Princesa City

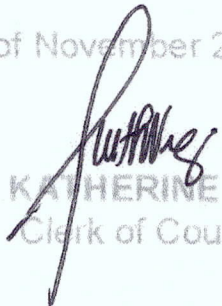
**CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

THIS IS TO CERTIFY that this Office has no record of any pending/decided land registration case before any branches of this court involving applicant Florentina A. Isaig covering Lot No. 8002, Cad 841-D located at Barangay Poblacion, Taytay, Palawan.

This Certification is being issued upon the request of Jogie Ferabdo Gonzales for survey authority.

At Puerto Princesa City, this 10<sup>th</sup> day of November 2022.

  
**PRINCES KATHERINE C. VERGARA**

Clerk of Court V

Cert. Fee: P15.00/35.00/10.00

O.R. No. 8978614/8982704/3711351

Dated: November 9, 2022

an



REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)

East Avenue corner N.I.A. Road  
Quezon City

## CERTIFICATION

### TO WHOM IT MAY CONCERN

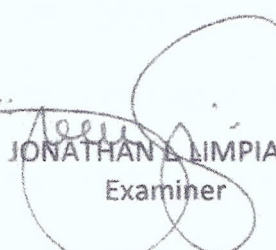
This is to certify that after due verification of our available records, it was found that Lot 8002, Cad. 841-D Taytay Cadastre, BL Case No. 1, situated in Brgy. Poblacion, Municipality of Taytay, Province of Palawan, has no record under Cadastral proceeding.

When the technical description was plotted, thru its tie line, by the Land Projection Section, this Authority, it does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section.

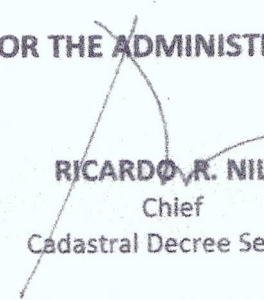
This certification is issued upon request of Yuniner Salapuddin of Marulas, Valenzuela City. For reference purposes only.

**IN WITNESS WHEREOF**, we have hereunto set our hands and affixed the seal of this Authority this 21st day of April, 2022.

Verified by:

  
JONATHAN L. LIMPIADA  
Examiner

**FOR THE ADMINISTRATOR**

  
RICARDO R. NILO  
Chief  
Cadastral Decree Section





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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**DENR - DENR  
PALAWAN RECORDS  
RECEIVED**

January 19, 2023

BY:   
DATE: 01-24-2023 DN 23-0607

**MEMORANDUM**

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

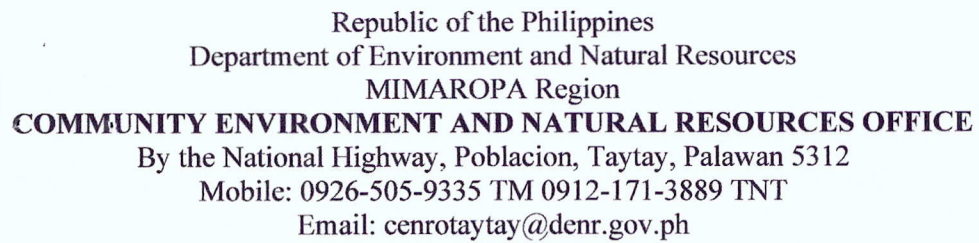
**FROM :** The Community Environment and Natural Resources Officer  
Brgy. Poblacion, Taytay, Palawan

**SUBJECT :** **TRANSMITTAL OF THE REPORT FOR CLEARANCE RE:  
INVESTIGATION REPORT FOR SURVEY AUTHORITY  
APPLIED BY HEIRS OF ROBERTO ISAIG  
REPRESENTED BY FLORENTINA A. ISAIG FOR THE  
PORTION OF LOT NO. 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

Respectfully forwarded is the report dated January 10, 2023 of Land Management Inspector Joanna Jean L. Talamayan relative to the request of Heirs of Roberto Isaig represented by Florentina A. Isaig for the issuance of Survey Authority with the subject Lot No. 8002, Cad 841-D (portion) under DENR Memorandum Circular (DMC) No. 2019-10, Section 4.2 item a.

In view hereof, please be informed of the following findings:

1. That based on records, Lot No. 8002, Cad 841-D is partly Agricultural Land (Alienable & Disposable) as per Land Classification No. 3263, Block I of Project 9-H, certified on October 28, 1986, covering a total area of 2,220,655 square meters; listed as Timberland with approved Tie Line: N 45-02 W, 2,792.08 m from BLLM I, Cad 841-D of Taytay Cadastre. It appears also that portion of this lot was subjected to Sgs-4B-000025-D;
2. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, a portion of the area encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all of Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries when happened using the readings by Global Positioning System (GPS) instrument;
3. The abovementioned lot is subject to the issuance of Survey Authority to **segregate** the area they claim from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares;
4. In addition, Lot 8002, Cad 841-D is not within any military reservation but partly within Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342 dated July 12, 2000. However, upon verification of the boundaries indicated by Heirs of Roberto Isaig using a GPS instrument, it appears that the place being claimed by the Heirs of Isaig is outside the Protected Area;
5. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022;
6. The certification dated April 21, 2022, issued by the Land Registration Authority (LRA), shows that the said lot does not appear to overlap with any previously plotted decreed and/or titled properties



BY: JAN 23 2023 183





**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**MEMORANDUM**

FOR : The Community Environment and  
Natural Resources Officer

FROM : Land Mgt. Inspector JOANNA JEAN. L TALAMAYAN

SUBJECT : **INVESTIGATION REPORT FOR SURVEY  
AUTHORITY APPLIED BY HEIRS OF ROBERTO  
ISAIG REPRESENTED BY FLORENTINA A. ISAIG  
FOR PORTION OF LOT 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

DATE : January 10, 2023

**DENR CENRO  
TAYTAY, PALAWAN  
RECEIVED**  
BY: *Jd*  
DATE: 1-10-23 CN: 0131

Respectfully submitting is the investigation report of the undersigned in compliance with your instruction to conduct an investigation pertaining to the application of MS. FLORENTINA A. ISAIG filed on November 22, 2022.

**SUBJECT LOT**

The subject lot of this investigation is a portion of **Lot No. 8002, Cad 841-D** located in **Barangay Poblacion, Taytay, Palawan** with a total area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters.

**CLAIMANT and CLASSIFICATION**

The claimant of the subject lot was listed as **Timberland** during the Cadastral Survey dated August 20- September 15, 1987 and approved on November 4, 1988. Based on records, Lot No. 8002, Cad 841-D falls within partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** with the same Land Classification Map. The approved tie line of this lot is N.45°02' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre.

**PROCEEDING/ACTIVITIES UNDERTAKEN**

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

1. The undersigned review the attached documents to the request, verify on how the area was acquired by the applicant;
2. The undersigned had made coordination with Ms. Florentina A. Isaig relative on the date of ground investigation/ inspection and advising her to prepare two (2) witnesses that could justify her occupation and claims on the area;



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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

3. Ocular inspection/ investigation on the area was conducted by the undersigned together with Special Investigator Jones Manoel Y. Lafuente on December 7, 2022 at about 2:30 o'clock in the afternoon to verify if there is an existing improvement introduced therein; and
4. During the investigation/ inspection, the undersigned subscribed to the applicant's "Affidavit of Two Disinterested Persons" as one of the requirements for the Survey Authority.

**FINDINGS/RECOMMENDATION**

Upon investigation, I found the following:

1. Spouses Roberto (now deceased) and Florentina Isaig started to occupy and cultivate the area in the year 1993;
2. A certification from the Office of Punong Barangay of Poblacion signed by Hon. Maria Lucia R. Rodriguez dated October 14, 2022 was issued to Heirs of Roberto Isaig represented by Florentina A. Isaig as the actual occupant/ possessor of a parcel of land of Lot 8002, Cad 841-D (*Annex A*). The same had been verified during the investigation that the Heirs of Roberto Isaig is the actual claimant as evidence of their improvements introduced thereon;
3. The subject lot is undulated to hilly in slope. The portion of the area is planted with mango and banana trees and maintained vegetative cover of varied species as soil protection for the meantime while the applicant is still studying the other crops suited to introduce in the area to maximize economic gain thereof.
4. The area is bounded by the following: on the North, lot claimed by Eufemio Sabroso; on the south, lot claimed by Lourdes S. Pe (Lot 1, Sgs-4B-000025-D); on the West, lot claimed by Romeo Edenden; and on the East, by lot also claimed by Florentina Isaig (Ccs-04-002335).
5. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, portion of it encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all in Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries using Global Positioning System (*copy attached of GIS map, as Annex B*);
6. The purpose of the request is to **segregate** their claimed area from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares.
7. The subject lot is outside the military reservation and the Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342, dated July 12, 2000;





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
By the National Highway, Poblacion, Taytay, Palawan 5312  
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Email: cenrotaytay@denr.gov.ph

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8. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022 (*Annex C*); and
9. Based on the certification dated April 21, 2022, issued by the Land Registration Authority (LRA), the said lot does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section (*Annex D*).
10. LRA and CENRO certifications of Walda S. Salapuddin were attached at the request of the Heirs of Roberto Isaig since both have the same Geodetic Engineer, Abigail A. Villaruel.

In view of the above, the undersigned hereby recommends the **approval** of the application for survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig, however, the area encroached to the other lots should be excluded from the survey.

Attached are geo-tagged photographs of the subject lot based on the conducted inspection and investigation dated December 7, 2022.

JOANNA JEAN L. TALAMAYAN

Attachments:

1. Copy of the request
2. Identification Card
3. Community Tax Certificate (Cedula)
4. CENRO Certification
5. V-37
6. Affidavit of 2 disinterested person
7. Barangay Certification (annex A)
8. ArcGIS generated map (annex B)
9. RTC certification dated November 10, 2022 (annex C)
10. LRA certification dated April 21, 2022 (annex D)





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

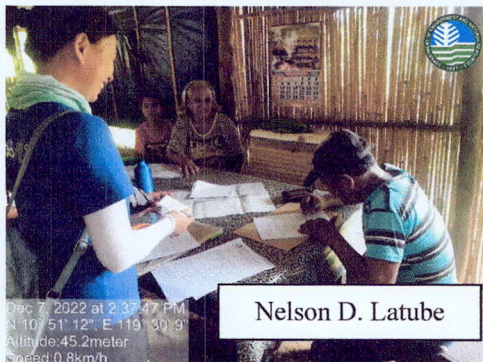
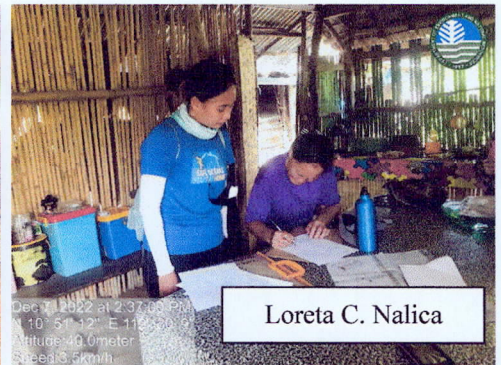
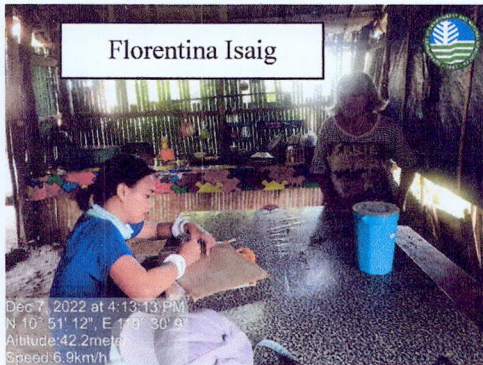
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

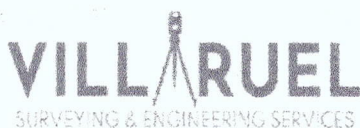
PHOTOS



I hereby certify that the above photos were true and taken during the conduct of ground investigation dated December 7, 2022 for Survey Authority upon request of Heirs of Roberto Isaig represented by Florentina A. Isaig located in Barangay Poblacion, Taytay, Palawan

*Joanna Jean L. Talamayan*  
JOANNA JEAN L. TALAMAYAN  
Land Management Inspector





**VILLARUEL SURVEYING AND ENGINEERING SERVICES**

Add: Purok 6, San Lorenzo, Poblacion Taytay, Palawan 5312

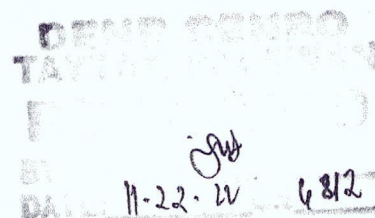
Email add: [villaruelsurveyingoffice@gmail.com](mailto:villaruelsurveyingoffice@gmail.com)

Contact No. 09187956434- 09051412734

November 22, 2022

**DENR-CENRO**

Poblacion, Taytay, Palawan



To whom it may concern ,

Submitting herewith the requirements of **FLORENTINA A. ISAIG** (applicant) , for application for survey authority to segregate their occupation and improvements over which they have interest on: Lot 8002 Cad 841-D, Taytay, Cadastre located at Bgy. Poblacion, Taytay, Palawan.

Sincerely yours,

  
**ABIGAIL A. VILLARUEL**  
GE

## LETTER REQUEST FOR SURVEY AUTHORITY

Name of Requesting Party: Florentina A. Isaig

Present Address: Sto. Langan Taytay Palawan

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

**The community Environment and  
Natural Resources Officer**  
Taytay-El Nido, Palawan

Sir,

The undersigned is respectfully requesting in your good Office for Survey Authority to  
☐ Subdivide ☒ Segregate our occupation and improvements over which we have  
interest on:

Lot No. 8002

Identical to Lot No. \_\_\_\_\_

Portion of Lot No. \_\_\_\_\_

Area: 80,000 sq.m more or less

Location of the Land: Sto. Langan Poblacion Taytay Palawan

Survey No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Survey No. \_\_\_\_\_

If the request be granted, we would like to request the service of a Special Investigator/ Land  
Management Inspector/ DPLI to conduct ground inspection/ investigation and Geodetic Engineer  
Abigail A. Villanuel to undertake the said subdivision/ segregation survey works.

Thank you very much for your immediate action on this request.

Very truly yours,

Signature: Florentina A. Isaig  
Contact No: 09355432503

### GEODETIC ENGINEER'S COMMITMENT


I, Abigail A. Villanuel a registered and licensed Geodetic Engineer, hereby commit to  
abide with the Land Surveys Regulation of the Philippines in connection with the survey of the above land  
to personally follow-up the issuance thereof.

Geodetic Engineer ABIGAIL A. VILLANUEL  
Licensed No. 10338  
Contact No. 09051412734


### Requirements:

- ☒ 1. Accomplished and signed letter request for Survey Authority.
- ☒ 2. Waiver of Rights/ Extra-judicial Settlement of Estate (if applicable);
- ☒ 3. Latest/ updated Tax Declaration duly certified by the Municipal Assessor;
- ☒ 4. Land Registration Authority (LRA) certification/ clearance-proof that the area has no existing title;
- ☒ 5. Regional Trial Court (RTC) Certification/ clearance (proof that the area has no pending case);
- ☒ 6. Barangay Certification (actual occupant of the area);
- ☒ 7. Sown affidavit of two (2) disinterested persons (residents of barangay where the land is located);
- ☒ 8. Photo copy of any government-issued Identification Card.
- ☒ 9. Community Tax Certificate (CEDULA);
- ☒ 10. Special Power of Attorney (if applicable); and
- ☒ 11. Certificate of Land Classification duly affirmed and confirmed by SMD and ARDTS





Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan



Name: FLORENTINA AURELIO ISAIG

Address: Poblacion, Taytay, Palawan

06/20/1960  
Date of Birth


Female  
Sex

07/28/2020  
Date Issued

1229  
I.D. No.

*Florentina A. Isaig*  
Signature/ Thumbmark

Control No. 020



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#### Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities  
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 5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
 Only for the exclusive use of Senior Citizens: abuse of privileges is punishable by law.

*Linda E. Ambasa*  
**LINDA E. AMBASA**  
 OSCA Head

*Romy L. Salvame*  
**ROMY L. SALVAME**  
 Municipal Mayor







Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV - MIMAROPA  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
5312 Taytay, Palawan

## CERTIFICATION

DENR CENRO  
TAYTAY, PALAWAN  
**RELEASED**

TO WHOM IT MAY CONCERN:

BY: *[Signature]*

DATE: 07-18-2019 CN 2009

It is hereby certified, based on the records kept in this Office, that Lot 8002, Cad 841-D containing an area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters in Barangay Poblacion, Taytay, Palawan is partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** area also with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre. Attached as an integral part hereof is the certification of even date of Administrative Officer I Elvie G. Base regarding the disposition status of this land.

This certification is issued this July 17, 2019 as per the request of **Walda Sakirin-Salapuddin** represented by **Yusop Salapuddin** dated July 16, 2019.

Projected by:

*[Signature]*  
**ESTER T. BIONA**  
LMO I

Verified by:

*[Signature]*  
**DONNA C. TABERNILLA**  
Forester II

*[Signature]*  
**MARIAN B. LACHICA**  
Engineer II

*[Signature]*  
**ALAN L. VALLE**  
Engineer V/ OIC, CENRO

Certification fee paid

Amount P 60.00

Official Receipt No. 9217073 A

Date: JUL 18 2019

Caution: Any erasure or alteration hereon renders this document void.



Lot No.	Claimant	Mon to Corner 1	BEARINGS AND DISTANCES					Area In Sq. Meters
			Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6	
8001	(Cont...)		S 75°00'W	S 61°43'W	N 48°12'W	S 53°06'W	N 88°42'W	
			70.71	368.85	403.18	172.20	120.21	
			S 72°31'W	N 10°00'W	N 22°25'E	N 67°25'E	N 10°50'E	
			180.00	172.09	387.93	253.31	321.17	
			S 68°30'E	S 82°06'E	N 36°50'E	N 39°17'E	N 17°11'W	
			354.32	312.07	180.40	600.19	203.09	
			N 53°41'W	N 50°50'W	S 87°08'E	S 34°21'W	S 45°00'E	
			2240.44	1727.62	145.91	898.71	322.44	
			S 23°03'E	S 68°00'E	S 47°03'E	S 28°25'E	S 50°20'E	
			771.54	213.55	355.20	250.12	135.62	
			S 10°32'W	S 66°12'W	S 21°49'W	N 70°48'W	S 29°19'W	
			218.09	247.14	115.94	211.11	334.00	
			S 28°00'E	S 69°00'E	S 75°01'E	S 65°03'W	N 72°02'W	
			215.18	100.04	394.42	189.09	194.49	
			S 47°19'W	S 70°47'W	S 02°52'E	S 52°10'W	N 78°14'W	
			191.78	135.59	130.22	220.63	245.15	
			N 32°18'W	S 59°25'W	N 83°04'W	N 29°00'W	N 60°31'W	
			250.80	772.45	272.00	1230.88	204.89	
			N 33°27'W	S 58°40'W	S 08°02'E	S 37°01'W	N 85°57'W	
			358.05	254.01	520.42	272.88	302.00	
			N 60°43'W					
			221.48					6500586
8002		N 45°02'W 2792.08	S 57°57'E	S 08°14'W	S 41°48'E	S 45°47'W	S 28°40'E	
			80.32	60.1	182.07	124.80	385.20	
			S 53°57'E	S 38°41'W	S 59°27'E	S 81°04'W	N 37°40'W	
			368.55	102.9	551.27	649.90	178.30	
			N 86°32'E	N 21°31'W	N 29°13'W	N 70°00'W	N 08°20'W	
			118.96	53.49	80.91	41.34	310.78	
			S 17°18'W	N 39°58'W	N 66°12'E	N 10°32'E	N 56°20'W	
			375.02	402.23	247.74	218.09	135.02	
			N 28°25'W	N 47°03'W	N 68°00'W	N 23°03'W	N 45°00'E	
			250.12	356.20	213.55	771.50	322.44	
			N 34°21'E	D - E	N 75°45'E	N 08°08'E	N 67°53'E	
			898.71	247.97	349.80	55.99	88.45	
			N 68°23'E	S 32°00'E	S 07°37'E	S 20°47'E	S 40°27'W	
			86.27	199.93	132.52	195.40	158.78	
			S 42°31'W	S 52°58'W	N 79°30'W	N 30°00'E	N 34°04'W	
			148.80	170.9	100.48	250.02	01.95	
			N 44°30'W	S 81°46'W	S 01°04'W	S 14°40'E	S 34°04'E	
			77.01	200.53	85.00	52.98	01.25	
			S 27°02'E	S 74°15'E	S 43°57'W	S 72°30'E	S 67°25'E	
			58.87	133.64	217.33	241.30	590.02	

CERTIFIED CORRECT:

November 7, 1988

Checked by \_\_\_\_\_, 19\_\_\_\_

Surveyed AUG. 20, SEPT 15, 1987

Checked by \_\_\_\_\_, 19\_\_\_\_

By Cesar O. del Moral

Chief, Surveys Division

GEODETIC ENGINEER

Checked by \_\_\_\_\_, 19\_\_\_\_

Verified by \_\_\_\_\_, 19\_\_\_\_

Sheet No. 56 of 76 Sheets

Printed by: SICCION MARKETING, INC.

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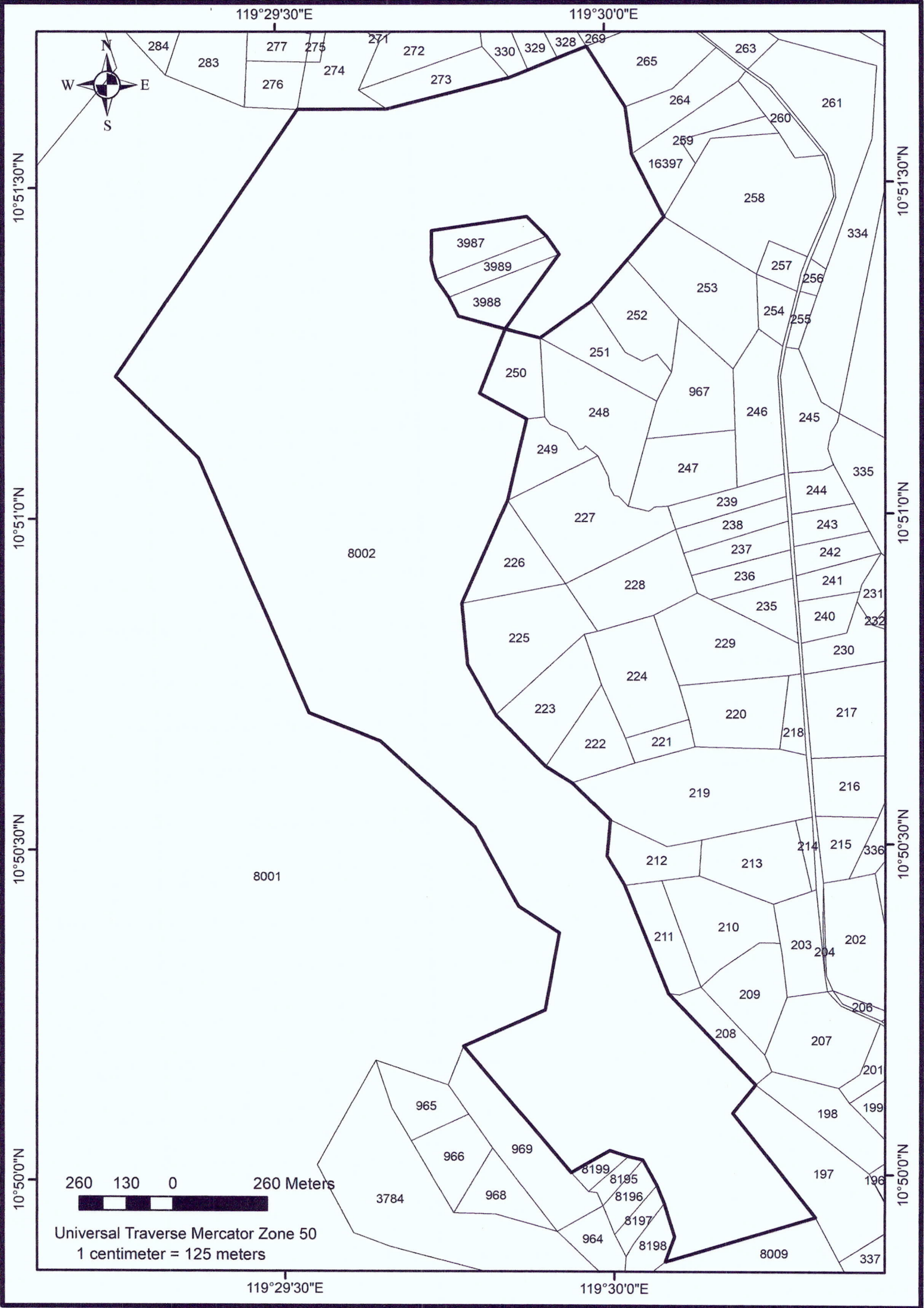
Authorized by the Bureau of Lands - 1981

ASS. chief, Aggregate Survey Sec

41

See backpage for the continuation of





REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Loreta C. Nalica, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

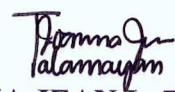
1. That I personally know Hrs. of Roberto Isaig rep. by Florentino A. Isaig who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, cad 841-17 (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

  
LORETA CLEMENCIA NALICA  
Affiant

CTC/ID No: 003964  
Issued on: 03. 02. 2021 at/by OSCA

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

  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)



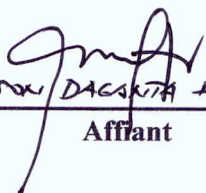
REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Nelson D. Latube, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Heirs of Roberto Isalg rrp by Florentina A. Isalg who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, Cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT


IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

  
NELSON D. LATUBE  
Affiant

CTC/ID No: 004286

Issued on: 06.11.2021 at/by OSCA

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

  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)







Republic of the Philippines  
Province of Palawan  
Municipality of Taytay  
Barangay Poblacion

**OFFICE OF THE PUNONG BARANGAY**

**CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

THIS IS TO CERTIFY that according to the best of my knowledge, HEIRS OF ROBERTO ISAIG, represented by FLORENTINA A. ISAIG, legal age, widow, Filipino resident of Sitio Langayan, Poblacion, Taytay, Palawan is the actual occupant/possessor of a portion of land, Lot No. 8002, CAD 841-D, situated at Sitio Langayan, Poblacion Taytay, Palawan.

Boundaries as follows:

North: EUFEMIO SABROSO

South: LOURDES S/PE

East: FLORENTINA ISAIG

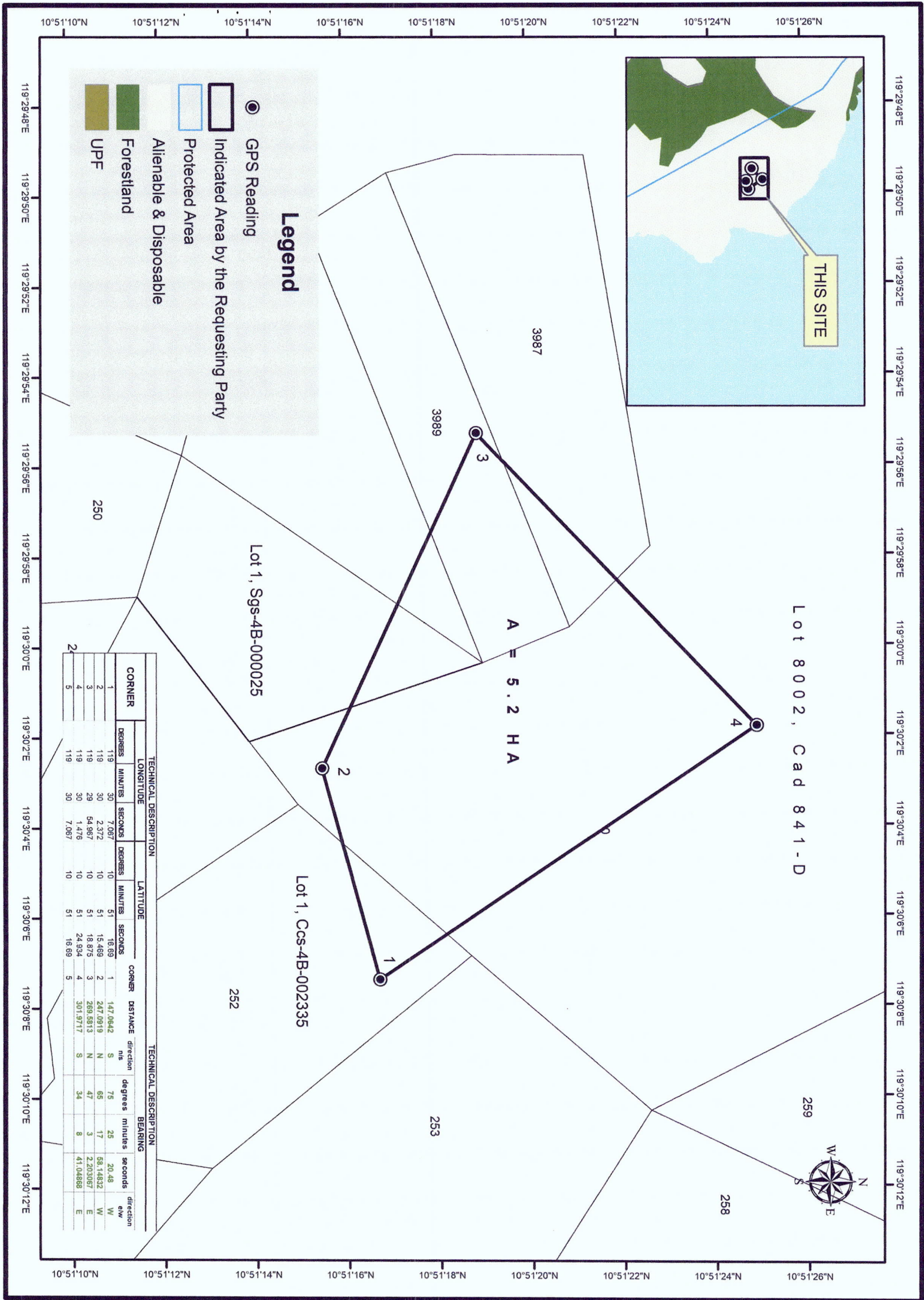
West: ROMEO EDENDEN

This Certification is being issued based on the certification issued by the Purok/ Sitio Leader of Sitio Langayan, Mr. Felicito E. Dairo and upon request of Florentina A. Isaig for survey purposes.

Issued this 14<sup>th</sup> day of October 2022

MARIA LUCIA R. RODRIGUEZ  
Punong Barangay

Paid under O.R No. 1275545  
Issued at: Poblacion, Taytay, Palawan  
Issued on: October 14, 2022





Republic of the Philippines  
**REGIONAL TRIAL COURT**  
Fourth Judicial Region  
Puerto Princesa City  
Email Address: [rtc1prpccc@judiciary.gov.ph](mailto:rtc1prpccc@judiciary.gov.ph)  
Hotline Number: 09289352669

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

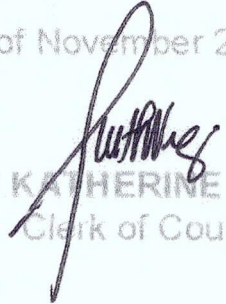
**CERTIFICATION**

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that this Office has no record of any pending/decided land registration case before any branches of this court involving applicant Florentina A. Isaig covering Lot No. 8002, Cad 841-D located at Barangay Poblacion, Taytay, Palawan.

This Certification is being issued upon the request of Jogie Ferabdo Gonzales for survey authority.

At Puerto Princesa City, this 10<sup>th</sup> day of November 2022.

  
**PRINCES KATHERINE C. VERGARA**  
Clerk of Court V

Cert. Fee: P15.00/35.00/10.00  
O.R. No. 8978614/8982704/3711351  
Dated: November 9, 2022  
zif



REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)  
East Avenue corner N.I.A. Road  
Quezon City

## CERTIFICATION

### TO WHOM IT MAY CONCERN

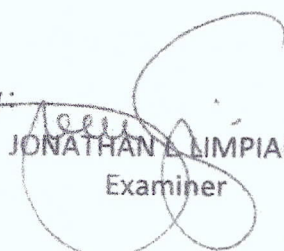
This is to certify that after due verification of our available records, it was found that Lot 8002, Cad. 841-D Taytay Cadastre, BL Case No. 1, situated in Brgy. Poblacion, Municipality of Taytay, Province of Palawan, has no record under Cadastral proceeding.

When the technical description was plotted, thru its tie line, by the Land Projection Section, this Authority, it does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section.

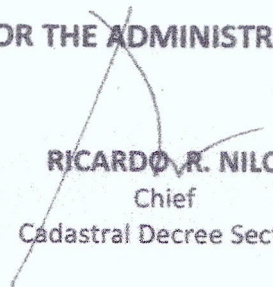
This certification is issued upon request of Yuniner Salapuddin of Marulas, Valenzuela City. For reference purposes only.

IN WITNESS WHEREOF, we have hereunto set our hands and affixed the seal of this Authority this 21st day of April, 2022.

Verified by:

  
JONATHAN E. LIMPIADA  
Examiner

FOR THE ADMINISTRATOR

  
RICARDO R. NILO  
Chief  
Cadastral Decree Section





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: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

MEMORANDUM

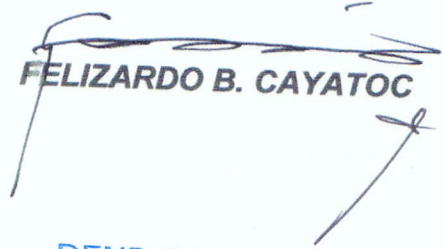
FOR : The OIC Assistant Regional Director for Technical Services  
FROM : The Provincial of Environment and Natural Resources Officer  
SUBJECT : TRANSMITTAL OF THE REPORT  
DATE : February 2, 2023


Forwarded the memorandum dated January 19, 2023 of CENRO Taytay, Palawan requesting for issuance of Survey Authority covering portion of Lot No. 8002, CAD 841-D located at Brgy. Poblacion, Taytay, Palawan applied by the heirs of Roberto Isaig in compliance of DMC 2019-10 and Technical Bulletin No. 2020-01.

After careful evaluation and projection conducted by this Office, the following are additional information to the above mentioned lot wit;

- That the area applied for segregation was identified as portion of Lot No. 8002, CAD 841-D, containing an area of 2,220.655 Square Meters more or less.
- That portion of the applied area falls within **ALIENABLE AND DISPOSABLE LAND** per Land Classification Map No.3263, Project No. 9-H, Block 1 certified on October 28, 1986.
- That subject tract of land was plotted and evaluated based on the attached Lot description. Subject for issuance of clearance by the Regional Office.
- Attached are the geo-tagged photographs of the area and sketch map showing the relative position of the subject lot overlaid in land classification map for further reference.

In view hereof, this Office recommends the issuance of survey authority.

  
FELIZARDO B. CAYATOC

DENR-PALAWAN  
PENRO-RECORDS  
**RELEASED**  
By   
Date: 07 FEB 2023 23-34

Copy Furnish:  
Reference No. 2023-11344 2023-0607  
RED  
CENRO ppc  
Surveys



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

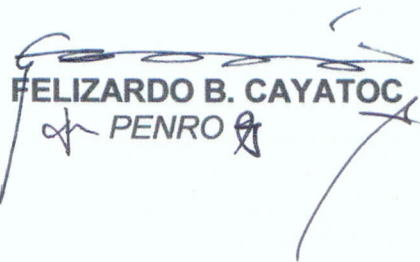
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**ANNEX "B"**

**CERTIFICATION**

This is to certify that portion of **LOT No. 8002, CAD 841-D** was verified falls within **ALIENABLE AND DISPOOSABLE LAND** per Land Classification Map No. 3263, Project No. 9-H, Block I certified on October 28, 1986.

Issued on the 2<sup>nd</sup> day of February 2023 at DENR PENRO, Sta. Monica, Puerto Princesa City, subject for confirmatory verification of the Regional Office.

  
**FELIZARDO B. CAYATOC**  
PENRO

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

Sta. Monica, Puerto Princesa City  
Telefax (048) 433-5638/email add: [denrpalawan@yahoo.com](mailto:denrpalawan@yahoo.com)





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

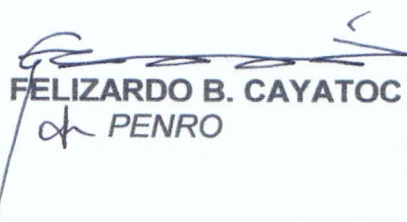
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**ANNEX "B"**

**CERTIFICATION**

This is to certify that portion of **LOT No. 8002, CAD 841-D** was verified falls within **ALIENABLE AND DISPOOSABLE LAND** per Land Classification Map No. 3263, Project No. 9-H, Block I certified on October 28, 1986.

Issued on the <sup>2nd</sup> day of February 2023 at DENR PENRO, Sta. Monica, Puerto Princesa City, subject for confirmatory verification of the Regional Office.

  
**FELIZARDO B. CAYATOC**  
PENRO

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

Sta. Monica, Puerto Princesa City  
Telefax (048) 433-5638/email add: [denrpalawan@yahoo.com](mailto:denrpalawan@yahoo.com)

ALIENABLE AND DISPOSABLE  
PROJECT No. 9-H  
BLOCK I  
LC No. 3263

ALIENABLE AND DISPOSABLE  
PROJECT No. 9-F  
BLOCK I  
LC No. 2664

Poblacion



**MAP SHOWING**  
**OF LOT 8002 (port) Cad 841-D**  
**Claimed by Hrs of Roberto Isaig**

Situated at  
Barangay Poblacion  
Municipality Taytay  
Province of Palawan

Projection: UTM,  
Area: sq.m.

**Legend**

- BLM\_PRS92
- 8002(port)2
- Barangay Bndry\_Cad\_PRS92

**Land Classification Map\_PRS92**

**LC\_STATUS**

- Alienable & Disposable
- Communal Forest
- Forestland
- No Data
- UPF





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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**RECEIVED**  
**PALAWAN RECORDS**

January 19, 2023

**MEMORANDUM**

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

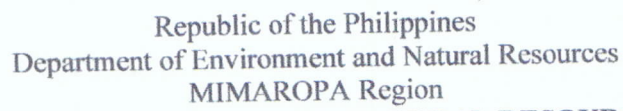
**FROM :** The Community Environment and Natural Resources Officer  
Brgy. Poblacion, Taytay, Palawan

**SUBJECT :** **TRANSMITTAL OF THE REPORT FOR CLEARANCE RE: INVESTIGATION REPORT FOR SURVEY AUTHORITY APPLIED BY HEIRS OF ROBERTO ISAIG REPRESENTED BY FLORENTINA A. ISAIG FOR THE PORTION OF LOT NO. 8002, CAD 841-D LOCATED IN BARANGAY POBLACION, TAYTAY, PALAWAN**

Respectfully forwarded is the report dated January 10, 2023 of Land Management Inspector Joanna Jean L. Talamayan relative to the request of Heirs of Roberto Isaig represented by Florentina A. Isaig for the issuance of Survey Authority with the subject Lot No. 8002, Cad 841-D (portion) under DENR Memorandum Circular (DMC) No. 2019-10, Section 4.2 item a.

In view hereof, please be informed of the following findings:

1. That based on records, Lot No. 8002, Cad 841-D is partly Agricultural Land (Alienable & Disposable) as per Land Classification No. 3263, Block I of Project 9-H, certified on October 28, 1986, covering a total area of 2,220,655 square meters; listed as Timberland with approved Tie Line: N 45-02 W, 2,792.08 m from BLLM I, Cad 841-D of Taytay Cadastre. It appears also that portion of this lot was subjected to Sgs-4B-000025-D;
2. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, a portion of the area encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all of Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries when happened using the readings by Global Positioning System (GPS) instrument;
3. The abovementioned lot is subject to the issuance of Survey Authority to **segregate** the area they claim from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares;
4. In addition, Lot 8002, Cad 841-D is not within any military reservation but partly within Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342 dated July 12, 2000. However, upon verification of the boundaries indicated by Heirs of Roberto Isaig using a GPS instrument, it appears that the place being claimed by the Heirs of Isaig is outside the Protected Area;
5. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022;
6. The certification dated April 21, 2022, issued by the Land Registration Authority (LRA), shows that the said lot does not appear to overlap with any previously plotted decreed and/or titled properties



**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: [cenrotaytay@denr.gov.ph](mailto:cenrotaytay@denr.gov.ph)

This Office concurs with the recommendation of LMI Talamayan for the issuance of survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig and **exclude** the area from the survey that encroached on the other lots.

For information, consideration, and further instruction.

CONRADO M. CORPUZ

DENR CENRO  
TAYTAY, PALAWAN  
RELEASED

BY: JAN 23 2023 183





**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**MEMORANDUM**

FOR : The Community Environment and  
Natural Resources Officer

FROM : Land Mgt. Inspector JOANNA JEAN. L TALAMAYAN

SUBJECT : **INVESTIGATION REPORT FOR SURVEY  
AUTHORITY APPLIED BY HEIRS OF ROBERTO  
ISAIG REPRESENTED BY FLORENTINA A. ISAIG  
FOR PORTION OF LOT 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

DATE : January 10, 2023

RECEIVED  
TAYTAY, PALAWAN  
1-10-23  
11/21

Respectfully submitting is the investigation report of the undersigned in compliance with your instruction to conduct an investigation pertaining to the application of MS. FLORENTINA A. ISAIG filed on November 22, 2022.

**SUBJECT LOT**

The subject lot of this investigation is a portion of **Lot No. 8002, Cad 841-D** located in **Barangay Poblacion, Taytay, Palawan** with a total area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters.

**CLAIMANT and CLASSIFICATION**

The claimant of the subject lot was listed as **Timberland** during the Cadastral Survey dated August 20- September 15, 1987 and approved on November 4, 1988. Based on records, Lot No. 8002, Cad 841-D falls within partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre.

**PROCEEDING/ACTIVITIES UNDERTAKEN**

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

1. The undersigned review the attached documents to the request, verify on how the area was acquired by the applicant;
2. The undersigned had made coordination with Ms. Florentina A. Isaig relative on the date of ground investigation/ inspection and advising her to prepare two (2) witnesses that could justify her occupation and claims on the area;



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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

3. Ocular inspection/ investigation on the area was conducted by the undersigned together with Special Investigator Jones Manoel Y. Lafuente on December 7, 2022 at about 2:30 o'clock in the afternoon to verify if there is an existing improvement introduced therein; and
4. During the investigation/ inspection, the undersigned subscribed to the applicant's "Affidavit of Two Disinterested Persons" as one of the requirements for the Survey Authority.

**FINDINGS/RECOMMENDATION**

Upon investigation, I found the following:

1. Spouses Roberto (now deceased) and Florentina Isaig started to occupy and cultivate the area in the year 1993;
2. A certification from the Office of Punong Barangay of Poblacion signed by Hon. Maria Lucia R. Rodriguez dated October 14, 2022 was issued to Heirs of Roberto Isaig represented by Florentina A. Isaig as the actual occupant/ possessor of a parcel of land of Lot 8002, Cad 841-D (*Annex A*). The same had been verified during the investigation that the Heirs of Roberto Isaig is the actual claimant as evidence of their improvements introduced thereon;
3. The subject lot is undulated to hilly in slope. The portion of the area is planted with mango and banana trees and maintained vegetative cover of varied species as soil protection for the meantime while the applicant is still studying the other crops suited to introduce in the area to maximize economic gain thereof.
4. The area is bounded by the following: on the North, lot claimed by Eufemio Sabroso; on the south, lot claimed by Lourdes S. Pe (Lot 1, Sgs-4B-000025-D); on the West, lot claimed by Romeo Edenden; and on the East, by lot also claimed by Florentina Isaig (Ccs-04-002335).
5. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, portion of it encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all in Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries using Global Positioning System (*copy attached of GIS map, as Annex B*);
6. The purpose of the request is to **segregate** their claimed area from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares.
7. The subject lot is outside the military reservation and the Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342, dated July 12, 2000;





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8. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022 (*Annex C*); and
9. Based on the certification dated April 21, 2022, issued by the Land Registration Authority (LRA), the said lot does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section (*Annex D*).
10. LRA and CENRO certifications of Walda S. Salapuddin were attached at the request of the Heirs of Roberto Isaig since both have the same Geodetic Engineer, Abigail A. Villaruel.

In view of the above, the undersigned hereby recommends the **approval** of the application for survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig, however, the area encroached to the other lots should be excluded from the survey.

Attached are geo-tagged photographs of the subject lot based on the conducted inspection and investigation dated December 7, 2022.

JOANNA JEAN L. TALAMAYAN

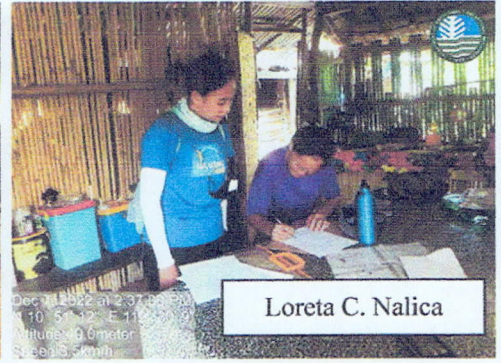
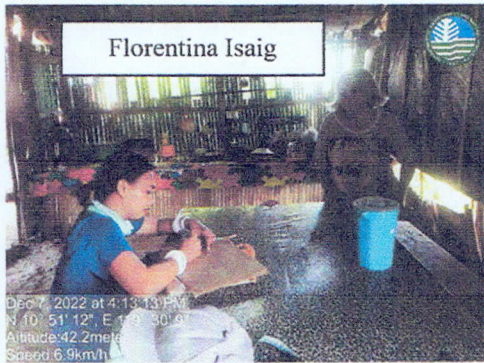
Attachments:

1. Copy of the request
2. Identification Card
3. Community Tax Certificate (Cedula)
4. CENRO Certification
5. V-37
6. Affidavit of 2 disinterested person
7. Barangay Certification (annex A)
8. ArcGIS generated map (annex B)
9. RTC certification dated November 10, 2022 (annex C)
10. LRA certification dated April 21, 2022 (annex D)





## PHOTOS



I hereby certify that the above photos were true and taken during the conduct of ground investigation dated December 7, 2022 for Survey Authority upon request of Heirs of Roberto Isaig represented by Florentina A. Isaig located in Barangay Poblacion, Taytay, Palawan

*Joanna Jean L. Talamayan*  
**JOANNA JEAN L. TALAMAYAN**  
Land Management Inspector





**VILLARUEL SURVEYING AND ENGINEERING SERVICES**

Add: Purok 6, San Lorenzo, Poblacion Taytay, Palawan 5312

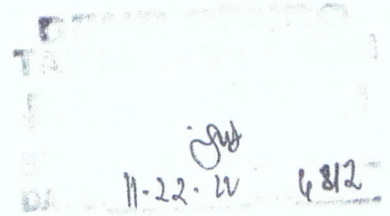
Email add: [villaruelsurveyingoffice@gmail.com](mailto:villaruelsurveyingoffice@gmail.com)

Contact No. 09187956434- 09051412734

November 22, 2022

**DENR-CENRO**

Poblacion, Taytay, Palawan



To whom it may concern ,

Submitting herewith the requirements of **FLORENTINA A. ISAIG** (applicant) , for application for survey authority to segregate their occupation and improvements over which they have interest on: Lot 8002 Cad 841-D, Taytay, Cadastre located at Bgy. Poblacion, Taytay, Palawan.

Sincerely yours,

  
**ABIGAIL A. VILLARUEL**  
GE

# LETTER REQUEST FOR SURVEY AUTHORITY

Name of Requesting Party: Florentina A. Isaig

Present Address: Sto. Languyan Taytay Palawan

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

**The community Environment and  
Natural Resources Officer**  
Taytay-El Nido, Palawan

Sir,

The undersigned is respectfully requesting in your good Office for Survey Authority to  
☐ Subdivide ☒ Segregate our occupation and improvements over which we have  
interest on:

Lot No. 8002

Survey No. \_\_\_\_\_

Identical to Lot No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Portion of Lot No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Area: 80,000 sq.m more or less

Location of the Land: Sto. Languyan Poblacion Taytay Palawan

If the request be granted, we would like to request the service of a Special Investigator/ Land  
Management Inspector/ DPLI to conduct ground inspection/ investigation and Geodetic Engineer  
Abigail A. Villanuel to undertake the said subdivision/ segregation survey works.

Thank you very much for your immediate action on this request.

Very truly yours,

Signature: Florentina A. Isaig  
Contact No: 09355432503

## GEODETIC ENGINEER'S COMMITMENT

I, Abigail A. Villanuel, a registered and licensed Geodetic Engineer, hereby commit to  
abide with the Land Surveys Regulation of the Philippines in connection with the survey of the above land  
to personally follow-up the issuance thereof.


Geodetic Engineer ABIGAIL A. VILLANUEL  
Licensed No. 10378  
Contact No. 09051412734

## Requirements:

- ☒ 1. Accomplished and signed letter request for Survey Authority.
- ☒ 2. Waiver of Rights/ Extra-judicial Settlement of Estate (if applicable);
- ☒ 3. Latest/ updated Tax Declaration duly certified by the Municipal Assessor;
- ☒ 4. Land Registration Authority (LRA) certification/ clearance-proof that the area has no existing title;
- ☒ 5. Regional Trial Court (RTC) Certification/ clearance (proof that the area has no pending case);
- ☒ 6. Barangay Certification (actual occupant of the area);
- ☒ 7. Sown affidavit of two (2) disinterested persons (residents of barangay where the land is located);
- ☒ 8. Photo copy of any government-issued Identification Card.
- ☒ 9. Community Tax Certificate (CEDULA);
- ☒ 10. Special Power of Attorney (if applicable); and,
- ☒ 11. Certificate of Land Classification duly affirmed and confirmed by SMD and ARDTS



Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan




Name: FLORENTINA AURELIO ISAIG

Address: Poblacion, Taytay, Palawan

06/20/1960  
Date of Birth

Female  
Sex

07/28/2020  
Date Issued



Florentina A Isaig

Signature/ Thumbmark

Control No. 020

I.D. No. 1229

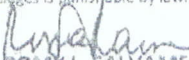
This Card is Non-transferable

Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities  
20% discount for medicines(generic or branded)  
20% discount in hotels,restaurants,recreation centers  
20% discount in theaters,cinema houses & concert halls  
20% discount in medical/dental services,diagnostic & laboratory fees in private facilities  
20% discount in fare for domestic air,sea travel & public land transportation  
20% discount of funeral & burial service  
5% discount in basic necessities and prime commodities  
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount  
5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter pasls are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
Only for the exclusive use of Senior Citizens: abuse of privileges is punishable by law.

  
LINDA E. AMBASA  
OSCA Head

  
ROMY L. SALVAME  
Municipal Mayor

COMMUNITY TAX CERTIFICATE		INDIVIDUAL	CCI2020 10922524	
YEAR 2022	PLACE OF ISSUE (City/Municipality) Tantayan Palawan	DATE ISSUED 10/24/22	TAXPAYER'S COPY	
NAME (SURNAME) FIRST (MIDDLE) Jenny Florentina		TIN (If Any):		
ADDRESS Ca. Langayan Palaseon Tantayan		SEX <input type="checkbox"/> MALE <input checked="" type="checkbox"/> FEMALE		
CITIZENSHIP Filipino	ICR NO. (If an Alien)	PLACE OF BIRTH Ca. Langayan	DATE OF BIRTH 10/20/60	HEIGHT
CIVIL STATUS <input checked="" type="checkbox"/> Single <input type="checkbox"/> Married <input type="checkbox"/> Widowed <input type="checkbox"/> Legally Separated <input type="checkbox"/> Divorced	PROFESSION / OCCUPATION / BUSINESS		TAXABLE AMOUNT	COMMUNITY TAX DUE
A. BASIC COMMUNITY TAX (P5.00) Voluntary or Exempted (P1.00)				P 5.00
B. ADDITIONAL COMMUNITY TAX (tax not to exceed P5,000.00)				
1. GROSS RECEIPTS OR EARNINGS DERIVED FROM BUSINESS DURING THE PRECEDING YEAR (P1.00 for every P1,000.00)			P	
2. SALARIES OR GROSS RECEIPT OR EARNINGS DERIVED FROM EXERCISE OF PROFESSION OR PURSUIT OF ANY OCCUPATION (P1.00 for every P1,000)				45
3. INCOME FROM REAL PROPERTY (P1.00 for every P1,000)				
Right Thumb Print	TAXPAYER'S SIGNATURE Florentina Daisy		TOTAL	P 50
			INTEREST	10
	MUNICIPAL / CITY TREASURER IMELDA PARRERA		TOTAL AMOUNT PAID	P 60
			Satisfies fees and	





Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV - MIMAROPA  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
5312 Taytay, Palawan

## CERTIFICATION

DENR CENRO  
TAYTAY, PALAWAN  
**RELEASED**

TO WHOM IT MAY CONCERN:

BY: *[Signature]*  
DATE: 07-18-2019 CN 2009

It is hereby certified, based on the records kept in this Office, that Lot 8002, Cad 841-D containing an area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters in Barangay Poblacion, Taytay, Palawan is partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** area also with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre. Attached as an integral part hereof is the certification of even date of Administrative Officer I Elvie G. Base regarding the disposition status of this land.

This certification is issued this July 17, 2019 as per the request of **Walda Sakirin-Salapuddin** represented by **Yusop Salapuddin** dated July 16, 2019.

Projected by:

*[Signature]*  
**ESTER T. BIONA**  
LMO I

Verified by:

*[Signature]*  
**DONNA C. TABERNILLA**  
Forester II

*[Signature]*  
**MARIAN B. LACHICA**  
Engineer II

*[Signature]*  
**ALAN L. VALLE**  
Engineer V / OIC, CENRO

Certification fee paid

Amount P 60.00

Official Receipt No. 9217073 A

Date: JUL 18 2019

Caution: Any erasure or alteration hereon renders this document void.



BEARINGS AND DISTANCES								Area In
No.	Claimant	Mon to Corner 1	Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6	Sq. Meters
8001	(Cont.)		S 75°00'W	S 61°43'W	N 48°12'W	S 53°06'W	N 88°42'W	
			70.71	368.85	403.18	172.20	120.21	
			S 72°31'W	N 10°00'W	N 22°25'E	N 67°29'E	N 10°50'E	
			180.00	172.09	387.93	253.31	321.17	
			S 63°30'E	S 82°06'E	N 36°50'E	N 39°17'E	N 17°11'W	
			357.32	312.07	180.40	600.19	203.09	
			N 53°41'W	N 50°50'W	S 87°08'E	S 34°21'W	S 45°00'E	
			2240.97	1727.02	145.91	898.71	322.94	
			S 23°03'E	S 68°00'E	S 47°03'E	S 28°25'E	S 50°26'E	
			771.50	213.55	355.20	250.12	135.62	
			S 10°32'W	S 66°12'W	S 21°49'W	N 70°48'W	S 29°13'W	
			218.09	247.19	115.94	211.11	334.00	
			S 23°00'E	S 69°00'E	S 75°01'E	S 65°03'W	N 72°02'W	
			215.18	100.04	394.42	189.09	194.49	
			S 47°19'W	S 70°47'W	S 02°52'E	S 52°10'W	N 78°14'W	
			191.78	135.59	180.22	220.63	245.15	
			N 32°18'W	S 59°25'W	N 03°41'W	N 29°00'W	N 60°31'W	
			250.80	772.45	272.00	1230.88	204.89	
			N 33°27'W	S 58°40'W	S 08°02'E	S 37°01'W	N 85°57'W	
			358.05	254.01	520.42	272.88	302.00	
			N 60°43'W					
			221.48					6500586
8002		N 45°02'W 2792.08	S 57°57'E	S 08°14'W	S 41°48'E	S 45°47'W	S 28°40'E	
			80.32	00.1	182.07	124.80	385.20	
			S 53°57'E	S 38°41'W	S 56°27'E	S 81°04'W	N 37°40'W	
			363.55	102.5	551.27	649.50	158.30	
			N 86°32'E	N 21°31'W	N 29°13'W	N 70°06'W	N 08°20'W	
			118.06	53.49	80.91	41.34	310.78	
			S 17°18'W	N 39°58'W	N 66°12'E	N 10°32'E	N 56°20'W	
			375.02	402.23	247.74	218.09	128.02	
			N 28°25'W	N 47°00'W	N 68°00'W	N 23°03'W	N 45°00'E	
			250.12	355.20	213.55	771.50	322.44	
			N 34°21'E	D - E	N 75°45'E	N 68°08'E	N 67°53'E	
			898.71	247.07	349.80	55.99	88.46	
			N 68°23'E	S 32°00'E	S 07°37'E	S 20°47'E	S 40°27'W	
			86.27	199.93	132.52	195.40	158.78	
			S 42°31'W	S 52°58'W	N 75°36'W	N 30°00'E	N 34°04'W	
			148.80	170.5	100.48	250.02	01.95	
			N 44°30'W	S 81°40'W	S 01°04'W	S 14°40'E	S 34°04'E	
			77.01	200.53	85.00	52.98	01.25	
			S 27°02'E	S 74°15'E	S 43°57'W	S 72°30'E	S 67°25'E	
			58.87	133.04	217.33	241.30	590.02	

CERTIFIED CORRECT:

November 4, 1988  
Checked by \_\_\_\_\_, 19 \_\_\_\_\_  
Checked by \_\_\_\_\_, 19 \_\_\_\_\_  
Checked by \_\_\_\_\_, 19 \_\_\_\_\_  
Verified by \_\_\_\_\_, 19 \_\_\_\_\_  
Surveyed AUG. 20, SEPT 15, 1987  
By Cesar Q. del Maro  
GEODETIC ENGINEER  
Sheet No. 56 of 74 Sheets  
Printed by: SICCION MARKETING, INC.  
1800 A. Mendoza St., Sampa, Mis.  
Tele. 20-82-54; 21-45-52  
Authorized by the Bureau of Lands - 1981

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See back page for the continuation of TD



# LOT DESCRIPTIONS

Survey No. ....		Case No. ....		Mun. of .....		Prov. of .....		
Lot No.	Claimant	Mon to Corner 1	BEARINGS AND DISTANCES					Area in Sq Meters
8002	(cont...)		Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6	
8003		N 60°52'W 5624.30	S 68°35'W 761.82	S 05°00'E 170.81	S 28°35'E 160.55	S 43°31'E 199.23		22206.55
			S 76°54'W 147.77	N 14°22'W 139.53	N 17°24'W 99.02	N 47°45'E 118.12	N 13°04'W 194.50	
			N 23°47'W 353.23	N 49°13'E 522.01	N 77°34'E 597.97	N 03°52'E 202.18	N 70°05'E 271.10	
			N 81°55'E 302.90	N 09°23'E 147.01	S 46°14'E 252.83	S 46°29'E 220.71	S 17°11'E 203.09	
			S 27°17'W 600.17	S 36°56'W 180.40	N 82°00'W 312.97	N 08°39'W 354.52	S 36°32'W 302.41	
			S 69°50'W 281.20	S 22°25'W 387.93				
8004		S 30°21'W 3827.80	N 31°55'W 320.15	N 25°51'W 95.25	N 38°55'E 733.21	S 33°37'E 202.44	S 34°31'E 257.57	1559123
			S 72°47'E 203.50	S 06°20'E 181.11	S 32°30'E 725.70	S 16°21'E 305.80	S 25°58'W 588.13	
			N 54°44'W 101.80	N 06°17'W 550.54	N 71°59'E 105.23	N 16°04'W 137.07	N 22°18'W 197.87	
			N 31°40'W 118.51	S 65°40'W 150.20	N 02°10'W 101.65	N 30°15'W 30.00	N 30°21'W 154.40	
			N 31°07'W 151.29	N 36°35'W 196.7	S 64°22'W 246.78			
005		S 13°12'W 6382.18	N 25°07'W 110.80	N 00°32'E 830.11	N 41°54'E 208.00	N 35°53'E 478.82	N 57°17'E 42.08	970892
			S 88°34'E 98.57	N 10°10'E 109.00	N 25°58'E 588.13	N 16°21'W 305.80	N 32°30'W 725.70	
			N 06°20'W 181.11	N 72°47'W 202.50	N 08°20'E 200.93	N 07°40'E 203.22	N 08°32'E 13.99	
			N 07°48'E 198.62	N 07°47'E 54.99	N 25°19'E 160.35	N 01°42'E 300.01	N 55°38'W 183.07	
			N 57°24'W 200.00	N 59°23'W 190.40	N 38°07'E 1210.07	N 84°12'E 950.01	S 27°13'E 232.94	
			N 51°50'E 559.05	S 15°34'W 290.00	S 55°00'E 609.11	N 45°07'E 428.43	S 27°07'W 415.83	
			N 09°11'E 78.12	S 24°25'E 108.38	S 05°16'W 144.32	S 05°41'E 201.10	S 18°26'W 193.79	
			S 09°17'W 229.95	S 23°47'E 132.01	N 08°03'W 171.00	S 03°18'W 231.15	S 29°51'E 222.87	
			S 10°00'E 392.50	S 47°11'W 97.21	S 17°53'W 197.99	S 20°00'W 192.55	S 75°42'W 152.92	
			S 55°28'E 293.99	S 64°02'E 91.5	S 24°39'E 77.47	S 32°32'E 111.91	S 62°50'W 149.42	

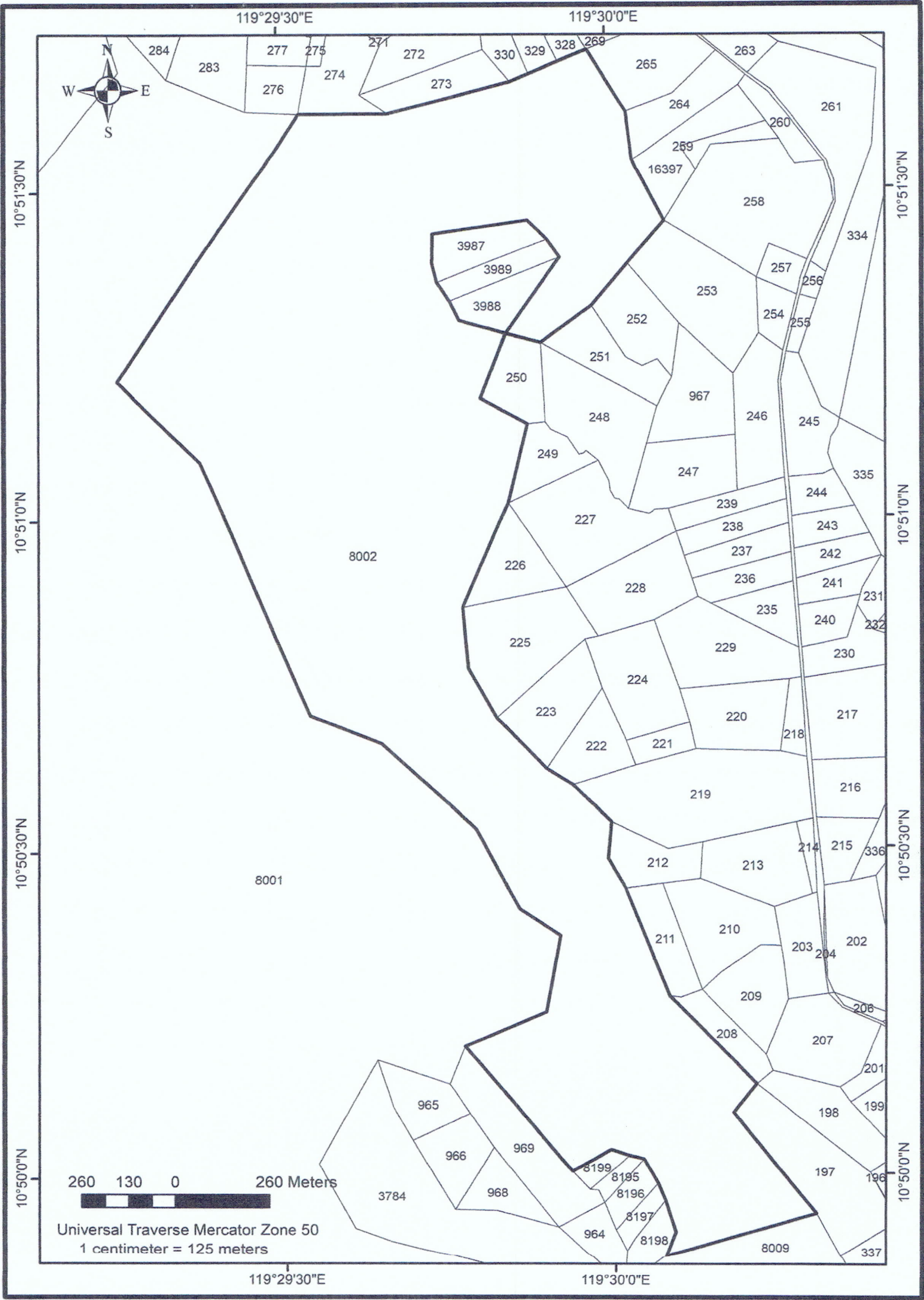
ED CORRECT:

IFIED CORRECT:

Number 7, 1988 Checked by \_\_\_\_\_, 19\_\_\_\_  
 Chief, Survey Division \_\_\_\_\_, 19\_\_\_\_  
 By Censor O. del Maro, 19\_\_\_\_  
 GEODETIC ENGINEER  
 Verified by \_\_\_\_\_, 19\_\_\_\_  
 Chief, Aggregate Survey, Sec. \_\_\_\_\_, 19\_\_\_\_  
 Sheet No. 57 of 72 Sheets

Printed by: SICCION MARKETING, INC.  
 1800 A. Mendoza St., Sanp., Mico.  
 Tele. 20-62-54; 21-48-52  
 Authorized by the Bureau of Lands - 1981







REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Loreta C. Nalica, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Hirs of Roberto Isalg np-by Florentina A. Isalg who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 4002, Cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

Loreta C. Nalica  
LORETA CLEMENCIA NALICA  
Affiant

CTC/ID No: 003964

Issued on: 03.02.2021 at/by OSCA

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



LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)

REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Nelson D. Latube, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Heirs of Roberto Isaig rep. by Florentina Isaig who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, Cad 841-12 (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT


IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

  
NELSON DAGANTA LATUBE  
Affiant


CTC/ID No: 004286  
Issued on: 06.11.2021 at/by OSCA

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




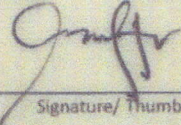
  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)






Republic of the Philippines  
 Office for the Senior Citizens Affairs (OSCA)  
 Taytay, Palawan



Name: **NELSON DAGANTA LATUBE**  
 Address: **Poblacion, Taytay, Palawan**  
 12/05/1954      Male      06/11/2021  
 Date of Birth      Sex      Date Issued  
  
 Signature/ Thumbmark  
 Control No. **020**  
 I.D. No. **004286**  
 This Card is Non-transferable



### Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities

20% discount for medicines(generic or branded)

20% discount in hotels,restaurants,recreation centers

20% discount in theaters,cinema houses & concert halls

20% discount in medical/dental services,diagnostic & laboratory fees in private facilities

20% discount in fare for domestic air,sea travel & public land transportation

20% discount of funeral & burial service


5% discount in basic necessities and prime commodities

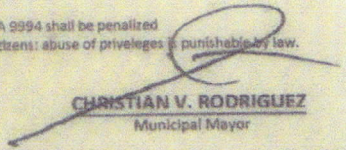
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount


5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized


Only for the exclusive use of Senior Citizens: abuse of priveleges is punishable by law.

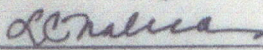
  
**LINDA E. AMBASA**  
 OSCA Head


  
**CHRISTIAN V. RODRIGUEZ**  
 Municipal Mayor



Republic of the Philippines  
 Office for the Senior Citizens Affairs (OSCA)  
 Taytay, Palawan



Name: **LORETA CLEMENIA NALICA**  
 Address: **Poblacion, Taytay, Palawan**  
 05/15/1949      Female      03/02/2021  
 Date of Birth      Sex      Date Issued  
  
 Signature/ Thumbmark  
 Control No. **020**  
 I.D. No. **003964**  
 This Card is Non-transferable



### Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities

20% discount for medicines(generic or branded)

20% discount in hotels,restaurants,recreation centers

20% discount in theaters,cinema houses & concert halls

20% discount in medical/dental services,diagnostic & laboratory fees in private facilities

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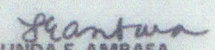
5% discount in basic necessities and prime commodities

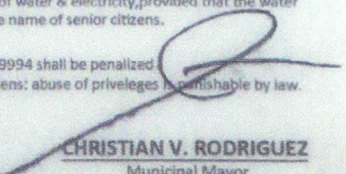
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount

5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

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**LINDA E. AMBASA**  
 OSCA Head

  
**CHRISTIAN V. RODRIGUEZ**  
 Municipal Mayor



Republic of the Philippines  
Province of Palawan  
Municipality of Taytay  
Barangay Poblacion

OFFICE OF THE PUNONG BARANGAY

CERTIFICATION

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that according to the best of my knowledge, HEIRS OF ROBERTO ISAIG, represented by FLORENTINA A. ISAIG, legal age, widow, Filipino resident of Sitio Langayan, Poblacion, Taytay, Palawan is the actual occupant/possessor of a portion of land, Lot No. 8002, CAD 841-D, situated at Sitio Langayan, Poblacion Taytay, Palawan.

Boundaries as follows:

*Eufemio Sabroso*  
North: EUFEMIO SABROSO

*Louren S/Pe*  
South: LOURDES S/PE

*Florentina Isaig*  
East: FLORENTINA ISAIG

*Romeo Edenden*  
West: ROMEO EDENDEN

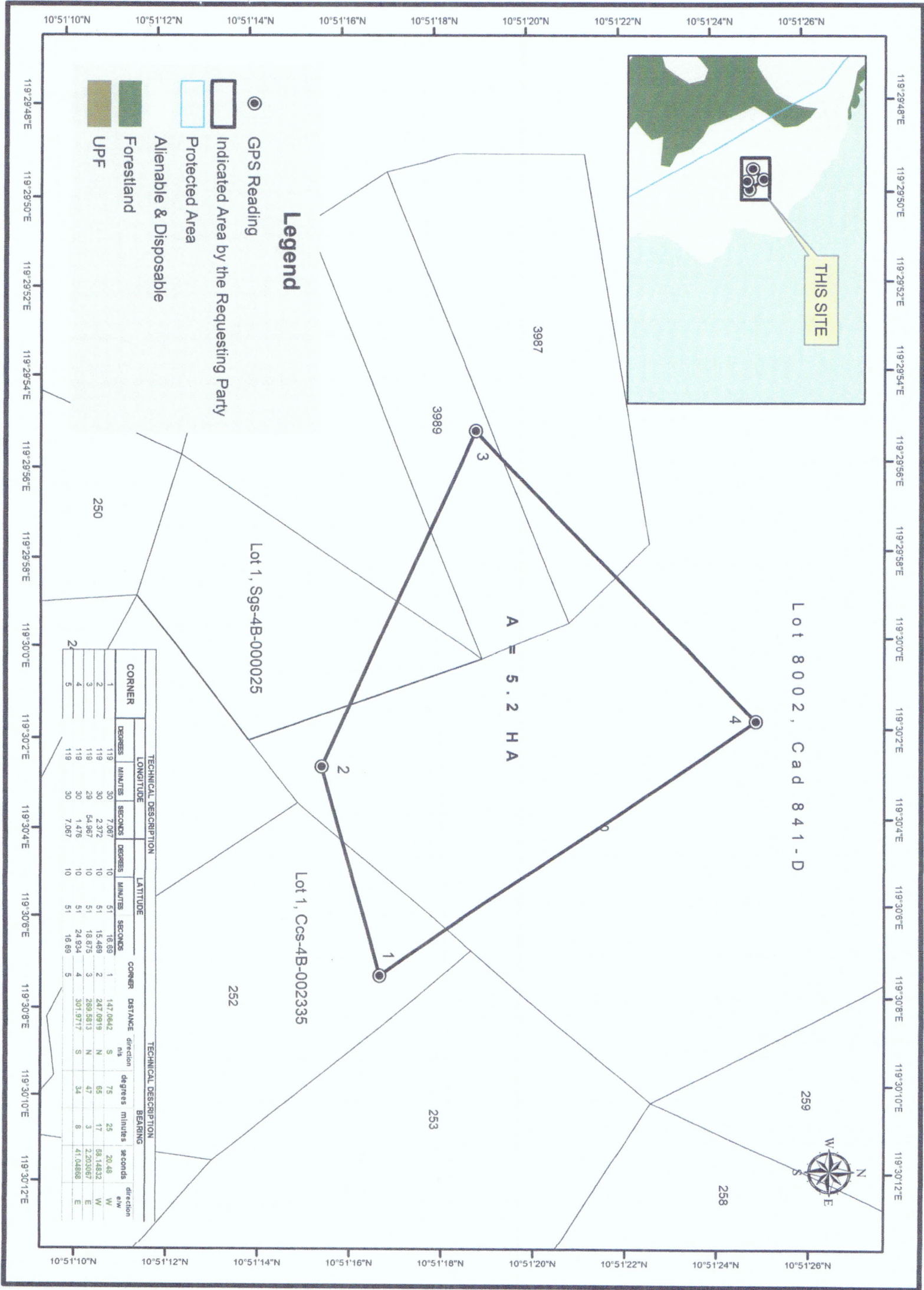
This Certification is being issued based on the certification issued by the Purok/ Sitio Leader of Sitio Langayan, Mr. Felicito E. Dairo and upon request of Florentina A. Isaig for survey purposes.

Issued this 14<sup>th</sup> day of October 2022

*[Signature]*  
MARIA LUCIA R. RODRIGUEZ  
Punong Barangay

Paid under O.R No. 1275545  
Issued at: Poblacion, Taytay, Palawan  
Issued on: October 14, 2022





Republic of the Philippines  
**REGIONAL TRIAL COURT**

Fourth Judicial Region

Puerto Princesa City

Email Address: [rtc1prpcc@judiciary.gov.ph](mailto:rtc1prpcc@judiciary.gov.ph)

Hotline Number: 09289352669

**OFFICE OF THE CLERK OF COURT**

Hall of Justice, Bgy. Sta. Monica, Puerto Princesa City

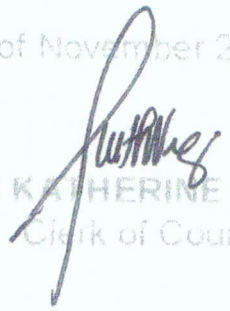
**CERTIFICATION**

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that this Office has no record of any pending/decided land registration case before any branches of this court involving applicant Florentina A. Isaig covering Lot No. 8002, Cad 841-D located at Barangay Poblacion, Taytay, Palawan.

This Certification is being issued upon the request of Jogie Ferabdo Gonzales for survey authority.

At Puerto Princesa City, this 10<sup>th</sup> day of November 2022.

  
PRINCESS KATHERINE C. VERGARA  
Clerk of Court V

Cert. Fee: P15.00/35.00/10.00  
CR No. 39/8614/5982/04/3/11351  
Dated: November 9, 2022  
all





REPUBLICA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)

East Avenue corner N.I.A. Road  
Quezon City

# CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify that after due verification of our available records, it was found that Lot 8002, Cad. 841-D Taytay Cadastre, BL Case No. 1, situated in Brgy. Poblacion, Municipality of Taytay, Province of Palawan, has no record under Cadastral proceeding.

When the technical description was plotted, thru its tie line, by the Land Projection Section, this Authority, it does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section.

This certification is issued upon request of Yuniner Salapuddin of Marulas, Valenzuela City. For reference purposes only.

IN WITNESS WHEREOF, we have hereunto set our hands and affixed the seal of this Authority this 21st day of April, 2022.

Verified by:

JONATHAN LIMPIADA  
Examiner

FOR THE ADMINISTRATOR

**RICARDO R. NILO**  
Chief  
Cadastral Decree Section



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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: [cenrotaytay@denr.gov.ph](mailto:cenrotaytay@denr.gov.ph)

**RECEIVED**

January 19, 2023

BY:   
DATE: 01-24-2023 ON 23-0607

**MEMORANDUM**

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

FROM : The Community Environment and Natural Resources Officer  
Brgy. Poblacion, Taytay, Palawan

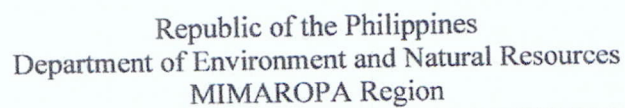
SUBJECT : **TRANSMITTAL OF THE REPORT FOR CLEARANCE RE:  
INVESTIGATION REPORT FOR SURVEY AUTHORITY  
APPLIED BY HEIRS OF ROBERTO ISAIG  
REPRESENTED BY FLORENTINA A. ISAIG FOR THE  
PORTION OF LOT NO. 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

Respectfully forwarded is the report dated January 10, 2023 of Land Management Inspector Joanna Jean L. Talamayan relative to the request of Heirs of Roberto Isaig represented by Florentina A. Isaig for the issuance of Survey Authority with the subject Lot No. 8002, Cad 841-D (portion) under DENR Memorandum Circular (DMC) No. 2019-10, Section 4.2 item a.

In view hereof, please be informed of the following findings:

1. That based on records, Lot No. 8002, Cad 841-D is partly Agricultural Land (Alienable & Disposable) as per Land Classification No. 3263, Block I of Project 9-H, certified on October 28, 1986, covering a total area of 2,220,655 square meters; listed as Timberland with approved Tie Line: N 45-02 W, 2,792.08 m from BLLM I, Cad 841-D of Taytay Cadastre. It appears also that portion of this lot was subjected to Sgs-4B-000025-D;
2. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, a portion of the area encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all of Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries when happened using the readings by Global Positioning System (GPS) instrument;
3. The abovementioned lot is subject to the issuance of Survey Authority to **segregate** the area they claim from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares;
4. In addition, Lot 8002, Cad 841-D is not within any military reservation but partly within Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342 dated July 12, 2000. However, upon verification of the boundaries indicated by Heirs of Roberto Isaig using a GPS instrument, it appears that the place being claimed by the Heirs of Isaig is outside the Protected Area;
5. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022;
6. The certification dated April 21, 2022, issued by the Land Registration Authority (LRA), shows that the said lot does not appear to overlap with any previously plotted decreed and/or titled properties





**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

This Office concurs with the recommendation of LMI Talamayan for the issuance of survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig and **exclude** the area from the survey that encroached on the other lots.

For information, consideration, and further instruction.

CONRADO M. CORPUZ

DENR CENRO  
TAYTAY, PALAWAN  
RELEASED

BY: [Signature]  
DATE: JAN 23 2023 183



**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0917-501-0503 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

**MEMORANDUM**

FOR : The Community Environment and  
Natural Resources Officer

FROM : Land Mgt. Inspector JOANNA JEAN. L TALAMAYAN

SUBJECT : **INVESTIGATION REPORT FOR SURVEY  
AUTHORITY APPLIED BY HEIRS OF ROBERTO  
ISAIG REPRESENTED BY FLORENTINA A. ISAIG  
FOR PORTION OF LOT 8002, CAD 841-D LOCATED IN  
BARANGAY POBLACION, TAYTAY, PALAWAN**

DATE : January 10, 2023

DENR DENR  
TAYTAY, PALAWAN  
RECEIVED  
DATE 1-10-23 ON 0131

Respectfully submitting is the investigation report of the undersigned in compliance with your instruction to conduct an investigation pertaining to the application of MS. FLORENTINA A. ISAIG filed on November 22, 2022.

**SUBJECT LOT**

The subject lot of this investigation is a portion of **Lot No. 8002, Cad 841-D** located in **Barangay Poblacion, Taytay, Palawan** with a total area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters.

**CLAIMANT and CLASSIFICATION**

The claimant of the subject lot was listed as **Timberland** during the Cadastral Survey dated August 20- September 15, 1987 and approved on November 4, 1988. Based on records, Lot No. 8002, Cad 841-D falls within partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre.

**PROCEEDING/ACTIVITIES UNDERTAKEN**

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

1. The undersigned review the attached documents to the request, verify on how the area was acquired by the applicant;
2. The undersigned had made coordination with Ms. Florentina A. Isaig relative on the date of ground investigation/ inspection and advising her to prepare two (2) witnesses that could justify her occupation and claims on the area;





3. Ocular inspection/ investigation on the area was conducted by the undersigned together with Special Investigator Jones Manoel Y. Lafuente on December 7, 2022 at about 2:30 o'clock in the afternoon to verify if there is an existing improvement introduced therein; and
4. During the investigation/ inspection, the undersigned subscribed to the applicant's "Affidavit of Two Disinterested Persons" as one of the requirements for the Survey Authority.

### **FINDINGS/RECOMMENDATION**

Upon investigation, I found the following:

1. Spouses Roberto (now deceased) and Florentina Isaig started to occupy and cultivate the area in the year 1993;
2. A certification from the Office of Punong Barangay of Poblacion signed by Hon. Maria Lucia R. Rodriguez dated October 14, 2022 was issued to Heirs of Roberto Isaig represented by Florentina A. Isaig as the actual occupant/ possessor of a parcel of land of Lot 8002, Cad 841-D (*Annex A*). The same had been verified during the investigation that the Heirs of Roberto Isaig is the actual claimant as evidence of their improvements introduced thereon;
3. The subject lot is undulated to hilly in slope. The portion of the area is planted with mango and banana trees and maintained vegetative cover of varied species as soil protection for the meantime while the applicant is still studying the other crops suited to introduce in the area to maximize economic gain thereof.
4. The area is bounded by the following: on the North, lot claimed by Eufemio Sabroso; on the south, lot claimed by Lourdes S. Pe (Lot 1, Sgs-4B-000025-D); on the West, lot claimed by Romeo Edenden; and on the East, by lot also claimed by Florentina Isaig (Ccs-04-002335).
5. The lot claimed by the applicant has an approximated area of 5.2 hectares, however, portion of it encroached to the other lot numbers identified as Lots 3987, 3989, and 3988, all in Cad 841-D, Lot 1, Sgs-4B-000025-D, and Lot 1, Ccs-4B-002335, based on their indicated boundaries using Global Positioning System (*copy attached of GIS map, as Annex B*);
6. The purpose of the request is to **segregate** their claimed area from Lot 8002, Cad 841-D (big lot), and eventually subdivide into two (2) lots if the area exceeds five (5) hectares.
7. The subject lot is outside the military reservation and the Malampaya Sound Protected Landscape and Seascape (MSPLS) per Presidential Proclamation No. 342, dated July 12, 2000;



Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
By the National Highway, Poblacion, Taytay, Palawan 5312  
Mobile: 0917-501-0503 TM 0912-171-3889 TNT  
Email: cenrotaytay@denr.gov.ph

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8. The subject lot **has no pending case or adverse claim** as per Certification issued by the Regional Trial Court dated November 10, 2022 (*Annex C*); and
9. Based on the certification dated April 21, 2022, issued by the Land Registration Authority (LRA), the said lot does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section (*Annex D*).
10. LRA and CENRO certifications of Walda S. Salapuddin were attached at the request of the Heirs of Roberto Isaig since both have the same Geodetic Engineer, Abigail A. Villaruel.

In view of the above, the undersigned hereby recommends the **approval** of the application for survey authority **segregating** the area of Heirs of Roberto Isaig represented by Florentina A. Isaig, however, the area encroached to the other lots should be excluded from the survey.

Attached are geo-tagged photographs of the subject lot based on the conducted inspection and investigation dated December 7, 2022.

**JOANNA JEAN L. TALAMAYAN**

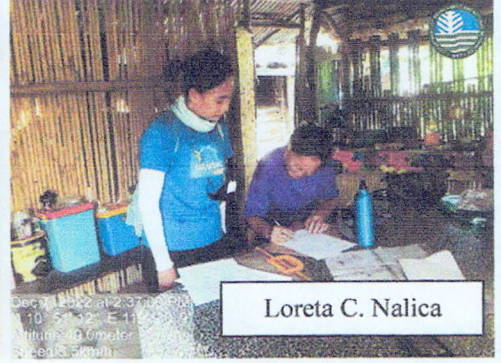
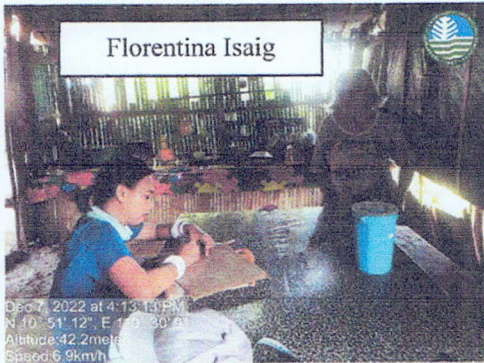
**Attachments:**

1. Copy of the request
2. Identification Card
3. Community Tax Certificate (Cedula)
4. CENRO Certification
5. V-37
6. Affidavit of 2 disinterested person
7. Barangay Certification (annex A)
8. ArcGIS generated map (annex B)
9. RTC certification dated November 10, 2022 (annex C)
10. LRA certification dated April 21, 2022 (annex D)





## PHOTOS



I hereby certify that the above photos were true and taken during the conduct of ground investigation dated December 7, 2022 for Survey Authority upon request of Heirs of Roberto Isaig represented by Florentina A. Isaig located in Barangay Poblacion, Taytay, Palawan

*Joanna Jean L. Talamayan*  
**JOANNA JEAN L. TALAMAYAN**  
Land Management Inspector





**VILLARUEL SURVEYING AND ENGINEERING SERVICES**

Add: Purok 6, San Lorenzo, Poblacion Taytay, Palawan 5312

Email add: [villaruelsurveyingoffice@gmail.com](mailto:villaruelsurveyingoffice@gmail.com)

Contact No. 09187956434- 09051412734

November 22, 2022

**DENR-CENRO**

Poblacion, Taytay, Palawan

RECEIVED  
TAYTAY  
11-22-22 6:12

To whom it may concern ,

Submitting herewith the requirements of **FLORENTINA A. ISAIG** (applicant) , for application for survey authority to segregate their occupation and improvements over which they have interest on: Lot 8002 Cad 841-D, Taytay, Cadastre located at Bgy. Poblacion, Taytay, Palawan.

Sincerely yours,

  
**ABIGAIL A. VILLARUEL**  
GE



## LETTER REQUEST FOR SURVEY AUTHORITY

Name of Requesting Party: Florentina A. Isaig

Present Address: Sto. Langan Taytay Palawan

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

**The community Environment and  
Natural Resources Officer**  
Taytay-El Nido, Palawan

Sir,

The undersigned is respectfully requesting in your good Office for Survey Authority to  
☐ Subdivide ☒ Segregate our occupation and improvements over which we have  
interest on:

Lot No. 8002

Survey No. \_\_\_\_\_

Identical to Lot No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Portion of Lot No. \_\_\_\_\_

Survey No. \_\_\_\_\_

Area: 80,000 sq.m more or less

Location of the Land: Sto. Langan Poblacion Taytay Palawan

If the request be granted, we would like to request the service of a Special Investigator/ Land  
Management Inspector/ DPLI to conduct ground inspection/ investigation and Geodetic Engineer  
Abigail A. Villanuel to undertake the said subdivision/ segregation survey works.

Thank you very much for your immediate action on this request.

Very truly yours,

Signature: Florentina A. Isaig  
Contact No: 09355432503

### GEODETIC ENGINEER'S COMMITMENT


I, Abigail A. Villanuel a registered and licensed Geodetic Engineer, hereby commit to  
abide with the Land Surveys Regulation of the Philippines in connection with the survey of the above land  
to personally follow-up the issuance thereof.

Geodetic Engineer ABIGAIL A. VILLANUEL  
Licensed No. 10838  
Contact No. 09051912734

### Requirements:

- ☒ 1. Accomplished and signed letter request for Survey Authority.
- ☒ 2. Waiver of Rights/ Extra-judicial Settlement of Estate (if applicable);
- ☒ 3. Latest/ updated Tax Declaration duly certified by the Municipal Assessor;
- ☒ 4. Land Registration Authority (LRA) certification/ clearance-proof that the area has no existing title;
- ☒ 5. Regional Trial Court (RTC) Certification/ clearance (proof that the area has no pending case);
- ☒ 6. Barangay Certification (actual occupant of the area);
- ☒ 7. Sown affidavit of two (2) disinterested persons (residents of barangay where the land is located);
- ☒ 8. Photo copy of any government-issued Identification Card.
- ☒ 9. Community Tax Certificate (CEDULA);
- ☒ 10. Special Power of Attorney (if applicable); and
- ☒ 11. Certificate of Land Classification duly affirmed and confirmed by SMD and ARDTS

Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan



Name: FLORENTINA AURELIO ISAIG


Address: Poblacion, Taytay, Palawan

06/20/1960  
Date of Birth

Female  
Sex

07/28/2020  
Date Issued

*Florentina A. Isaig*  
Signature/ Thumbmark



1229  
I.D. No.

Control No. 020

This Card is Non-transferable

#### Benefits and Privileges under Republic Act No.9994

Free medical/dental,diagnostic & laboratory service in all government facilities  
 20% discount for medicines(generic or branded)  
 20% discount in hotels,restaurants,recreation centers  
 20% discount in theaters,cinema houses & concert halls  
 20% discount in medical/dental services,diagnostic & laboratory fees in private facilities  
 20% discount in fare for domestic air,sea travel & public land transportation  
 20% discount of funeral & burial service  
 5% discount in basic necessities and prime commodities  
 12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount  
 5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
 Only for the exclusive use of Senior Citizens: abuse of privileges is punishable by law.

*Linda E. Ambasa*  
**LINDA E. AMBASA**  
 OSCA Head

*Romy L. Salvame*  
**ROMY L. SALVAME**  
 Municipal Mayor



COMMUNITY TAX CERTIFICATE		INDIVIDUAL	CCI2020 10922524	
YEAR 20	PLACE OF ISSUE (City/Mun./Pro.) Tantayan Palawan	DATE ISSUED 10/14/22	TAXPAYER'S COPY	
NAME (SURNAME) Florentina		(MIDDLE) Florentina	TIN (If Any):	
ADDRESS Tantayan Palawan		SEX <input type="checkbox"/> MALE <input checked="" type="checkbox"/> FEMALE	HEIGHT	
CITIZENSHIP Filipino	ICR NO. (If an Alien)	PLACE OF BIRTH Tantayan	WEIGHT	
CIVIL STATUS <input checked="" type="checkbox"/> Single <input type="checkbox"/> Married <input type="checkbox"/> Divorced	Widow/Widower/Legally Separated	DATE OF BIRTH 11-28-60	TAXABLE AMOUNT	
PROFESSION / OCCUPATION / BUSINESS		COMMUNITY TAX DUE		
A. BASIC COMMUNITY TAX (P5.00) Voluntary or Exempted (P1.00)		P 5.00		
B. ADDITIONAL COMMUNITY TAX (tax not to exceed P5,000.00)				
1. GROSS RECEIPTS OR EARNINGS DERIVED FROM BUSINESS DURING THE PRECEDING YEAR (P1.00 for every P1,000.00)		P		
2. SALARIES OR GROSS RECEIPT OR EARNINGS DERIVED FROM EXERCISE OF PROFESSION OR PURSUIT OF ANY OCCUPATION (P1.00 for every P1,000)		P 45.00		
3. INCOME FROM REAL PROPERTY (P1.00 for every P1,000)				
Right Thumb Print	TAXPAYER'S SIGNATURE Florentina Staig	TOTAL		P 50.00
	MUNICIPAL / CITY TREASURER IMMUNO BARRERA	INTEREST		10.00
		TOTAL AMOUNT PAID		P 60.00
		Satisfied with the result		

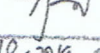


Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV – MIMAROPA  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
5312 Taytay, Palawan

## CERTIFICATION

**DENR CENRO  
TAYTAY, PALAWAN  
RELEASED**

### TO WHOM IT MAY CONCERN:


BY:   
DATE: 07-18-2019 CN 2009

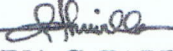
It is hereby certified, based on the records kept in this Office, that Lot 8002, Cad 841-D containing an area of **Two Million Two Hundred Twenty Thousand Six Hundred Fifty-Five (2,220,655)** square meters in Barangay Poblacion, Taytay, Palawan is partly **Agricultural land (alienable and disposable)** as per Block I, Project No. 9-H, LC Map No. 3263 certified as such since October 28, 1986 and partly **Timberland** area also with the same Land Classification Map. The approved tie line of this lot is N.4502' W., 2,792.08 M from BLLM # 1, Cad 841-D, Taytay Cadastre. Attached as an integral part hereof is the certification of even date of Administrative Officer I Elvie G. Base regarding the disposition status of this land.


This certification is issued this July 17, 2019 as per the request of **Walda Sakirin-Salapuddin** represented by **Yusop Salapuddin** dated July 16, 2019.

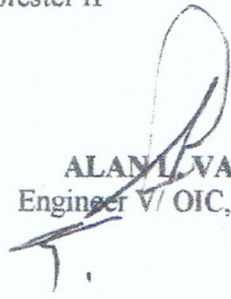
Projected by:

Verified by:

  
**ESTER T. BIONA**  
LMO I

  
**DONNA C. TABERNILLA**  
Forester II

  
**MARIAN B. LACHICA**  
Engineer II

  
**ALAN L. VALLE**  
Engineer V / OIC, CENRO

Certification fee paid

Amount P 60.00  
Official Receipt No. 9217073 A  
Date: JUL 18 2019

Caution: Any erasure or alteration hereon renders this document void.

by the National Highway, Poblacion, Taytay, Palawan 5312  
email ad: [cenro.taytay@denr.gov.ph](mailto:cenro.taytay@denr.gov.ph)



Lot No.		BEARINGS AND DISTANCES						Area in Sq. Meters
Claimant		Mon. to Corner 1	Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6	
8001	(Cont...)		S 75°00'W	S 61°43'W	N 48°12'W	S 53°06'W	N 88°42'W	
			70.71	308.85	403.18	172.20	120.21	
			S 72°31'W	N 10°09'W	N 22°25'E	N 67°25'E	N 10°50'E	
			180.00	172.07	387.93	253.31	321.17	
			S 68°30'E	S 82°00'E	N 36°50'E	N 39°17'E	N 17°11'W	
			354.32	312.07	180.40	600.19	203.09	
			N 53°41'W	N 50°00'W	S 87°08'E	S 34°21'W	S 45°00'E	
			2240.44	1727.02	145.91	898.71	322.44	
			S 23°03'E	S 68°07'E	S 47°03'E	S 28°25'E	S 50°20'E	
			771.56	213.55	355.20	250.12	135.62	
			S 10°32'W	S 60°12'W	S 21°49'W	N 70°48'W	S 29°19'W	
			218.09	247.19	115.94	211.11	334.00	
			S 23°00'E	S 69°00'E	S 75°01'E	S 65°03'W	N 72°02'W	
			215.18	100.04	394.42	189.09	194.49	
			S 47°19'W	S 76°47'W	S 02°52'E	S 52°10'W	N 78°14'W	
			191.78	135.59	180.22	220.63	245.15	
			N 32°18'W	S 59°25'W	N 83°04'W	N 29°00'W	N 66°31'W	
			250.80	712.45	272.00	1230.88	204.89	
			N 33°27'W	S 58°40'W	S 08°02'E	S 37°01'W	N 85°57'W	
			358.05	254.01	520.42	272.88	302.00	
			N 60°43'W					
			221.48					650580
8002		N 45°02'W 2792.08	S 57°57'E	S 08°14'W	S 41°48'E	S 45°47'W	S 28°40'E	
			80.32	60.1	182.07	124.80	385.20	
			S 53°57'E	S 38°41'W	S 56°27'E	S 81°04'W	N 37°40'W	
			308.55	102.5	551.27	645.90	178.30	
			N 86°32'E	N 21°31'W	N 29°13'W	N 70°06'W	N 08°20'W	
			118.00	53.40	80.91	41.34	210.78	
			S 17°18'W	N 39°58'W	N 60°12'E	N 10°32'E	N 50°20'W	
			375.02	402.23	247.74	218.09	135.02	
			N 28°25'W	N 47°00'W	N 68°00'W	N 23°03'W	N 45°00'E	
			250.12	355.20	213.55	771.50	322.44	
			N 34°21'E	D - E	N 75°45'E	N 08°08'E	N 67°53'E	
			898.71	247.07	349.80	55.99	88.46	
			N 68°23'E	S 32°00'E	S 07°37'E	S 20°47'E	S 40°27'W	
			86.27	199.93	132.52	195.40	158.78	
			S 42°31'W	S 52°58'W	N 79°30'W	N 30°00'E	N 34°04'W	
			148.80	170.5	100.48	250.02	01.95	
			N 44°30'W	S 81°40'W	S 01°04'W	S 14°40'E	S 34°04'E	
			77.01	200.53	85.00	52.98	01.25	
			S 27°02'E	S 74°15'E	S 43°57'W	S 72°30'E	S 67°25'E	
			58.87	133.04	217.33	241.30	590.02	

CERTIFIED CORRECT:

November 7, 1988

Checked by \_\_\_\_\_ 19

Surveyed AUG. 20, SEPT 15, 1987

Checked by \_\_\_\_\_ 19

Checked by \_\_\_\_\_ 19

Verified by \_\_\_\_\_ 19

By Cesar G. del Mar  
GEODETIC ENGINEER

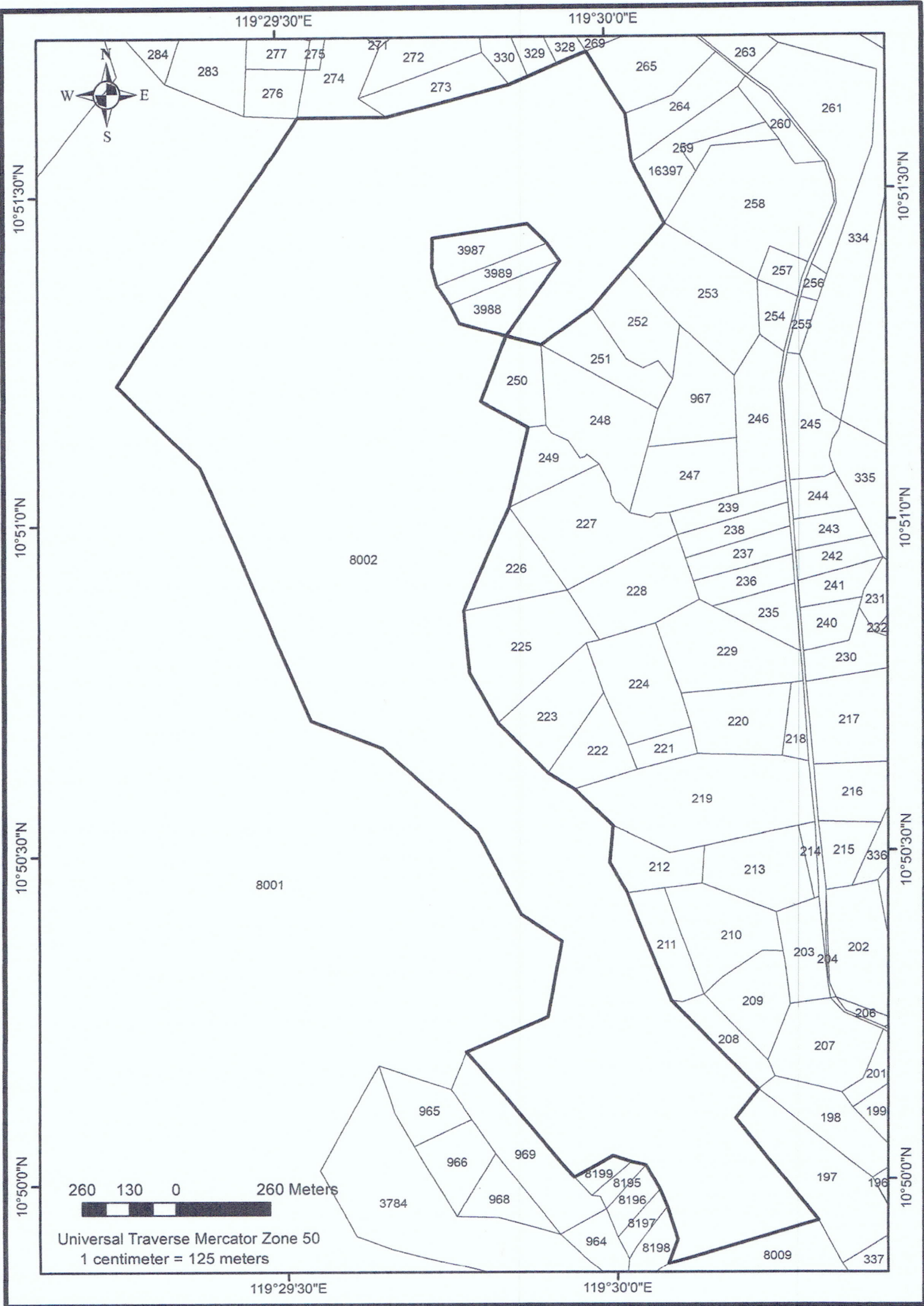
Sheet No. 9 of 10 Sheets

Printed by: SICCION MARKETING, INC.  
1800 A. Mendoza St., San Jose, M.R.  
Tele. 20-42-54; 21-45-82  
Authorized by the Bureau of Lands - 1981

(41)

See backpage for the continuation of  
D)







REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Loreta C. Nalica, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Hrs. of Roberto Isag rep. by Florentina A. Isag who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

Loreta C. Nalica  
LORETA CLEMENCIA NALICA  
Affiant

CTC/ID No: 003904  
Issued on: 03.02.2021 at/by OSCA

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

LMI Joanna Jean L. Talamayan  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)


REPUBLIC OF THE PHILIPPINES  
PROVINCE OF PALAWAN  
MUNICIPALITY OF TAYTAY

**AFFIDAVIT OF DISINTERESTED PERSON**

I, Nelson D. Latube, Filipino, single/married, of legal age, and a resident of Barangay Poblacion, Taytay, Palawan after having been duly sworn on oath in accordance to the law, do hereby voluntarily depose and state:

1. That I personally know Heirs of Roberto Isalg rep by Florentina A. Isalg who was the owner/claimant of a parcel of land located in Barangay Poblacion, Taytay, Palawan, identified as Lot 8002, Cad 841-D (portion)
2. That I personally know that the said applicant or his/her predecessors-in-interest has actually resided on and continuously possessed and occupied, under a bona fide claim of acquisition of ownership;
3. That I am not related to the applicant either consanguinity or affinity and I am not interested in the land applied for;
4. That I am executing this affidavit to attest to the truthfulness of the facts above-stated and for the approval of Survey Authority by the DENR-CENRO, Taytay, Palawan; and
5. THAT AFFIANTS FURTHER SAYETH NAUGHT


IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of December 2022 in the place above first written.

  
NELSON D. LATUBE  
Affiant

CTC/ID No: 004286

Issued on: 06.11.2021 at/by OSCA

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

  
LMI JOANNA JEAN L. TALAMAYAN  
(Officer Authorized to Administer Oath)

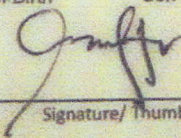



Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan

Name: **NELSON DAGANTA LATUBE**

Address: **Poblacion, Taytay, Palawan**

12/05/1954      Male      06/11/2021  
Date of Birth      Sex      Date Issued

        
Signature/ Thumbmark      I.D. No. **004266**

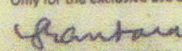
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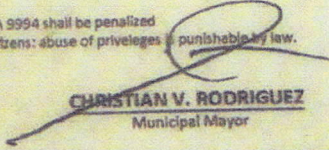
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**Benefits and Privileges under Republic Act No.9994**

Free medical/dental,diagnostic & laboratory service in all government facilities  
20% discount for medicines(generic or branded)  
20% discount in hotels,restaurants,recreation centers  
20% discount in theaters,cinema houses & concert halls  
20% discount in medical/dental services,diagnostic & laboratory fees in private facilities  
20% discount in fare for domestic air,sea travel & public land transportation  
20% discount of funeral & burial service  
5% discount in basic necessities and prime commodities  
12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount  
5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
Only for the exclusive use of Senior Citizens: abuse of privileges punishable by law.

  
**LINDA E. AMBASA**  
OSCA Head

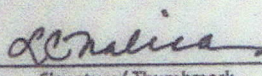

  
**CHRISTIAN V. RODRIGUEZ**  
Municipal Mayor

Republic of the Philippines  
Office for the Senior Citizens Affairs (OSCA)  
Taytay, Palawan

Name: **LORETA CLEMENIA NALICA**

Address: **Poblacion, Taytay, Palawan**

05/15/1949      Female      03/02/2021  
Date of Birth      Sex      Date Issued

        
Signature/ Thumbmark      I.D. No. **003964**

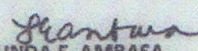
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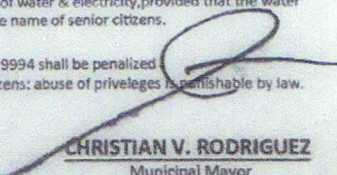
This Card is Non-transferable

**Benefits and Privileges under Republic Act No.9994**

Free medical/dental,diagnostic & laboratory service in all government facilities  
20% discount for medicines(generic or branded)  
20% discount in hotels,restaurants,recreation centers  
20% discount in theaters,cinema houses & concert halls  
20% discount in medical/dental services,diagnostic & laboratory fees in private facilities  
20% discount in fare for domestic air,sea travel & public land transportation  
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12% VAT-Exemption on purchase of goods & services w/c are entitled to 20% discount  
5% discount for the monthly utilization of water & electricity,provided that the water and electricity meter basis are under the name of senior citizens.

Persons and Corporations violating RA 9994 shall be penalized  
Only for the exclusive use of Senior Citizens: abuse of privileges punishable by law.

  
**LINDA E. AMBASA**  
OSCA Head

  
**CHRISTIAN V. RODRIGUEZ**  
Municipal Mayor



Republic of the Philippines  
Province of Palawan  
Municipality of Taytay  
Barangay Poblacion

**OFFICE OF THE PUNONG BARANGAY**

**CERTIFICATION**

**TO WHOM IT MAY CONCERN:**

THIS IS TO CERTIFY that according to the best of my knowledge, HEIRS OF ROBERTO ISAIG, represented by FLORENTINA A. ISAIG, legal age, widow, Filipino resident of Sitio Langayan, Poblacion, Taytay, Palawan is the actual occupant/possessor of a portion of land, Lot No. 8002, CAD 841-D, situated at Sitio Langayan, Poblacion Taytay, Palawan.

Boundaries as follows:

North: EUFEMIO SABROSO

South: LOURDES S/PE

East: FLORENTINA ISAIG

West: ROMEO EDENDEN

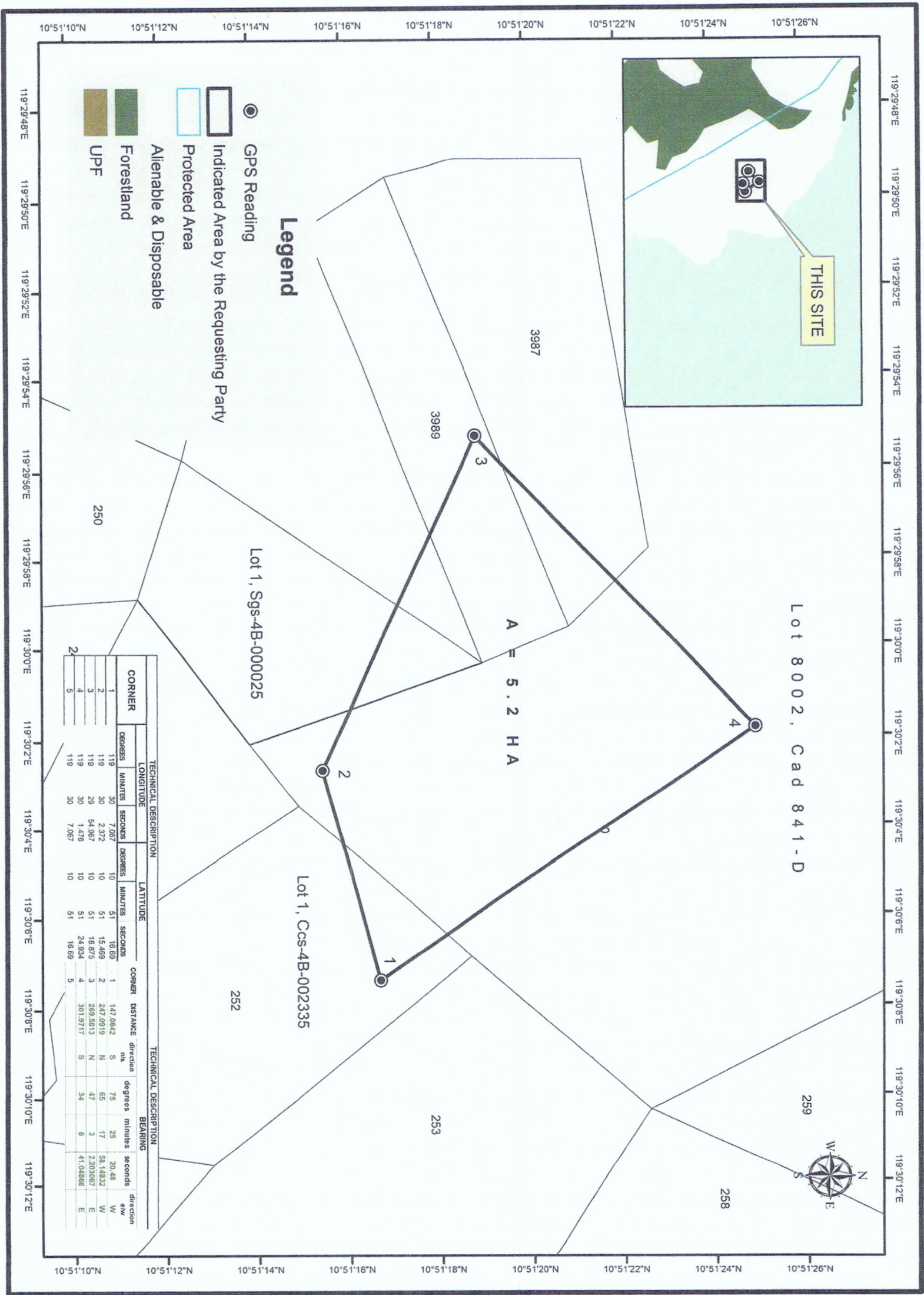
This Certification is being issued based on the certification issued by the Purok/ Sitio Leader of Sitio Langayan, Mr. Felicito E. Dairo and upon request of Florentina A. Isaig for survey purposes.

Issued this 14<sup>th</sup> day of October 2022

MARIA LUCIA R. RODRIGUEZ  
Punong Barangay

Paid under O.R No. 1275545  
Issued at: Poblacion, Taytay, Palawan  
Issued on: October 14, 2022





Republic of the Philippines  
**REGIONAL TRIAL COURT**  
Fourth Judicial Region  
Puerto Princesa City  
Email Address: [rtc1prpccc@judiciary.gov.ph](mailto:rtc1prpccc@judiciary.gov.ph)  
Hotline Number: 09289352669

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

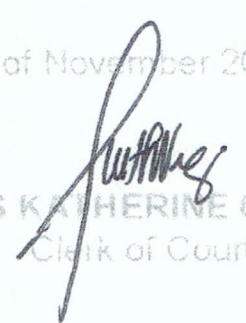
**CERTIFICATION**

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that this Office has no record of any pending/decided land registration case before any branches of this court involving applicant Florentina A. Isaig covering Lot No. 8002, Cad 841-D located at Barangay Poblacion, Taytay, Palawan.

This Certification is being issued upon the request of Jogie Ferabdo Gonzales for survey authority.

At Puerto Princesa City, this 10<sup>th</sup> day of November 2022.

  
**PRINCES KATHERINE C. VERGARA**  
Clerk of Court V

Cert. Fee: P15,000/35,000/10,000  
C.R. No. 8978614/8982704/3711251  
Dated: November 9, 2022  
zh





REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)

East Avenue corner N.I.A. Road  
Quezon City

## CERTIFICATION

### TO WHOM IT MAY CONCERN

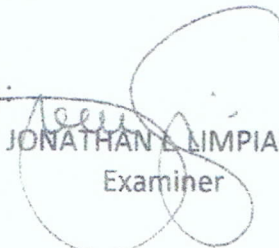
This is to certify that after due verification of our available records, it was found that Lot 8002, Cad. 841-D Taytay Cadastre, BL Case No. 1, situated in Brgy. Poblacion, Municipality of Taytay, Province of Palawan, has no record under Cadastral proceeding.

When the technical description was plotted, thru its tie line, by the Land Projection Section, this Authority, it does not appear to overlap with any previously plotted decreed and/or titled properties as confirmed and verified by the said Section.

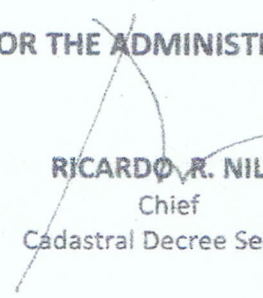
This certification is issued upon request of Yuniner Salapuddin of Marulas, Valenzuela City. For reference purposes only.

**IN WITNESS WHEREOF**, we have hereunto set our hands and affixed the seal of this Authority this 21st day of April, 2022.

Verified by:

  
JONATHAN L. LIMPIADA  
Examiner

**FOR THE ADMINISTRATOR**

  
RICARDO R. NILO  
Chief  
Cadastral Decree Section



# LOT DESCRIPTIONS

Survey No. ....		Case No. ....		Mun. of .....		Prov. of .....		
Lot No.	Claimant	Mon to Corner 1	BEARINGS AND DISTANCES					Area in Sq. Meters
8002	(cont...)		S 68°35'W	S 05°00'E	S 28°35'E	S 43°31'E		
8003		N 60°52'W 5024.30	781.82	170.80	160.55	199.23		22200.55
			S 76°34'W	N 14°22'W	N 17°24'W	N 47°45'E	N 13°04'W	
			147.77	135.53	99.02	118.13	194.50	
			N 23°47'W	N 49°13'E	N 77°34'E	N 03°52'E	N 70°05'E	
			353.23	522.00	597.97	202.18	291.10	
			N 81°55'E	N 09°23'E	S 46°17'E	S 46°29'E	S 17°11'E	
			362.90	147.01	252.83	220.71	203.09	
			S 37°17'W	S 36°56'W	N 82°00'W	N 68°39'W	S 36°32'W	
			600.19	180.40	312.97	354.32	302.41	
			S 69°50'W	S 22°25'W				
			281.20	387.93				
8004		S 30°21'W 3827.80	N 31°55'W	N 25°50'W	N 38°55'E	S 33°37'E	S 34°31'E	1559123
			320.16	95.85	733.21	202.44	257.57	
			S 72°47'E	S 06°20'E	S 32°30'E	S 10°21'E	S 25°58'W	
			203.50	181.11	725.70	305.80	588.13	
			N 57°44'W	N 06°17'W	N 71°59'E	N 16°04'W	N 22°18'W	
			101.80	550.54	105.23	137.09	197.87	
			N 31°40'W	S 05°40'W	N 02°16'W	N 30°15'W	N 30°21'W	
			118.51	150.20	101.65	30.00	154.40	
			N 31°07'W	N 36°35'W	S 47°22'W			
			161.39	195.7	245.78			
8005		S 13°12'W 6382.18	N 25°07'W	N 00°30'E	N 41°54'E	N 35°53'E	N 57°17'E	970892
			110.80	830.11	208.00	473.82	42.08	
			S 88°34'E	N 10°19'E	N 25°53'E	N 16°21'W	N 32°30'W	
			98.57	109.00	588.13	305.80	725.70	
			N 06°20'W	N 72°47'W	N 08°20'E	N 07°40'E	N 08°32'E	
			181.11	203.50	200.93	203.22	13.99	
			N 07°48'E	N 07°47'E	N 25°19'E	N 01°40'E	N 59°38'W	
			193.82	54.99	160.25	369.01	183.07	
			N 57°24'W	N 59°23'W	N 38°07'E	N 87°12'E	S 27°19'E	
			200.60	190.40	1210.07	750.01	232.94	
			N 51°58'E	S 15°34'W	S 55°00'E	N 45°07'E	S 27°07'W	
			559.05	290.66	609.11	428.43	415.83	
			N 09°11'E	S 34°25'E	S 05°16'W	S 05°41'E	S 18°26'W	
			78.12	108.38	147.39	201.10	193.79	
			S 09°17'W	S 23°47'E	N 08°09'W	S 03°18'W	S 25°51'E	
			229.95	138.00	171.69	231.15	222.87	
			S 10°00'E	S 47°10'W	S 17°53'W	S 20°00'W	S 75°42'W	
			392.50	97.20	157.99	152.55	157.92	
			S 55°28'E	S 64°20'E	S 27°39'E	S 32°32'E	S 52°50'W	
			293.99	31.50	77.47	111.91	145.42	

IFIED CORRECT:

IFIED CORRECT:

Number 7, 1988

Checked by .....

19

Surveyed AUG. 20, Sept 15, 1987

Checked by .....

19

TERIO R. PAZ

Chief, Survey Division

Checked by .....

19

By Cesar Q. del Maro  
GEODETIC ENGINEER

Verified by .....

19

JUAN J. YRAC

Chief, Aggregate Survey Sec.

Sheet No. 57 of 72 Sheets

Printed by: SICCION MARKETING, INC.

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Tels. 20-62-54, 21-48-52

Authorized by the Bureau of Lands - 1981

6



# LOT DESCRIPTIONS

Survey No. ....	Case No. ....	Mun. of .....	Prov. of .....					
Lot No.	Claimant	Mon to Corner 1	BEARINGS AND DISTANCES					Area in Sq Meters
8002	(cont...)		S 68°35'W	S 05°00'E	S 28°35'E	S 43°31'E		
8003		N 60°52'W 5624.35	781.82 S 70°34'W	170.81 N 14°22'W	160.55 N 17°24'W	199.23 N 47°45'E		2220.55
			147.77	135.53	99.02	118.13	N 13°04'W	
			N 23°47'W	N 49°12'E	N 77°34'E	N 03°52'E	194.50	
			353.23	522.00	597.97	202.18	N 70°05'E	
			N 81°55'E	N 09°23'E	S 46°17'E	S 46°29'E	291.10	
			302.90	147.01	252.83	220.71	S 17°11'E	
			S 30°17'W	S 36°56'W	N 82°00'W	N 68°30'W	203.09	
			660.19	180.40	312.97	354.32	S 36°32'W	
			S 69°50'W	S 22°25'W			302.41	
			281.20	387.93				
004		S 30°21'W 3829.80	N 31°55'W	N 25°50'W	N 38°55'E	S 33°37'E	S 34°31'E	1550.23
			320.15	95.85	733.21	202.44	257.57	
			S 72°47'E	S 06°20'E	S 32°30'E	S 10°21'E	S 25°58'W	
			203.50	181.11	725.70	305.80	588.13	
			N 57°44'W	N 06°17'W	N 71°59'E	N 16°04'W	N 22°18'W	
			101.80	550.54	105.23	137.07	197.87	
			N 31°40'W	S 05°40'W	N 02°10'W	N 30°15'W	N 30°21'W	
			118.51	150.20	101.65	30.00	154.40	
			N 31°07'W	N 36°35'W	S 47°22'W			
			151.29	195.7	245.78			
005		S 13°12'W 6382.18	N 25°07'W	N 00°30'E	N 41°54'E	N 35°53'E	N 57°17'E	970.892
			110.80	830.11	208.00	473.82	42.08	
			S 88°34'E	N 10°19'E	N 25°58'E	N 16°41'W	N 32°30'W	
			98.57	109.00	588.13	305.80	725.70	
			N 06°20'W	N 72°47'W	N 08°20'E	N 07°40'E	N 08°32'E	
			181.11	203.50	200.93	203.22	13.99	
			N 07°48'E	N 07°47'E	N 25°19'E	N 01°40'E	N 55°38'W	
			193.82	54.99	160.25	300.01	183.07	
			N 57°24'W	N 59°23'W	N 35°07'E	N 87°12'E	S 27°19'E	
			200.00	190.40	1210.07	950.01	232.94	
			N 51°50'E	S 15°34'W	S 55°00'E	N 45°00'E	S 27°07'W	
			559.05	290.00	009.11	423.43	415.83	
			N 69°11'E	S 34°25'E	S 05°16'W	S 05°41'E	S 10°26'W	
			78.12	108.38	147.30	201.10	193.79	
			S 09°17'W	S 23°47'E	N 08°09'W	S 03°18'W	S 25°51'E	
			229.95	138.2	171.00	231.15	222.87	
			S 10°00'E	S 47°11'W	S 17°53'W	S 20°00'W	S 75°42'W	
			392.50	97.2	157.99	152.55	157.92	
			S 55°28'E	S 64°20'E	S 27°30'E	S 32°32'E	S 52°50'W	
			293.99	31.5	77.47	111.91	145.42	
IFIED CORRECT:								

IFIED CORRECT:

Number 7, 1988

Checked by

Surveyed AUG. 20, Sept 15, 1987

Checked by

TERIO R. PAZ

Chief, Survey Division

JUAN J. YRAC

Chief, Aggregate Survey Sec.

Chief, Aggregate Survey Sec.

Checked by

By Cesar Q. del Maro  
GEODETIC ENGINEER

Checked by

Verified by

Sheet No. 57 of 72 Sheets

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