

DENR MIMAROPA RECORDS SECTION

FFB 2 2 2023

INCOMING	OUTGOING
BY:	DATS NO.
TIME:	

Ist INDORSEMENT FEB 0 6 2023 Date

FOR

Assistant Regional Director

For Technical Services

ATTN:

The OIC Chief Survey & Mapping Division

FROM

The OIC, PENR Officer

Odiongan, Romblon

SUBJECT

SURVEY RETURNS OF ENGR. PAUL ANTHONY L. IRINGAN AS

SURVEYED FOR VICTORIA ANDRES OF LOT 256 CAD. 346-D

LOOC CADASTRE.

Respectfully indorsing the above cited Survey Returns of Engr. Paul Anthony L. Iringan as surveyed for Victoria Andres of Lot 256, Cad. 346-D Looc Cadastre containing an area of 5,033 sq.m equivalent of 3 resulting lots located at Brgy. Punta, Looc, Romblon. The said lot is within Agricultural lands (Alienable and Disposable lands) Project No.6 L.C. Map. 660 approved on May 21, 1927.

For your information, record and approval.

Ist INDORSEMENT FEB 0 6 2023 Date

FOR

Assistant Regional Director

For Technical Services

ATTN:

The OIC Chief Survey & Mapping Division

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Odiongan, Romblon

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SURVEY RETURNS OF ENGR. PAUL ANTHONY L. IRINGAN AS

SURVEYED FOR VICTORIA ANDRES OF LOT 256 CAD. 346-D

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Respectfully indorsing the above cited Survey Returns of Engr. Paul Anthony L. Iringan as surveyed for Victoria Andres of Lot 256, Cad. 346-D Looc Cadastre containing an area of 5,033 sq.m equivalent of 3 resulting lots located at Brgy. Punta, Looc, Romblon. The said lot is within Agricultural lands (Alienable and Disposable lands) Project No.6 L.C. Map. 660 approved on May 21, 1927.

For your information, record and approval.



DENR MIMAROPA Region FMS Supervision

VICTORIA ANDRES Punta, Looc, Romblon

CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify that a parcel of land identified as Lot 256 Cad. 346-D Looc Cadsatre from BLLM-I tie point S 45°- 57'E Distance of 1,591.89 Meters containing an area of 0.5033 hectares situated at Punta, Looc, Romblon was verified to be within Agricultural Land (Alienable and Disposable) as per Land Classification Map No. 660 Project No. 7 as certified by then Director of Forestry on May 21, 1927.

Issued this 24th day of January 2023 at DENR-PENRO Odiongan, Romblon

Verified by:

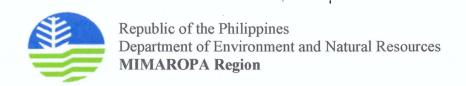
CATHERINE O ATIENZA

Forester I

Attested by:

Approved By:

OIC, PENR Officer



DENR MIMAROPA Region FMS Supervision

VICTORIA ANDRES Punta, Looc, Romblon

CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify that a parcel of land identified as Lot 256 Cad. 346-D Looc Cadsatre from BLLM-I tie point S 45°- 57'E Distance of 1,591.89 Meters containing an area of 0.5033 hectares situated at Punta, Looc, Romblon was verified to be within Agricultural Land (Alienable and Disposable) as per Land Classification Map No. 660 Project No. 7 as certified by then Director of Forestry on May 21, 1927.

Issued this 24th day of January 2023 at DENR-PENRO Odiongan, Romblon

Verified by:

CATHERINE O ATIENZA

Approved By:

OIC, PENR Officer

SUBJECT:

INVESTIGATION REPORT, Re: REQUEST FOR ISSUANCE OF

SURVEY ORDER OF LOT 256

January 24, 2023

The OIC, PENR Officer PENR office Odiongan, Romblon

SIR:

I have the honor to inform that on January 23, 2023, I conducted an ocular inspection and investigation on the premises of the land subject for the issuance of Survey Order No. 2022-004 of Victoria Andres and the following were found, to wit:

- 1. That the land to be surveyed is identified as Lot 256 Cad. 346-D Looc Cadastre with an area of 5033 square meters;
- 2. That the land to be surveyed is located at Brgy. Punta, Municipality of Looc, Province of Romblon and within Alienable and Disposable Zone as established by the Bureau of Forest Development Under Project No. 6 L.C. Map No. 660 as certified by then Director of Forestry on May 21, 1927 and verified by Forester I Catherine O. Atienza and Approved by OIC, PENR Officer Arnoldo A. Blaza Jr. thru certification issued dated January 24,2023;
- 3. That the land is not within civil or military reservation;
- 4. That the land is free from claims and conflicts;
- 5. That the land is not covered by a subsisting public land application or subdivision plan;
- 6. That the land is not covered by a pending land registration case nor court proceedings or litigation;
- 7. That based on the record, the listed survey claimant of Lot 256 is Victoria Andres;
- 8. That the heirs of the survey claimant are the actual occupants of the land and the same will conformed the subdivision plan of land after the conduct of survey;
- 9. That on January 24, 2023, the representative of this Office conducted inspection, verification, geo tagging the subject of the issuance of Survey Order and the improvement is the land planted of Coconut and other fruit bearing trees;
- 10. Other documents submitted by the applicant, to wit:
 - a. Geotag Photos
 - b. Affidavit of Waiver dated June 30, 2022
 - c. Extra-Judicial Settlement of Estate with Absolute Sale dated December 23, 2021
 - d. Certification from Register of Deeds dated April 27, 2022
 - e. Certification from MCTC dated December 28, 2021
 - f. Certification from Regional Trial Court dated January 6, 2022
 - g. Tax Declaration No. 00309 in the name of Cresencia Marcelo
 - h. Copy of Survey Order No. 2022-004

IN VIEW HEREOF, and in accordance with Article 4 section 15 of the DENR Administrative Order No. 2007-29 dated July 31, 2007. It is respectfully recommended that the subdivision plan included in targeted Public Land Survey (PLS) 2022 with issued Survey No. 2022-004 Survey Order be immediate approval intended thereof for the above-mentioned property.

Very truly yours,

ERIC F. HINDAP Special Investigator SUBJECT:

INVESTIGATION REPORT, Re: REQUEST FOR ISSUANCE OF SURVEY ORDER OF LOT 256

January 24, 2023

The OIC, PENR Officer PENR office Odiongan, Romblon

SIR:

I have the honor to inform that on January 23, 2023, I conducted an ocular inspection and investigation on the premises of the land subject for the issuance of Survey Order No. 2022-004 of Victoria Andres and the following were found, to wit:

- 1. That the land to be surveyed is identified as Lot 256 Cad. 346-D Looc Cadastre with an area of 5033 square meters;
- 2. That the land to be surveyed is located at Brgy. Punta, Municipality of Looc, Province of Romblon and within Alienable and Disposable Zone as established by the Bureau of Forest Development Under Project No. 6 L.C. Map No. 660 as certified by then Director of Forestry on May 21, 1927 and verified by Forester I Catherine O. Atienza and Approved by OIC, PENR Officer Arnoldo A. Blaza Jr. thru certification issued dated January 24,2023;
- 3. That the land is not within civil or military reservation;
- 4. That the land is free from claims and conflicts;
- 5. That the land is not covered by a subsisting public land application or subdivision plan;
- 6. That the land is not covered by a pending land registration case nor court proceedings or litigation;
- 7. That based on the record, the listed survey claimant of Lot 256 is Victoria Andres;
- 8. That the heirs of the survey claimant are the actual occupants of the land and the same will conformed the subdivision plan of land after the conduct of survey;
- 9. That on January 24, 2023, the representative of this Office conducted inspection, verification, geo tagging the subject of the issuance of Survey Order and the improvement is the land planted of Coconut and other fruit bearing trees;
- 10. Other documents submitted by the applicant, to wit:
 - a. Geotag Photos
 - b. Affidavit of Waiver dated June 30, 2022
 - c. Extra- Judicial Settlement of Estate with Absolute Sale dated December 23, 2021
 - d. Certification from Register of Deeds dated April 27, 2022
 - e. Certification from MCTC dated December 28, 2021
 - f. Certification from Regional Trial Court dated January 6, 2022
 - g. Tax Declaration No. 00309 in the name of Cresencia Marcelo
 - h. Copy of Survey Order No. 2022-004

IN VIEW HEREOF, and in accordance with Article 4 section 15 of the DENR Administrative Order No. 2007-29 dated July 31, 2007. It is respectfully recommended that the subdivision plan included in targeted Public Land Survey (PLS) 2022 with issued Survey No. 2022-004 Survey Order be immediate approval intended thereof for the above-mentioned property.

Very truly/yours,

ERIC F. HINDAP Special Investigator

VERIFICATION

REPUBLIC OF THE PHILIPPINES	
PROVINCE OF ROMBLON	
MUNICIPALITY OF ODIONGAN)
XX	

I, ERIC F. HINDAP, Filipino, of legal age, married and have a postal address at Tuburan, Odiongan, Romblon, Philippines after having been duly sworn and state:

That I am same person who prepared and signed the foregoing report of investigation; That I have read the said report and understand all the contents thereof. That the said report and all the contents are true as correct to the best of my knowledge, belief and information.

IN WITNESS WHEREOF, I have hereinto set my hand this 24th day of January,2023 at Odiongan, Romblon.

ERIC F. HINDAP

SUBSCRIBED AND SWORN to before me this 24th day of January, 2023 at Odiongan, Romblon, and the affiant exhibits to me this PRC No. 0656910 Issued at Manila, Philippines.





VERIFICATION

REPUBLIC OF THE PHILIPPINES	,
PROVINCE OF ROMBLON	,
MUNICIPALITY OF ODIONGAN)
XX	

I, ERIC F. HINDAP, Filipino, of legal age, married and have a postal address at Tuburan, Odiongan, Romblon, Philippines after having been duly sworn and state:

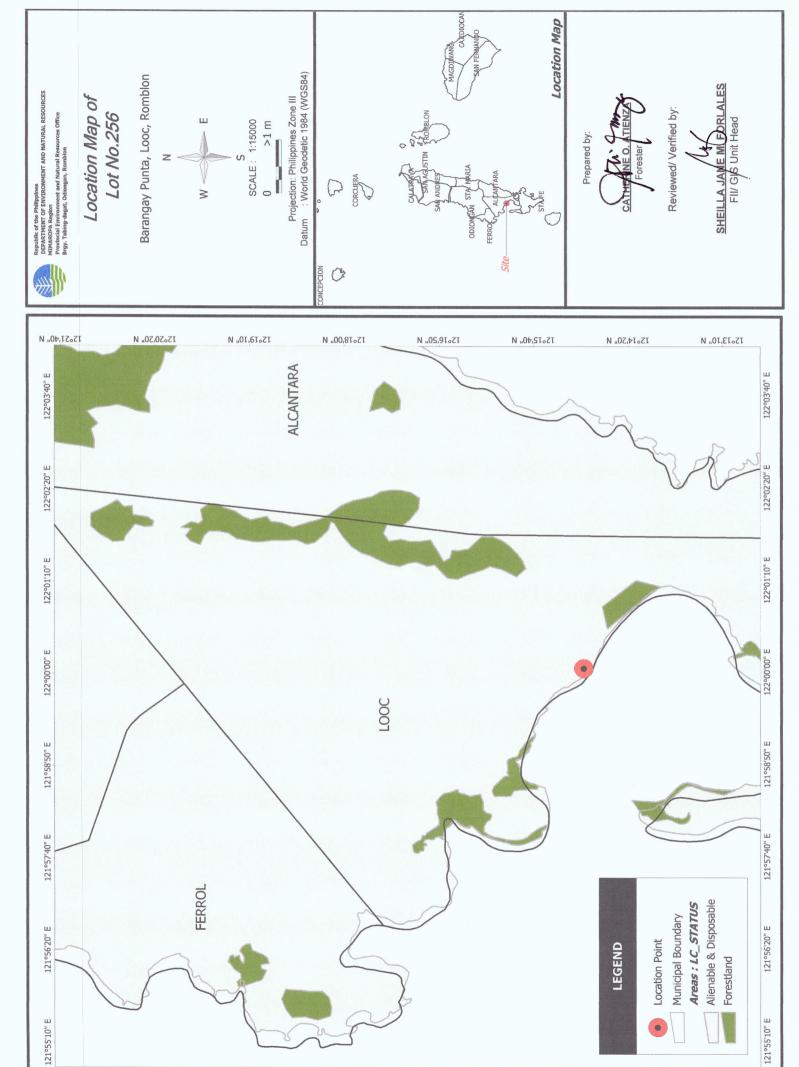
That I am same person who prepared and signed the foregoing report of investigation; That I have read the said report and understand all the contents thereof. That the said report and all the contents are true as correct to the best of my knowledge, belief and information.

IN WITNESS WHEREOF, I have hereinto set my hand this 24th day of January,2023 at Odiongan, Romblon.

ERIC F. HINDAP

DCERO

SUBSCRIBED AND SWORN to before me this 24th day of January, 2023 at Odiongan, Romblon, and the affiant exhibits to me this PRC No. 0656910 Issued at Manila, Philippines.



15°16'50" N

15°15'40" N

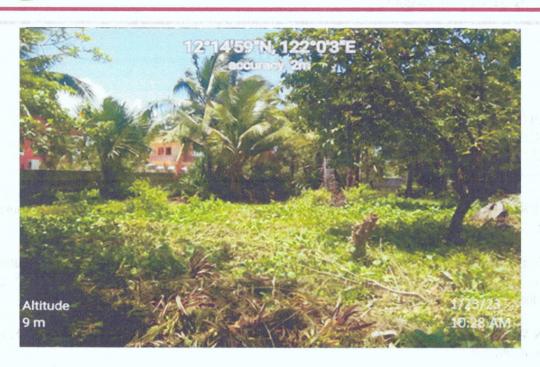
15°14'20" N

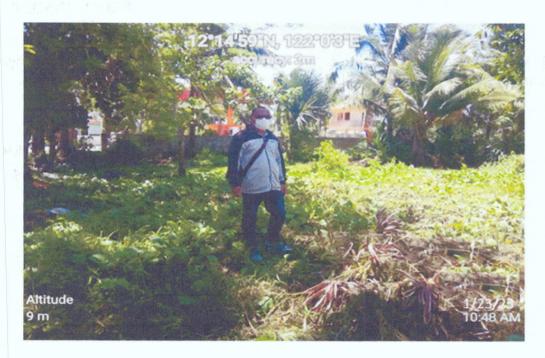
15°13'10" N

15°20'20" N

12°19'10" N

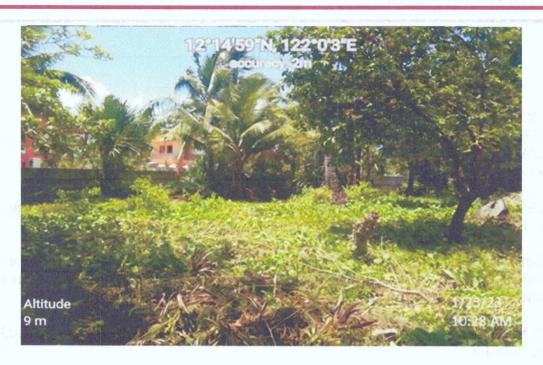
15°18'00" N





Property of Victoria Andres of lot 256 Cad. 346-D Looc Cadastre located Punta, Looc, Romblon.

PENRO Romblon, Formilleza St., Brgy. Tabing-Dagat, Odiongan, Romblon 5505 Direct Line:Telephone. No. (042)-567-5030 Email Address: penrorom_r4b@yahoo.com.ph





Property of Victoria Andres of lot 256 Cad. 346-D Looc Cadastre located Punta, Looc, Romblon.

Republic of the Philippines) Province of Romblon IS.S Municipality of Odiongan)

AFFIDAVIT OF WAIVER

I, MARILYN DALISAY MARAÑON, of legal age, married and residents of 12 San Jose St., Sta. Clara Subdivision, Banago, Bacolod City, Philippines, after being duly sworn to in accordance with law hereby depose and say:

That I am one of the daughter and lawful heir of my mother, VICTORIA ANDRES DALISAY (now deceased) of Poblacion, Looc, Romblon:

That in the records of the Department of Environment and Natural Resources (DENR) in the province of Romblon, it appears therein that my late mother is the cadastral claimant of Lot 256-P. Cad 346-D. Looc Cadastre, containing an area of 2,017 Square Meters located at Punta, Looc, Romblon;

That in truth and in fact, my late mother is not in actual possession of Lot 256-P and that said parcel is actually occupied and possessed by the late CRESENCIA MARCELO and after her death by her lawful heirs continuously and peacefully for more than thirty (30) years;

That in fact, the late CRESENCIA MARCELO and her lawful heirs have been paying for more than thirty (30) years the estate tax on subject property as evidenced by Tax Declaration No,00309, Series of 2011, a Certified True Copy of said Tax Declaration hereto attached for ready information;

That in view of the fact that the lawful claimant of subject parcel is really CRESENCIA MARCELO and her lawful heirs, I representing the Heirs of VICTORIA ANDRES DALISAY, do hereby WAIVE, RENOUNCE and RELINGUISH, now and forever rights or claims we have on subject parcel.

IN WITNESS WHEREOF, I have hereunto set my hand this _____day of June, 2022 at Odiongan, Romblon, Philippines.

> MARILYN D. MARAÑON Affiant

SUBSCRIBED AND SWORN TO BEFORE ME this 30 day of June, 2022 at Odiongan, Romblon, Philippines and for purposes of competent evidence of identity affiant exhibited her

Doc. No. 3 49
Page No. 69

Book No.

Series of 2022

Ac. 79584651

Republic of the Philippines)
Province of Romblon)S.S
Municipality of Odiongan)

AFFIDAVIT OF WAIVER

I, **MARILYN DALISAY MARAÑON**, of legal age, married and residents of 12 San Jose St., Sta. Clara Subdivision, Banago, Bacolod City, Philippines, after being duly sworn to in accordance with law hereby depose and say:

That I am one of the daughter and lawful heir of my mother, VICTORIA ANDRES DALISAY (now deceased) of Poblacion, Looc, Romblon:

That in the records of the Department of Environment and Natural Resources (DENR) in the province of Romblon, it appears therein that my late mother is the cadastral claimant of Lot 256-P, Cad 346-D, Looc Cadastre, containing an area of 2,017 Square Meters located at Punta, Looc, Romblon;

That in truth and in fact, my late mother is not in actual possession of Lot 256-P and that said parcel is actually occupied and possessed by the late CRESENCIA MARCELO and after her death by her lawful heirs continuously and peacefully for more than thirty (30) years;

That in fact, the late CRESENCIA MARCELO and her lawful heirs have been paying for more than thirty (30) years the estate tax on subject property as evidenced by Tax Declaration No,00309, Series of 2011, a Certified True Copy of said Tax Declaration hereto attached for ready information;

That in view of the fact that the lawful claimant of subject parcel is really CRESENCIA MARCELO and her lawful heirs, I representing the Heirs of VICTORIA ANDRES DALISAY, do hereby WAIVE, RENOUNCE and RELINGUISH, now and forever rights or claims we have on subject parcel.

IN WITNESS WHEREOF, I have hereunto set my hand this _____day of June, 2022 at Odiongan, Romblon, Philippines.

MARILYN D. MARAÑON

Δffiant

SUBSCRIBED AND SWORN TO BEFORE ME this 30 day of June, 2022 at Odiongan, Romblon, Philippines and for purposes of competent evidence of identity affiant exhibited her

Doc. No. 344

Series of 2022

Notary Public

Up to June 30.2022

OR No. 114624/01-28-20

EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH ABSOLUTE SALE

KNOW ALL MEN BY THESE PRESENTS:

This Deed made and executed -

Heirs of FORTUNATA A. ARENAJO, herein represented by **LERMA A. SALMINGO**, as Attorney-in-Fact, of legal age, widow, Filipino and a resident of Poblacion, Looc, Romblon, Philippines;

The Heirs of DOMINICO M. ALVARAN, herein represented by **VIC M. ALVARAN**, as Attorney-in-Fact, of legal age, married, Filipino and a resident of Poblacion, Looc, Romblon, Philippines;

The Heirs of FEDELINO M. ALVARAN, herein represented by his daughter, **ADULIA A. VALENZUELA**, of legal age, widow, Filipino and a resident of Punta, Looc, Romblon, Philippines;

The Heirs of FULGENCIO M. ALVARAN, herein represented by his son, **VIC M. ALVARAN**, of legal age, married, Filipino and a resident of Poblacion, Looc, Romblon, Philippines;

The Heirs of ARSENIA A. ALBITO, herein represented by VIC M. ALVARAN, as Attorney-in-Fact, of legal age, married, Filipino and a resident of Poblacion, Looc, Romblon, Philippines;

and

ZENAIDA A. LORDAN, of legal age, widow, Filipino and a resident of Poblacion, Looc, Romblon, Philippines;

WITNESSETH:

WHEREAS, CRESENCIA MARCELO and her lawful spouse, VICENTE ALVARAN died intestate several years ago without any known will leaving behind but not limited to a certain parcel of land located at Punta, Looc, Romblon, more particularly described as follows:

"A certain parcel of land located at the place first above-stated denominated as Lot 256-P containing an area of Two Thousand Seventeen (2,017) Sq.Meters bounded as follows: on the North by Lot No.286; on the South by Lot No.197 & 4071; on the East by National Road; and on the West by Lot No.196; covered by Tax Declaration No.00309, Series of 2011."

WHEREAS, the parties hereto are the lawful heirs of the decedent being his legitimate children;

WHEREAS, the parties hereto have agreed as they hereby agree, to adjudicate the above-described parcels of land pro indiviso or in equal shares together with all the improvements thereto:

WHEREAS, it is to the best interests of the parties hereto to divide, partition and adjudicate among them the entire estate particularly the real property abovedescribed extra-judicially subject, however, to contingent liabilities to creditors, heirs or other persons who might have been deprived of lawful participation in the estate of the decedent, for a period of two years from and after the settlement and distributions thereof, in accordance with the provision of Section 4., Rule 74 of the Rules of Court.

That in the remote event that any other property of the decedent should ever be found which is not included hereinabove, the parties hereto further agree as they do so agree to settle and distribute the same in like manner and proportion as herein established and disposed.

That for and in consideration of the sum of THREE HUNDRED SIXTY THOUSAND (₱360,000.00) Pesos, Philippine Currency, the receipt whereof is hereby acknowledged to our full and entire satisfaction from Spouses JOSEPH BENAVIDEZ SANTELICES and ROSANIE SANCHEZ SANTELICES, both of legal age, Filipino citizen and residents of Lot 4 Macopa St., Bernardino Subdivision, General T. De Leon, Valenzuela City, Metro-Manila, Philippines we do hereby SELL, CEDE, TRANSFER and CONVEY, in a manner absolute and irrevocable unto Spouses IOSEPH BENAVIDEZ SANTELICES and ROSANIE SANCHEZ SANTELICES, their heirs and assigns and successors in-interests a certain portion of subject parcel which is more particularly described as follows:

"A portion of subject parcel containing an area of One Thousand Eight Hundred One (1,801) Sq.Meters bounded as follows: on the North by remaining portion of Lot 256-P; on the South by remaining portion of Lot 256-P and Lot 197; on the East by National Road; and on the West by Lot 196."

IN WITNESS WHEREOF, We have hereunto set our hands this ____day of December, 2021 at Odiongan, Romblon, Philippines.

> LERMA A. SALMINGO Representing the Heirs of FORTUNATA A. ARENAJO

Attorney-in-Fact Co-Heir/Vendor

dufia A. Valegrueta ADULÍA Á. VALÉNZUELA

Representing the Heirs of FEDELINO M. ALVARAN

Co-Hely/Wendor

VIC M. ALVARAN

Representing the Heirs of DOMINICO M. ALVARAN Representing the Heirs of FULGENCIO M. ALVARAN Representing the Heirs of ARSENIA A. ALBITO

Attorney-in-Fact

Co-Heir/Vendor zenanda a Lordan

ZENAIDA A. LORDAN

Co-Heir/Vendor

JOSEPH B. SANTELICES
Vendee

ROSANIE S. SANTELICES
Vendee

SIGNED IN THE PRESENCE OF:

1. Falles Shal

2.

ACKNOWLEDGEMENT

Republic of the Philippines)
Province of Romblon)S.S
Municipality of Odiongan)

BEFORE ME, this 23rd day of December, 2021, who are personally came and appeared, the person with their respective competent evidence of identity:

Name	Competent Identity			
I EDMA A CALLEGINGS	Kind of ID	No.		
LERMA A. SALMINGO ADULIA A. VALENZUELA VIC M. ALVARAN ZENAIDA A. LORDAN	OSCA OSCA DRIVER'S LICENSE OSCA	000231 001316 D10-13-000640 000230		

Including the witnesses hereto, who are personally known to me and who voluntarily signed the foregoing Extra-Judicial Settlement of Estate with Absolute Sale consisting of three (3) pages and acknowledged same as their free and voluntarily act and deed.

WITNESS MY HAND AND SEAL

Doc. No.

Page No. _ d Book No. _ /

Series of 2021.

PAGIFICO M. BANTANG, JR.

Notary Public

Up to December 31, 2021

Roll No. 33986

IBP OR No.114624/01-28-20

PTR No. 4951018/01-06-21

MCLE V:0016012/12-7-18

ACKNOWLEDGEMENT RECEIPT

TO WHOM IT MAY CONCERN:

This is to acknowledge receipt of the amount of THREE HUNDRED SIXTY THOUSAND (₱360,000.00) PESOS from Spouses **JOSEPH BENAVIDEZ SANTELICES** and **ROSANIE SANCHEZ SANTELICES** as full payment for the purchase of portion of Lot 256-P located at Punta, Looc, Romblon, containing an area of One Thousand Eight Hundred One (1,801) Sq. Meters covered by Tax Declaration No.00309,Series of 2011.

23 December, 2021 Odiongan, Romblon, Philippines.

LERMA A. SALMINGO

Representing the Heirs of FORTUNATA A. ARENAJO

Attorney-in-Fact Co-Heir/Vendor

ADIILIA A VALENZIIEI

Representing the Heirs of FEDELINO M. ALVARAN

Co-Heir/Mandor

VIC M/AL/VARAN

Representing the Heir's of DOMINICO M. ALVARAN Representing the Heirs of FULGENCIO M. ALVARAN Representing the Heirs of ARSENIA A. ALBITO

Attorney-in-Fact Co-Heir/Vendor

zenaide a Lorda ZENAIDA A. LORDAN

Co-Heir/Vendor

SIGNED IN THE PRESENCE OF:

1. Palle S. Wal

2.

SUBSCRIBED AND SWORN TO BEFORE ME this 23rd day of December, 2021

at Odiongan, Romblon, Philippines.

PACIFICO M. BANTANG, JR.

Notary Public

Up to December 31, 2021

Roll No. 33986

IBP OR No.114624/01-28-20

PTR No.4951018/01-06-21

MCLE V:0016012/12-7-18

ACKNOWLEDGEMENT RECEIPT

TO WHOM IT MAY CONCERN:

This is to acknowledge receipt of the amount of THREE HUNDRED SIXTY THOUSAND (₱360,000.00) PESOS from Spouses JOSEPH BENAVIDEZ SANTELICES and ROSANIE SANCHEZ SANTELICES as full payment for the purchase of portion of Lot 256-P located at Punta, Looc, Romblon, containing an area of One Thousand Eight Hundred One (1,801) Sq. Meters covered by Tax Declaration No.00309,Series of 2011.

23 December, 2021 Odiongan, Romblon, Philippines.

LERMA A. SALMINGO

Representing the Heirs of FORTUNATA A. ARENAJO

Attorney-in-Fact Co-Heir/Vendor

Asulja & Valin

Representing the Heirs of FEDELINO M. ALVARAN

Co-Heir Andor

VIC MALVARAN

Representing the Heirs of DOMINICO M. ALVARAN Representing the Heirs of FULGENCIO M. ALVARAN Representing the Heirs of ARSENIA A. ALBITO

Attorney-in-Fact Co-Heir/Vendor

ZENAIDA A. LORDAN

Co-Heir/Vendor

SIGNED IN THE PRESENCE OF:

1. Julie S. Wil

SUBSCRIBED AND SWORN TO BEFORE ME this 23rd day of December, 2021

at Odiongan, Romblon, Philippines.

PACIFICO M. BANTANG, IR.

Notary Public Up to December 31, 2021

Roll No. 33986

IBP OR No.114624 01-28-20

PTR No.4951018 01-06-21

MCLE V:0016012/12-7-18



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

East Avenue cor. NIA Road Quezon City

Registry of Deeds for Romblon, Romblon

CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify as per records of this Registry of Deeds for the Province of Romblon;

Lot No .

256-PART

Cadastral Code:

CAD. 346-D LOOC CADASTRE

Location:

PUNTA, LOOC, ROMBLON

Tax Declared in the Name of:

MARCELO, CRESENCIA

Address of Declared Owner:

PUNTA, LOOC, ROMBLON

Tax Declaration of Real Property No.:

00309

s. 2011

Property Identification No.:

033-08-011-03-134

Area:

2,017 square meters (more or less)

the herein described parcel of land appears to be *UNREGISTERED LAND* subject provisions, rules and regulations of Act No. 3344, Presidential Decree No. 1529, as amended

REMARKS: This certification shall not prevail over the title (OCT / TCT) to

the property, if any. See described references for

other details. Void if any alterations or erasures are made hereof.

This Registry of Deeds reserves the right over this certification to be subjected to regulation and nullification upon further evaluations or investigations of existing records on file of this office if found to be improperly issued and/or there has been gross and adverse misrepresentation of facts and interested parties involved material to its issuance.

Issued this 27 APRIL 2022 at Romblon, Romblon 5500 Philippines upon the request of interested party for whatever legal purpose it may serve.

For records and information.

ELSON JOHN M. MAGPUSAO

Records officer, Acting Cashier & Acting LRE

Requested By

: ERIC F. HINDAP 4020722545



(LAND REGISTRATION AUTHORITY)

East Avenue cor. NIA Road **Quezon City**

Registry of Deeds for Romblon, Romblon

CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify as per records of this Registry of Deeds for the Province of Romblon;

Lot No :

256-PART

Cadastral Code:

CAD. 346-D LOOC CADASTRE

Location:

PUNTA, LOOC, ROMBLON

Tax Declared in the Name of:

MARCELO, CRESENCIA

Address of Declared Owner:

PUNTA, LOOC, ROMBLON

Tax Declaration of Real Property No.:

00309

s. 2011

Property Identification No.:

033-08-011-03-134

Area:

2,017 square meters (more or less)

the herein described parcel of land appears to be *UNREGISTERED LAND* subject to the provisions, rules and regulations of Act No. 3344, Presidential Decree No. 1529, as amended and other applicable laws.

REMARKS: This certification shall not prevail over the title (OCT / TCT) to

the property, if any. See described references for

other details. Void if any alterations or erasures are made hereof.

This Registry of Deeds reserves the right over this certification to be subjected to regulation and nullification upon further evaluations or investigations of existing records on file of this office if found to be improperly issued and/or there has been gross and adverse misrepresentation of facts and interested parties involved material to its issuance.

Issued this 27 APRIL 2022 at Romblon, Romblon 5500 Philippines upon the request of interested party for whatever legal purpose it may serve.

For records and information

ELSON JOHN M. MAGPUSAO

Records Officer, Acting Cashier & Acting LRE

Requested By

: ERIC F. HINDAP

: 1020723546

Amount Paid : 204.00

Please affix Documentary Stamp



Republic of the Philippines REGIONAL TRIAL COURT Fourth Judicial Region BRANCH 82 Odiongan, Romblon

CERTIFICATION

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that per records of this Office, the real property hereunder described is not covered by any Civil/Land Registration and or Cadastral Proceedings pending before this Court, to wit:

DECLARED OWNER

: MARCELO, CRESENCIA

KIND OF LAND

: AGRICULTURAL LAND

LOT NO.

: 256-P

ASSESSED VALUE

: P 4,680.00

LOCATION

: PUNTA, LOOC, ROMBLON

TAX DECLARATION

Mangaring

: 00309

AREA

: 0.2017

This certification is subject to modification upon further evaluation of the records on file.

Further, this certification is issued upon request of Ms. Adulia Alvaran Valenzuela this 6th day of January, 2022 at Odiongan, Romblon, Philippines.

EVELYN \$. OSORIO Legal Researcher II/OIC

Verified by.

Paid Under OR# <u>4277851</u> Dated: <u>January 06, 2022</u>

THE DENIE



Republic of the Philippines 4TH Judicial Region

3rd MUNICIPAL CIRCUIT TRIAL COURT LOOC-ALCANTARA-STA. FE-SAN JOSE



Looc, Rombion

Office of the Clerk of Court

CERTIFICATION

TO WHOM IT MAY CONCERN:

This is to certify that according to the records in this office, the property described herein below is not the subject of ejectment nor land-registration case filed before the Court and not one among the properties used as bail bond in any criminal/civil case pending before this Court to wit:

Declared Owner.......MARCELO, Cresencia.

Tax Declaration No.......00309

Cad. Lot No.......256-P

Location of Property......PUNTA, LOOC, ROMBLON

Area.......0.2017

Kind......LAND (coconut land/plants/tressa)

Assessed.......7,360.00

ISSUED this 28th Day of December 2021 at Looc, Romblon, Philippines, upon the request of the interested party for whatever purpose it may serve.

RENIER MORTEL JUSAY Clerk of Court N

Paid under O.R Nos. 0686341 D & 0687447 D Dated December 28, 2021 for JDF and SAJJ in the amount of P50. RPTA Form No. 4-2004

TAX DECLARATION OF REAL PROPERTY

TD No. 003	09		Property	Identification No.	033-08-011	1-03-134	
Owner: MARCELO	, CRESENCIA	A			TIN:	THE REAL PROPERTY AND ASSESSED AS A PART OF STREET	CHARGO DARAMETER CONTRACT
Address: Punta, Looc,	Romblon	Marian at Anne sonatra at	THE RESIDENCE OF THE PROPERTY OF THE PARTY O	au.	Telephone No	0.	NAME OF THE PARTY OF THE PARTY OF
Administrator/Benefici	al User:		THE EXPERIENCE VALUE ON LIGHT WAS REPORTED TO A REAL PROPERTY.	and and its effect that confirment controls for propagate and provide any organic	TIN:	THE PROPERTY AND ADDRESS ASSESSED.	
Address: Punta, Loc	oc, Romblon				Telephone No	•	
Location of Property			PU	INTA	LOOC	ROM	BLON
34- 1. · · · · · · · · ·	(Number and	Street)	(Baranga	ay/District)	(Municipality	(Provin	ce/City)
OCT/TCT/CLOA No				Survey No.			
ССТ				Lot No.	256-P	примення верхиня в раз и допул фили выдал воссилала	COMPANY NO NEW AND REASONS
Dated:				Blk. No.		A STATE OF THE PARTY OF THE PAR	TE WHO THE TAIN THE
BOUNDERIES:					IN-ALKOOMA-1-155-05 IN-QUILLINGS.141	RANCOUNT AND SERVICE STATE OF THE SERVICE STATE STA	one or other state of the state
North:	Lot #286		LALGUMBURURGILLES COALANAUS CUINE COALANA	South:	ARTON AND SCOTOR INVESTMENT AND	071	
East:	National Road	d		West:			
1				A STATE OF THE STA		RUE COPY F	
KIND OF PROPERTY	ASSESSED				THE DUPLE	CATE ON FILE	E: ·
✓ LAND			MACHINERY	n · en	CECARA	Children .	איוניע פא
☐ BUILDING			of a report	Brief Description	m: CESAR A.	preipal Assessor	R., REF
0400	No. of Storeys:		THERS	S	7	uary 05, 2021	
	rief Description:	CONTROL MANAGEMENT	AND A SHEET PRINTER AND AND A CONTRACT OF STANSORY	Speci		-	
•	mei Description:	enterente samenare	The second decomposition of the second secon	% Adjustme	***************************************	100%	
				No. of Coo	conut Trees NFB:	FB: <u>50</u>	0
Classification	Area	Ma	rket Value	Actual Use	AL	Assesse	d Value
Coconut Land	0.2017		4,200.00	Agri.	40%		1,680.0
Plants & Trees		*********	7,500.00	Agri.	40%	do contonir test in material management consumption	3,000.0
		-	CONTRACTOR OF THE PARTY OF THE		* 15-404 - STEEL S	***************************************	***************************************
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TOTAL		Php	11,700.00	COST - CHI MALIFE DE TOTO MATERIA DISSISSIONE SE SERVICIO DE LA COSTA COSTA DE SERVICIO DE LA COSTA DE SERVICIO DE LA COSTA DE COSTA DECOSTA DE COSTA DE COS	P. M. Company of the	Php	4,680.0
			A A STATE PARTY AND CONTRACT OF THE STATE OF			1.	
Total Assessed Val		FOITE	THOUGAND	SIX HUNDRED I	TOUTY DESC	C CANTUN	
A CONTRACT AND ASSESSMENT ASSESSMENT AND ASSESSMENT ASSESSMENT AND ASSESSMENT AS		10011	IIIOGSAIVI	(Amount in Word	CONTRACT MAN PROPERTY BELLEVILLE TO BE	D CIVE. I	**************
				(Amount in Word	3)		
Taxable 🗸 E	xempt	Effec	tivity of Assess	sment/Reassessme	nt:	1st	2011
	r					Qtr.	Yr.
						A COLL	11.
RTIFIED TRUE COPY FR	OM PRF (SDG.	.)	HARL	AN M. SOLIDUN	4		
		Property and American		ovincial Assessor	COMMENSATION CONTRACTOR VILLA	Da	ate
This declaration cancels TD	N 00289/0 4	Owner	: C	RESENCIA MARC	ELÓ	Prev. A.V. Php	3,560.00
MEMORANDA:	Marie Company of the		PHARMS AND	COLUMN CONTROL	THE PARTY OF THE P		***********
	The second secon	GE	NERAL RE	VISION 2008	ter of the second s	ARCONOMINANTAL PARTIE HAR LO CONTRACTOR DISCOURTS OF	THE CONTRACT OF THE PERSON OF
The state of the s		and the second sections of the last	A CONTRACTOR OF THE PROPERTY O	ort distribution in a Administration in the Commission of the Comm	CANCELLE AND SHIPS AN ADDRESS FRANCISCO STANSON STANSO	Betwee Constitution and a state of the second	to make the control of the control of
Note: This declaration i	s for real property tax	ation purpo	ses only and the value	ation indicated herein are b	ased on the schedule	of unit market values	prepared for

FOR: CHESENCIA MANCELO

RPTA Form No. 4-2004

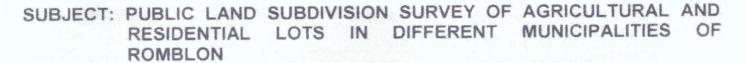
TAX DECLARATION OF REAL PROPERTY

Owner: MARCELO		A			TIN:	ermentioner in made (and application) (and	
Address: PUNTA, LOOC					Telephone No	*	
Administrator/Benefi	cial Use	n-anthronomentality kenton		nciania kalega egat ja ekonomen kulti kalika kanta kiti kitika kanta kanta kanta kanta kanta kanta kanta kanta	TIN:		
Address:		and the second s			Telephone No.	Secure no extreme responsavo as requirida acare	
Location of Property			Annal Control of the Parket Control of the P	INTA	LOOC	total management of the second	MBLON
	(Number and	Street)	(Barang	ay/District)	(Municipality) (Provin		ince/City)
OCT/TCT/CLOA No				Survey No.		entered in contribution of the contribution of	
CCT		nyconyment social ystatopown.		Lot No.	256-P	and the second control of the second control	(Auto de Para a a a a a a a a a a a a a a a a a
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BOUNDERIES:							
North:	NW: 133 (256)	MANAGEMENT OF THE PARTY OF THE	CONTRACTOR	South	AND DESCRIPTION OF THE PROPERTY OF THE PROPERT	NAME AND ADDRESS OF THE OWNER, WHEN PERSONS ASSESSED.	
East:	NE: National	Road	Markovinus contenting all the solutions of the solution of the	West	and the second s	AND PROPERTY AND PROPERTY OF THE PERSON NAMED IN	den strategia proportional de la disconsidera de la constitución de la constitución de la constitución de la c
KIND OF PROPERTY	ASSESSED				CERTIFIED TRU		
IND OF TROPERTY	S. S. S. E. A. S. G. E. E. S. E.		MACHINERY		THE DUPLICAT	EUNFIL	D-a
LI Laire		ll	MACHMENI	Brief Description	GESAR AMA) RTINEZ. I	R., REA
BUILDING		П	OTHERS	Ditte Description	Munici	al Assessor	Property and an extension of the second
	o. of Storeys:	Introd		Spec	ify: March	31, 2022	
	rief Description	***************************************		% Adjustme		100%	
		***************************************		No. of Co	conut Trees NFB:	FB	3: 30
Classification	Area	M	arket Value	Actual Use	AL	Asses	sed Value
Cocoland	0.2017	A. 7. A. 9	410.00	Agri.	40%	1 400 00	160.0
P/T	0.2017	WAXDRAUNDHINAN	1,140.00	Agri.	40%		460.0
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		and the second second		Annual da Annual en			
TOTAL		Php	1,550.00	and the same of th		Php	620.0
			HECH SECRETARIA SANS CHAIN HECH SENDE CONTRIBUTION SECRETARIS DE SANSA			50/50/www.	MAKAMATRITISH SHIFTISH SHIFTISH SAMERING
Total Assessed Value			SIX HUNE	RED TWENTY P	ESOS ONLY.		
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Taxable 🗹 Ex	cempt [Effe	ctivity of Asses	sment/Reassessm	ent	1	1989
						Qtr.	Yr.
CERTIFIED TRUE COPY	FROM F (SDG	.)	OS	CAR C. PACAL			
		and the same of th	OIC-PRO	DVINCIAL ASSES	SOR	approximation and a second and a	Date
This declaration cancels TD No.		Owne	Agr.			Prev. A.V. P	hn
MEMORANDA:		OWN			land communication and transfer challes a market a Station of possible		- COMPANY CONTRACTOR C
abdeniables	entre de la companya		GENERAL RE	VISION 1989	ng de sambang di Climento ng seriga digapatah ang personantan basang masunandan yapan dananan	notices and decoration of the following section of the following sectio	Business of the control of the second
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SURVEY ORDER NO. 2022 - 004



In the interest of service and in order to ensure the effective implementation of Public Land Subdivision Survey of Residential/Agricultural lots in the different municipalities of Romblon, Engr. Paul Anthony Iringan is hereby is directed to execute/conduct the said survey and submit to this office the complete survey returns for verification and approval to wit:

RESIDENTIAL LOTS:

Lot & Survey No.	Location	Resulting Lot	
952-A Csd-4B-003297-D Cad 341-D Odiongan Cadastre	Tulay, Odiongan, Romblon	5	
2521 Cad-346-D Looc Cadastre	Pili, Looc, Romblon	8	
3671 Cad-341-D Odingan Cadastre	Caduyong, Odiongan, Romblon	12	
256 Cad-346-D Looc Cadastre	Punta Looc, Ronblon	3	
735 Cad-323-D San Agustin Cadastre	Sto, Niño, Sta, Maria , Romblon	15	
743 & 744 Cad-311-D Romblon	Capaclan, Romblon, Romblon	15	
490 Cad-341-D Odiongan	Dapawan, Odiongan, Romblon	2	
740 & 741 Cad-311-D Romblon	Capaclan, Romblon, Romblon	9	
3368 Cad-341-D Odiongan Cadastre	Tabobo-an, Odiongan, Romblon	3	
1813 Cad-311-D Romblon Cadastre	Agtongo, Romblon, Romblon	4	
247-A & 247-B Csd-045907-011616-D	Punta, Looc	3	
616 Cad-341-D	Tabobo-an, Odiongan, Romblon	3	
2962 Cad-311-D	Rombion, Rombion	5	
3051 Cad-341-D	Mayha, Odiongan, Romblon	3	
3078 Cad-346-D	Camandag, Loc, Romblon	5	
2482-A-4-B Csd-4B-002957 Cad-341-D	Tuburan, Odiongan, Romblon	4	
2265-A Csd-4B-003411-D	Libertad, Odingan, Romblon	6	
687 Cad-346-D Looc Cadastre	Madalag, Alcantara, Romblon	5	
2056-B Csd-4B-003272	Madalag, Alcantara, Rombion	7	
2875 Cad-548-D Sta. Fe Cadastre	Canyayo, Santa Fe, Rombion	3	
1457 Cad-346-D	Camili, Alcantara, Romblon	4	
1387 Cad-323-D	Hinugasan, San Agustin, Romblon	4	
589 Cad-346-D	Poblacion, Alcantara, Romblon	5	
4685 Cad-835-D	Poblacion, San Andres, Romblon	7	
9644 Cad-526-D	Poblacion, Magdiawang, Romblon	8	
2743 Cad-341-D	Panique, Odiongan, Romblon	4	
4012 Cad-323-D	Cagboaya, San Agustin Romblon	5	
2645 Cad-323-D	Dubduban, San Agustin; Romblon	6	

SMD/SEG/03-07-2022

DENR by the Bay Bldg., 1515 Roxas Boulevard, Ermita Manila DENR VOIP (632) 82483367/82483468 loc. 2717(Regional Executive Director)