



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

DENR MIMAROPA
RECORDS SECTION
RECEIVED

FEB 07 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 : January 24, 2023

Forwarded is the memorandum dated December 12, 2023 of CENRO Roxas, Palawan requesting for the issuance of Survey Authority involving portion of Lot No. 7376 CAD 862-D applied by Virgilio Cacatian located at Brgy. Abaroan, Roxas, Palawan in compliance of DMC 2019-10 and Technical Bulletin No. 2020-01.

After careful evaluation conducted by this Office the following information to wit;

- That the subject area applied was identified as portion of Lot No. 7376 CAD 862-D, specifically lying between Latitudes 10-20-53.6 and 10-21-15.93, Longitudes 119-13-58.25 and 119-14-11.6 respectively.
- That the area applied falls within **ALIENABLE AND DISPOSABLE LAND** per Land Classification Map No.3309, Project No. 14-D, Block IV certified on June 29, 1987.
- That subject tract of land was plotted and evaluated based on the attached technical description (V-37). Hence, subject for issuance of clearance by the Regional Office and actual ground survey to ascertained the relative of the subject area.
- 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 your information and reference.

Hence, issuance of survey authority is recommended.

Copy Furnish:
Reference No. 2022-11502
CENRO Roxas
Surveys

FELIZARDO B. CAYATOC

DENR-PALAWAN
PENRO-RECORDS

RELEASED

By: *phca*
Date: 30 JAN 2023 2023-239



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

ANNEX "B"

CERTIFICATION

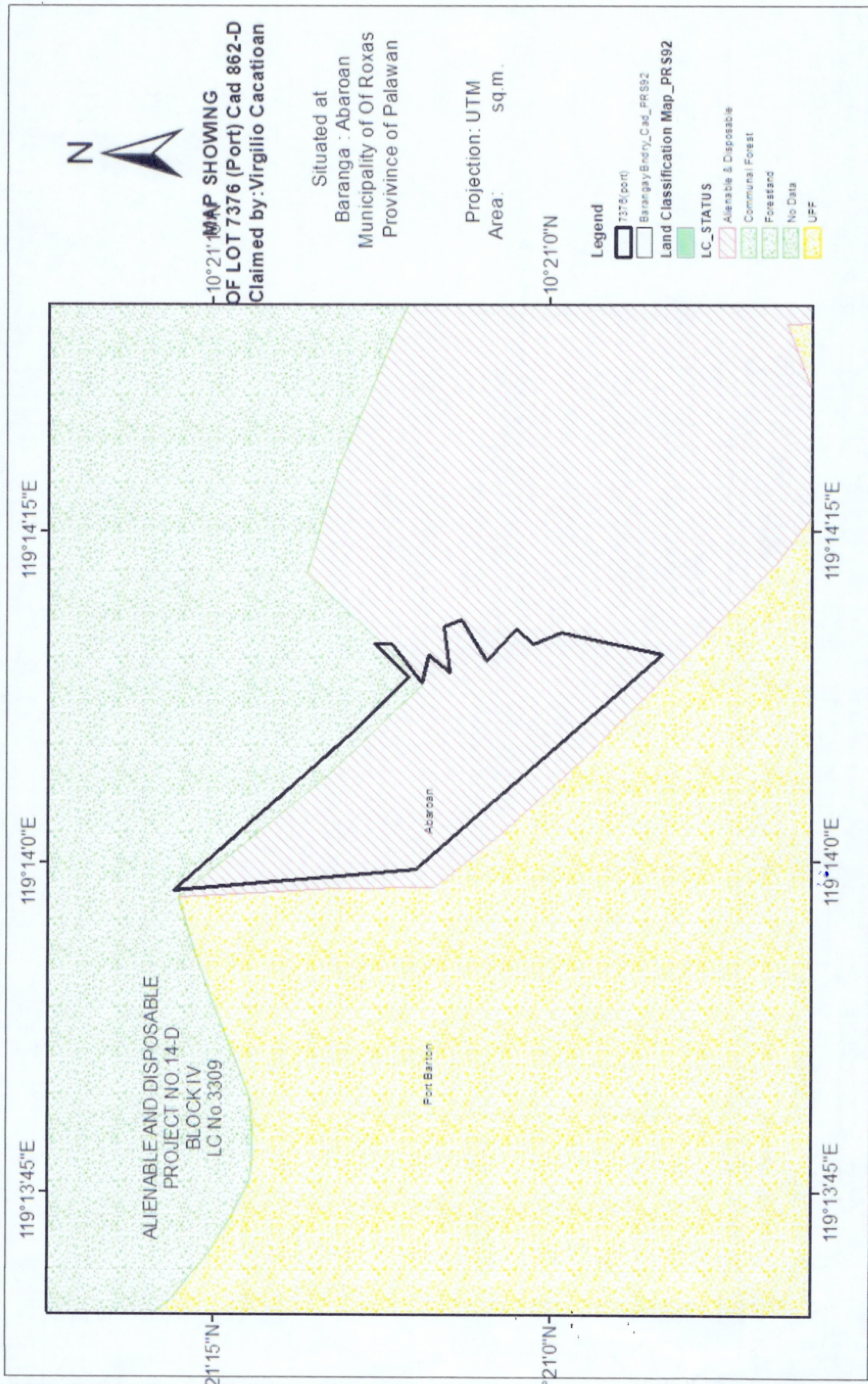
This is to certify that portion of **LOT No. 7376** CAD 862-D was verified falls within **ALIENABLE AND DISPOOSABLE LAND** per Land Classification Map No. 3309, Project No. 14-D, Block IV certified on June 29, 1987.

Issued on the 24th day of January 2023 at DENR PENRO, Sta. Monica, Puerto Princesa City, subject for confirmatory verification of the Regional Office.


FELIZARDO B. CAYATOC
at 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: 30 JAN 2023 CN 2023-2392





Republic of the Philippines
Department of Environment and Natural Resources

Region IV- MIMAROPA

COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE

Barangay III (Poblacion), Roxas, Palawan

Contact No. 09171606578 / 09175028647

Email address: cenroroxaspalawan@denr.gov.ph

MEMORANDUM

FOR : The Provincial Environment and
Natural Resources Officer

FROM : The CENR Officer

SUBJECT : **TRANSMITTAL OF REPORT**

DATE : December 12, 2022

**DENR PENRO
PALAWAN RECORDS
RECEIVED**

BY: [Signature]
DATE: 12-19-2022 CN 22-1502

I am submitting the investigation report conducted on the request for survey authority involving segregation of Lot 7376 (part), Cad 862-D located at Bgy. Abaroan, Roxas, Palawan.

Evaluating the same, I found out that:

- The land subject hereof is within the agricultural (alienable/disposable lands; and
- The same appears peacefully occupied/possessed by Virgilio L. Cacatian to the exclusion of adverse others.

Hence, I recommend confirmation of the LC findings arrived at. Attached are photographs showing improvements found introduced thereon and are apt for geotagging.

RONNIE P. LILANG
Office-In-Charge

Copy: The ARD, Technical Services
c/o The SMD at surveys_mimaropa@yahoo.com
The Claimant
File

**DENR - DENRO ROXAS
RELEASED**

DATE: DEC 16 2022

BY: [Signature]

NO. 2022-12-18 64



Republic of the Philippines
Department of Environment and Natural Resources

Region IV- MIMAROPA

COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE

Barangay III (Poblacion), Roxas, Palawan

Contact No. 09171606578 / 09175028647

Email address: cenroroxaspalawan@denr.gov.ph

CERTIFICATION

THIS IS TO CERTIFY that Lot/Survey No. 7376 (Part.) Cad 862-D specifically the portion lying between latitudes 10-20-53.6 and 10-21-15.93 and longitudes 119-13-58.25 and 119-14-11.6 is within **agricultural and disposable land** per LC Map No. 3309, Project No. 14-D dated June 29, 1987, under FAO/DAO No. DMC-2019-10.

Said lot is not covered by GSS covering areas which are within agricultural and disposable land.

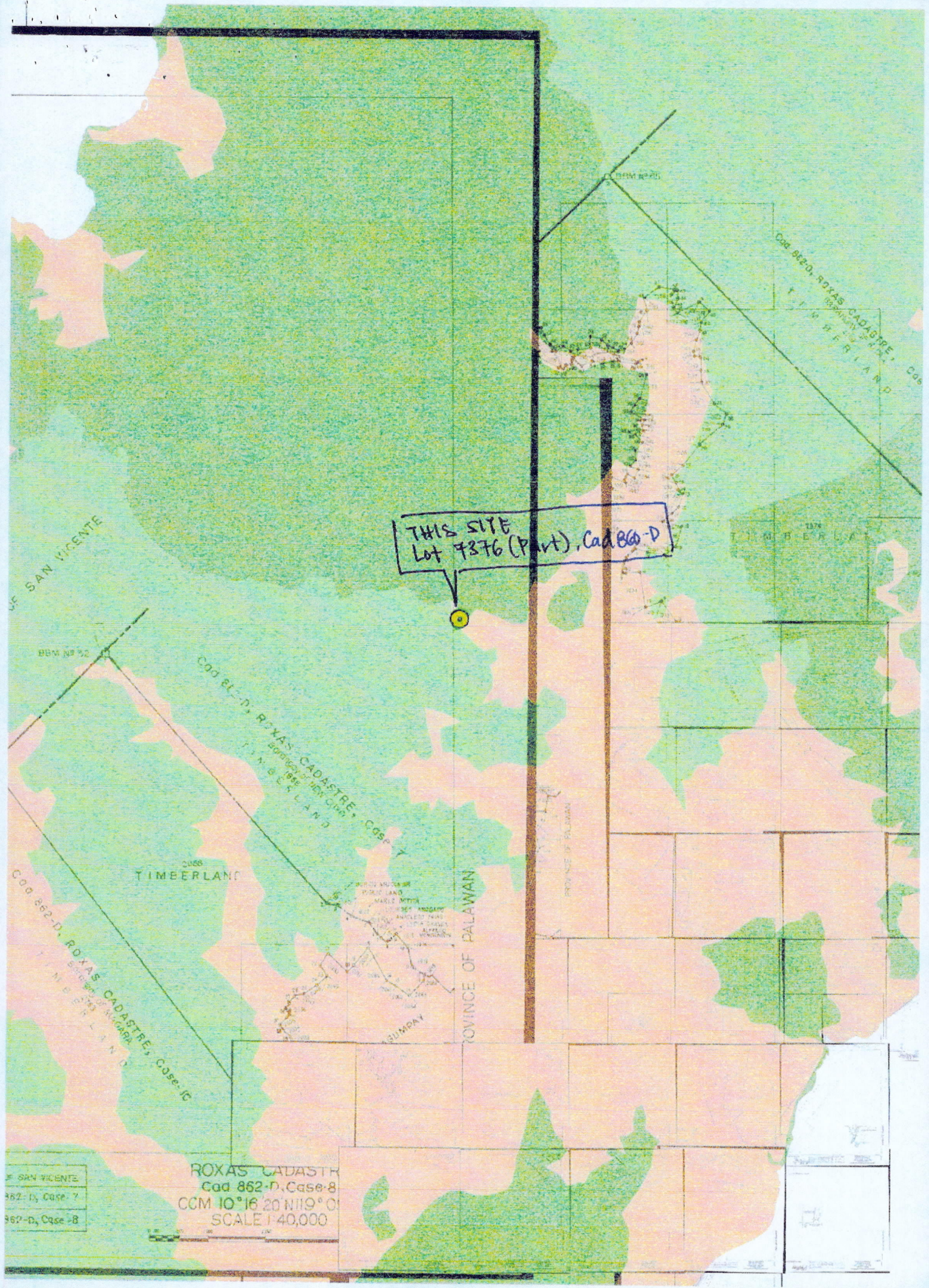
Issued on 12th day of December 2022.

RONNIE P. LILANG
Office-In-Charge

THIS SITE
Lot 7376 (Part), Cad 862-D

SAN VICENTE
862-D, Case-7
862-D, Case-8

ROXAS CADASTRE
Cad 862-D, Case-8
CCM 10°16'20"N 119°0'
SCALE 1:40,000





Republic of the Philippines
Department of Environment and Natural Resources
Region IV
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE
Roxas, Palawan

No. _____ Applicant : VIRGILIO L. CACATIAN

Lot No. 7376 (part.), Cad 862-D Ident. To Lot No. _____

Portion of Lot No. _____ Surveyed for: _____

Date of Original Survey : _____ Surveyed by : _____

Area (sq. m.) _____ Date of Survey: _____

Location : Bgy. Abaroan, Roxas, Palawan Date Approved: _____

TECHNICAL DESCRIPTION

TIE LINE : N 74-26-57 W, 12,172.305 meters, From BLLM 1, Cad 862-D to Corner 1

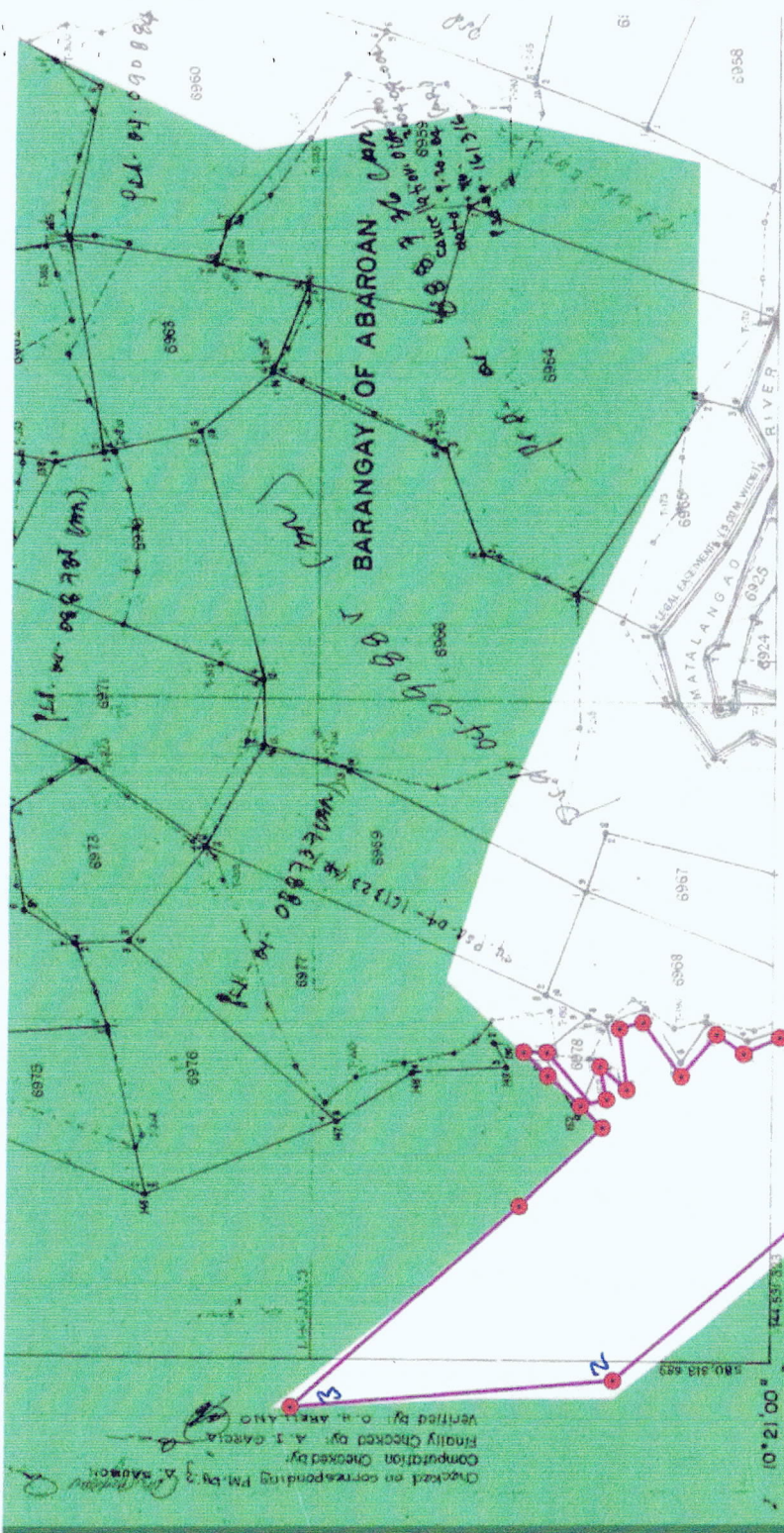
LINE	BEARINGS	DISTANCE	LINE	BEARINGS	DISTANCE
1-2	N 41-30-8 W	478.069			
2-3	N 5-12-48 W	331.901			
3-4	S 42-20-0 E	315.564			
4-5	S 44-25-18 E	117.736			
5-6	N 44-43-22 E	31.586			
6-7	N 43-58-33 E	34.974			
7-8	S 0-2-33 E	23.981			
8-9	S 52-19-2 W	68.018			
9-10	S 76-8-48 E	39.564			
10-11	S 40-36-5 W	36.59			
11-12	N 82-52-30 E	63.994			
12-13	S 15-31-27 E	24.714			
13-14	S 54-27-44 W	68.281			
14-15	S 50-42-38 E	56.407			
15-16	S 35-32-16 W	34.141			
16-17	S 24-54-17 E	40.839			
17-18	S 12-45-45 W	194.844			
18-1	N 41-30-8 W	478.069			

SKETCH (please see attached map)

T. D. Researched by : ARNOLD V. GONZALES Date : _____

T.D. Sketched by : ARNOLD V. GONZALES Date : 12/9/22

T. D. Checked by : _____ Date : _____



RO
Cd
CM I

CCM 10° 19' N 119° 10' E	CM 10° 19' N 119° 10' E	CM 10° 22' N 119° 15' E
CCM 10° 19' N 119° 10' E	CM 10° 21' N 119° 14' E	CM 10° 21' N 119° 15' E
CCM 10° 19' N 119° 10' E	CM 10° 20' N 119° 14' E	CM 10° 20' N 119° 15' E

APPROVED: OCTOBER 15, 1988

119° 14' 00"

10° 21' 00"

Checked on corresponding PM by: A. S. SANCHEZ
Computation Checked by: A. J. GARCIA
Field Checked by: A. J. GARCIA
Verified by: O. H. ARELLANO

PEDRO N. CALIMLIM
REGIONAL TECHNICAL DIRECTOR
Region IV



**MUNICIPAL CIRCUIT TRIAL COURT FOR ROXAS
AND CAGAYANCILLO**
Roxas, Palawan


MUNICIPAL CIRCUIT TRIAL COURT CLEARANCE

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that according to the records now available at this Court, there is no criminal or civil case filed, pending or disposed of against VIRGILIO L. CACATIAN pertaining to Lot No.-7376 (portion) Cad 862-D situated at Barangay Abaoan, Roxas, Palawan.

This Certification is issued upon request of claimant VIRGILIO L. CACATIAN a resident of Barangay Abaroan, Roxas, Palawan for lawful purposes.

This 10th day of June, 2022 at Roxas, Palawan, Philippines.


ROGER M. SERATUBIAS
Clerk of Court II

Comm. Tax Cert.: 10861247
Issued on: 02/14/22
Issued at Roxas, Palawan
O.R. (local): 1005236
Issued on: 06/10/22
O.R. (JDF/SAJ): 5030926/5032501/2315496
Issued on: 06/10/22
Issued at: Roxas, Palawan



Republic of the Philippines
Department of Environment and Natural Resources
Region IV
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE
Roxas, Palawan

REPUBLIC OF THE PHILIPPINES)
PROVINCE OF PALAWAN : S.S.
MUNICIPALITY OF ROXAS)

JOINT AFFIDAVIT

We, DANILO N. REQUINA married and ANITA A. GARCIA both residents of Bgy. ABARAN, ROXAS, PALAWAN, Palawan after having been sworn, hereby depose and state:

1. That we personally know VIRGILIO L. CACATIAN who desires for segregation/subdivision of Lot 7376, CAP 862-D in Bgy. ABARAN, ROXAS, Palawan;
2. That we are actual residents of Barangay ABARAN, in the Municipality of ROXAS, Palawan;
3. That we are aware of the fact that VIRGILIO L. CACATIAN is the actual occupant and or possessor of the subject lot;
4. That we are not related to the applicant either by consanguinity or affinity and not, in any way, interested in the land; and
5. That to the best of our knowledge, belief and information, the land is not claimed by adverse others.

IN WITNESS WHEREOF, we have hereunto set our hands this 7th day of DECEMBER 2022 in the place above first written.

DANILO N. REQUINA
Affiant
CTC No. 10601898
Issued on 0-07-2022
Issued at ROXAS, PALAWAN

JESUS A. Gabuco
Affiant
CTC No. 10877625
Issued on 01-18-2022
Issued at ROXAS, PALAWAN


SUBSCRIBED AND SWORN to be fore me on the date and place stated above.


ARNOLD V. GONZALES
Officer Authorized to Administer Oath
Land Management Inspector
(Designation)

Republic of the Philippines
Office for Senior Citizen Affairs (OSCA)
Municipality of Roxas

ID No. **059850**

Name: **DANILO N. REQUINA**
Sex: **Male** Age: **60**
Date of Birth: **October 21, 1956**
Address: **Bgy. Abaroan, Roxas, Palawan**
Date Issued: **December 9, 2016**
Place of Issued: **Roxas, Palawan**




Signature

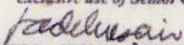
**This Card is non-transferrable & valid
anywhere in the country**

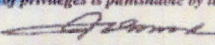


Benefits and Privileges under RA 9994

- Free Medical/dental, diagnostic & laboratory service in all government facilities
- 20% discount for medicines
- 20% discount in hotels, restaurants, recreation centers
- 20% discount in theaters, cinema houses & concert halls
- 20% discount in medical/dental, diagnostic & laboratory fees in private facilities
- 20% discount in fare for domestic air, sea travel & public land transportation
- 5% discount in basic necessities & prime commodities
- 12% VAT-exemption on the purchase of goods & services which are entitled
- 5% discount for the monthly utilization of water & electricity, provided that the water and electricity meter bases are under the name of the 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.


PURIFICACION A. DEL ROSARIO
OSCA Head


MARIA ANGELA V. SABANDO
Municipal Mayor



REPUBLIC OF THE PHILIPPINES
DEPARTMENT OF FINANCE
BUREAU OF INTERNAL REVENUE

GABUCO, JESUS ARGUELLES

TIN: **345-528-995**

Bgy. Abaroa
Roxas, Palawan

BIRTHDATE: **09/04/1970**
ISSUE DATE: **01/11/2019**



+

014324833

- This card bears your permanent Taxpayer Identification Number (TIN). Always indicate your TIN on all returns / documents filed with the BIR.
- Report immediately to your Revenue District Officer, the loss of this card and change of name or address.
- Any person who secures and / or uses more than one TIN shall be criminally liable and shall be punishable by fine and imprisonment.

+



Republic of the Philippines
Province of Palawan
Municipality of Roxas
Barangay Abaroan

OFFICE OF THE PUNONG BARANGAY

BARANGAY CERTIFICATION

TO WHOM IT MAY CONCERN:

THIS IS TO CERTIFY that **MR. VIRGILIO L. CACATIAN**, at legal age, an actual occupant of parcel of land located at Purok Maagap, Barangay Abaroan, Roxas, Palawan with **Lot No. 7376, Cad. 862-D**.

This further certifies that, said portion land developed, cultivated and planted with different kinds of commercial and fruit trees.

This certification is issued upon request from person mentioned above for whatever legal purpose it may serve him/her best.

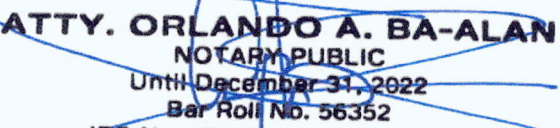
Issued this 6th day of June, 2022 at Barangay Abaroan, Roxas, Palawan.

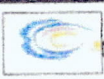
JUN 10 2022

Subscribed and sworn to before me this ____ day of _____



HENRY G. CACATIAN
Punong Barangay

PUL. No. 305
Page No. 60
Book No. 01
Series of 202


ATTY. ORLANDO A. BA-ALAN
NOTARY PUBLIC
Until December 31, 2022
Bar Roll No. 56352
IBP No. 177580 / 02-08-22 / Pal
PTR No. 0891252 / 01-14-22 / Pal
MCLE Compliance No. VII-0014950 / 04-14-25





Republic of the Philippines
Office for Senior Citizen Affairs (OSCA)
Municipality of Roxas

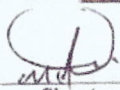


ID No. **062164**

Name: **VIRGILIO LAGRADA CACATIAN**
 Sex: **Male** Age: **62**
 Date of Birth: **March 21, 1958**
 Address: **Bgy. San Jose, Roxas, Palawan**
 Date Issued: **January 15, 2021**
 Place of Issued: **Roxas, Palawan**






 Signature

This Card is non-transferrable & valid anywhere in the country



Benefits and Privileges under RA 9994

- Free Medical/dental, diagnostic & laboratory service in all government facilities
- 20% discount for medicines
- 20% discount in hotels, restaurants, recreation centers
- 20% discount in theaters, cinema houses & concert halls
- 20% discount in medical/dental, diagnostic & laboratory fees in private facilities
- 20% discount in fares for domestic air, sea travel & public land transportation
- 5% discount in basic necessities & prime commodities
- 12% VAT-exemption on the purchase of goods & services which are entitled
- 5% discount for the reasonable utilization of water & electricity, provided that the water and electricity meter bills are under the name of the senior citizens

Persons and Corporations violating RA 9994 shall be penalized, even for the exclusive use of Senior Citizens; abuse of privilege is punishable by law.


ESTHERA B. BONALES
 OSCA Head


DENNIS M. SABANDO
 Municipal Mayor





Republic of the Philippines
Department of Environment and Natural Resources
Region IV - MIMAROPA
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE
Bgy. III (Poblacion), Roxas, Palawan
Contact No. 09171606578/ 09175028647
Email address: cenroroxaspal@denr.gov.ph

MEMORANDUM

For : The Community Environment and
Natural Resources Officer

From : The Investigating Officer

Subject : **INVESTIGATION REPORT**

Date : December 7, 2022

I am submitting this report in compliance with your instruction to conduct investigation on the attached request for Survey Authority.

SUBJECT LOT

The subject of this investigation are respective portion of Lot 7376 (part), Cad 862-D at Bgy. Abaroan, Roxas, Palawan.

CLAIMANT

The claimant is Virgilio L. Cacatian, actual occupant and possessor of part of the subject lot.

ACTIVITIES UNDERTAKEN

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

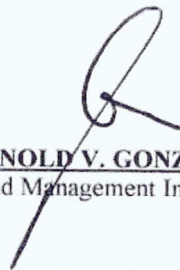
1. Previously surveyed, part of the cadastral map over which the LC was overlaid by the Surveys and Mapping Division (SMD), was printed and hereto attached along the LC certification (annex "B" to DMC-2019-10) prepared and its technical description also required by the SMD.
2. The Bgy. Certification attached as required in support of the claimants claims, was validated on site as evidenced by the attached geotagged photographs showing improvements introduced thereon.

FINDINGS AND RECOMMENDATION

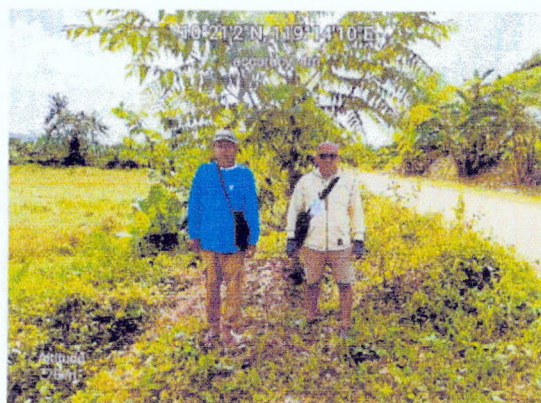
Verifications, disclosed the following:

1. The subject lot is within the agricultural (alienable/disposable) lands. Attached is its confirmation by the Regional Office.
2. Respective portion thereof are maintained by the herein claimant.

I recommend granting of the survey authority desired.


ARNOLD V. GONZALES
Land Management Inspector

Name of Applicant : VIRGILIO L. CACATIAN
Lot No : 7376 (part), Cad 862-D
Location : Bgy. Abaroan, Roxas, Palawan



Republic of the Philippines.
Department of Environment and Natural Resources
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES
Roxas, Palawan

Subject: Survey Authority for tract
Of Public Land in Bgry. _____

Date

S.A. # _____

ALDRIC G. ECO

New Agutaya, San Vicente, Palawan

Sir/:

Pursuant to DENR Adm. Order No. 38 and upon evaluation of the request of VIRGILIO L. CACATIAN claimants of the above described tract of Public Land, to avail of your services, authority is hereby granted to you to execute the survey thereof subject to the relevant provisions of the Manual for Land Surveys in the Philippines as amended and to the conditions stated at the back hereof.

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

Very truly yours,

For and by Authority of the Secretary of DENR

Accepted:


(4.) **ALDRIC G. ECO**

Geodetic Engineer

PRC No. 8171

Date: 10-17-07

(3.) **PABLO L. CRUZ**

CENR Officer

Above stated request confirmed:

Issuance of Survey Order recommended:

(1.) VIRGILIO L. CACATIAN ET-AL

Claimant

SPAN VOTE, ROXAS, PALAWAN

Address

(2.) ARNOLD V. GONZALES

Signature/Name

Deputy Public Land Inspector

Ref. _____
Cad Cost of P _____

Ref. Insp. /Invest./Report
Dated _____

Under O.R. No. _____
Dated _____

NOTE:

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

CONDITIONS

The Survey Authority granted hereof shall be valid only under the following condition;

1. That the land sought to be surveyed is an undecreed portion of alienable and disposable area established by the Bureau of Forest Development or DENR;
2. That the land has been reserved for public or quasi-public purpose;
3. That the does not embrace any holding of a bona-fide occupant, public land application or claim;
4. That the land is not within a cadastral or public land subdivision survey project still in progress;
5. That the land in subject of a pending ordinary land registration case or litigation in the court.

The above conditions shall be deemed to have been automatically modified by administrative issuances that may issued by the DENR Secretary, the Director LMB, the Regional Executive Director or his Technical Director of Land Management.



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE
Bgy. III, Poblacion, Roxas, Palawan
Contact No. 09171606578
Email Address: cenroroxaspalawan@denr.gov.ph

DOCUMENT ACTION INFORMATION FORM

Doc. Ref. No.: 2022-1589

Date and Time received:

03/29/2022 4:28:19 PM

From: VIRGILIO CACATIAN

Document Type: Letters

SAN JOSE, ROXAS, PALAWAN

Subject: REQUEST FOR THE ISSUANCE OF CERTIFICATION FOR LOT NO.7376 CAD 862-D (PART) LOC IN BGY. ABAROAN, ROXAS PAL.

Attachment(s): BGY. CERT.

Earmarked As :

Date:	From:	To:
Action Recommended/Required: <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		Processing Time: <input type="checkbox"/> Urgent (w/in the day) <input type="checkbox"/> Priority (w/in 3 days) <input type="checkbox"/> Complex w/in 7 days w/in 20 days or shorter W/in ____ days or shorter
Other Instruction(s):		

Date:	From:	To:
Action Recommended/Required: <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		Processing Time: <input type="checkbox"/> Urgent (w/in the day) <input type="checkbox"/> Priority (w/in 3 days) <input type="checkbox"/> Complex w/in 7 days w/in 20 days or shorter W/in ____ days or shorter
Other Instruction(s):		

Date:	From:	To:
Action Recommended/Required: <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		Processing Time: <input type="checkbox"/> Urgent (w/in the day) <input type="checkbox"/> Priority (w/in 3 days) <input type="checkbox"/> Complex w/in 7 days w/in 20 days or shorter W/in ____ days or shorter
Other Instruction(s):		

Date:	From:	To:
Action Recommended/Required: <input type="checkbox"/> For Action <input type="checkbox"/> For Approval <input type="checkbox"/> For Disbursement/ Payment <input type="checkbox"/> For Official Release <input type="checkbox"/> For Signature <input type="checkbox"/> For Review/ Recommendation <input type="checkbox"/> For Information, Record and File <input type="checkbox"/> For Indorsement to concerned Party(ies) <input type="checkbox"/> Return to Payee/Sender		Processing Time: <input type="checkbox"/> Urgent (w/in the day) <input type="checkbox"/> Priority (w/in 3 days) <input type="checkbox"/> Complex w/in 7 days w/in 20 days or shorter W/in ____ days or shorter
Other Instruction(s):		

Printed on 12/15/2022 12:08:32pm Received at: INFORMATION DESK/R Received by: BALTAR, APRIL