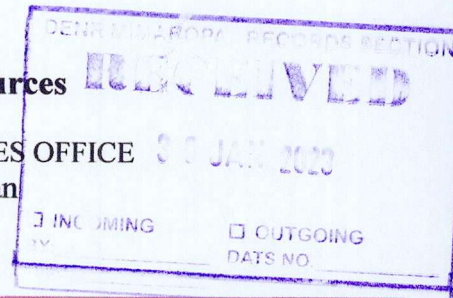




Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA Region
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE
Bgy. Sta. Monica, Puerto Princesa City, Palawan
Telfax No. (048) 434 - 8791
Email Add: penropalawan@denr.gov.ph



January 20, 2023

MEMORANDUM

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

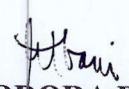
FROM : The Provincial Environment and
Natural Resources Officer

SUBJECT : **REQUEST OF ARTHUR B. LEQUIRON FOR SURVEY
RECORDS OF LOTS 4130 & 4127, CAD 841-D IN BARANGAY
PAGLAUM, TAYTAY, PALAWAN**

Forwarded is the Memorandum from CENRO-Taytay, Palawan dated January 9, 2023 along with the letter of Mr. Arthur B. Lequiron requesting for certified copies of cadastral map and lot description.

For information and consideration.

For the PENR Officer:

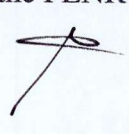


RHODORA B. UBANI
SEMS/Chief, CDS

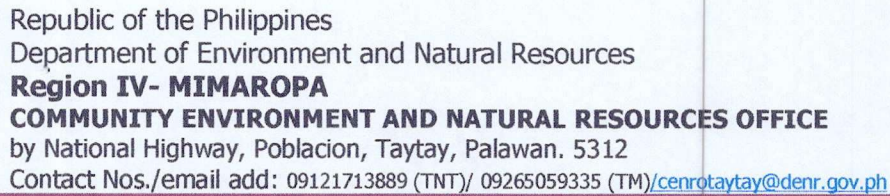
In-Charge, Office of the PENRO

Cc:

Mr. Arthur B. Lequiron
So. Montevista, Poblacion,
Taytay, Palawan
09759136777/09288123599

TSD/File *kkva
Doc. Ref. No. 2023-0250


DENR-PALAWAN
PENRO-RECORDS
RELEASED
By 
Date: 24 JAN 2023 23-200



DENR CENRO
 TAYTAY, PALAWAN
 RELEASED
 BY: _____
 DATE: JAN 11 2023 90 051



January 9, 2023

MR. ARTHUR B. LEQUIRON
Sitio Montevista, Poblacion, Taytay, Palawan

Dear Mr. Lequiron,

Greetings!

This pertains to your letter request that we received on January 4, 2023, for request for certified copies of Lot 4130 and Lot 4127, Cad 841-D in Barangay Paglaum, Taytay, Palawan.

Please be informed that we forwarded your request to the Regional Office dated today because CENR Offices are not authorized to authenticate and issues survey records. Meanwhile, your requests for certification of survey claimants of Lots 4130 and 4127, Cad 841-D, and Lots 2, 3 and 4, Ccs-04-002419-D, and the certified copies relative to the issuance of FPA-045320-1256-A have been acted.

Thank you.

Very truly yours,

CONRADO M. CORPUZ
Community Environment and
Natural Resources Officer

DENR CENRO
TAYTAY, PALAWAN
RELEASED
BY:
DATE: JAN 11 2023 *2* 057

January 3, 2023

**Community Environment and
Natural Resources Office**
Taytay, Palawan

Attention : **Records Section**

**Department of Environment and
Natural Resources**

DENR by the Bay Bldg.
Roxas Blvd, Ermita, Manila
surveys_mimaropa@yahoo.com

Attention: **Survey and Mapping Division**

RE : Request for Certified Copies
Lot 4130 and Lot 4127 Cad 841-D
Brgy. Paglaum, Taytay, Palawan

Gentlemen:

This is to request for the following regarding the above-captioned **Lot 4130 Cad 841-D** and **Lot 4127 Cad 841-D** which was subdivided into **four (4) lots** under **Ccs-04002419-D** with **Lot 3** having an area of **4,996 square meters** and **Lot 4** having an area of **44,831 square meters** which were sold, conveyed and transferred to **Severo Tacan, Jr.**, having **Lot 3** now covered by **OCT No. E-28187** issued on **November 27, 2006** in the name of **Severo Tacan, Jr. (Attach. "A")**, the **Deed of Sale** for **Lot 4** as **Attach. "B"** and the corresponding **Barangay Certificates** for **Lots 3 and 4 (Attach. "C" and "D", respectively)**.

a. For: DENR-CENRO – Taytay, Palawan

Attention: **Records Section**

1. **Certified copies** of **Technical Descriptions with Sketch Map**
2. **Certification** as to the **actual claimants/occupants** of **Lot 4130 Cad 841-D, Lot 4127 Cad 841-D** and its subdivisions **Lots 2, 3 and 4**;
3. **Certified Copies** relative to the issuance of **Free Patent Application**
 - a. **Free Patent Application No. 045320-1256-A**;
 - b. **Affidavit of Waiver and Relinquishment of Rights**
 - c. **Orders/Approval of Free Patent Application No. 045320-1256-A**
 - d. **Certifications** supporting **Free Patent Application 045320-1256-A**
 - e. **Other documents/attachments**


b. For: DENR-Region IV-B MIMAROPA

Attention: **Survey and Mapping Division**

1. **Certified Copy** of the **Cadastral Map**
2. **Certified Copy** of **Lot Descriptions**
3. **Certified Copy** of **Ccs-04002419-D**

This request is intended for possible legal action/s to be instituted by **Spouses Severo Tacan, Jr. and Analiza Tacan** against **Rodrigo Tacan** and/or other individuals.

Thank you very much.


Arthur B. Dequiron
For: **Severo Tacan, Jr. and**
Analiza Tacan
Sitio Montevista, Poblacion
Taytay, Palawan 5312
Cellphone Nos. 09759136777/
09288123599

DENR CENRO
TAYTAY, PALAWAN
RECEIVED
BY:
DATE: 1-4-23 ^A CH 0049

Katibayan ng Orihinal na Titulo

Blg. 28157

Pinagkasunduan ayon sa Seksyon 103 ng Atas sa Patalaan ng Ari-arian (Atas ng Pangulo Blg. 1529),
alinsunod sa patente na pinalabas ng Pangulo ng Pilipinas, sa PP City noong ika- 23rd
ng AUGUST taong labinsiyam na raan at 2006, at nakatala sa mga kasulatan ng
gaya ng mga sumusunod:

KAGAWARAN NG KAPALIGIRAN AT LIKAS NA KAYAMANAN REHIYON BLG.

KALOOB NA PATENTE BLG. 045320-06-19351

SA LAHAT NG MAKATUTUNGHAY NG KASULATANG ITO, BATI:

..... SEVERO TACAN, JR. Filipino,
may sapat na gulang, kasal kay Ameliza Morgan Tacan at nakatira sa
Paglaum, Taytay, Palawan na nagtataglay ng lahat ng kwalipikasyon at
ganap nang nakatupad sa lahat ng mga kondisyon at kinakailangan ng Batas Republika Blg. 782 at 3872,
Kabanata VII ng Batas Komonwelt Blg. 141, ayon sa pagkakasusog ay ipinagkakaloob sa pamamagitan ng
Di-Patenteng ito ang lupaing nasa Bgy. Paglaum, Taytay, Palawan na may kabuuang sukat na
4,996 metro kuwadrado, na ngayon ay tiyakang may hangganan at inilalarawan
sa likod nito, gayon pa man na sasailalim sa mga tadhana ng Seksyon 118 na nagtatakda bukod sa iba pa, na
maliban kung sa kapakanan ng pamahalaan o alinmang mga sangay, mga yunit, o mga institusyon nito, na
ang lupaing natamo ay hindi maaaring mapasajiba at hindi sasailalim sa pataw na sagutin sa loob ng limang
(5) taon mula sa petsa ng patente, at sa mga Seksyon 119, 121, 122 at 124 ng Batas Komonwelt Blg. 141,
ayon sa pagkakasusog at ang karapatan ng pamahalaan na pangasiwaan at pangalagaan ang mga kahoy na
matagpuan doon sa loob ng limang (5) taon mula sa petsa ng pagpapalabas ng patente, sa pasubali, gayon pa
man, na ang pinagkalooban o kanyang mga tagapagmana ay maaaring pumutol at gumamit ng nabanggit na
kahoy na maaaring kailanganin sa kanilang pansariling pangangailangan.

BILANG KATUNAYAN NITO, at sa bisa ng kapangyarihang kaloob sa akin ng batas, AKO, SI
GLORIA M. ARROYO Pangulo ng Pilipinas, sa pamamagitan nito'y ginawang patente ang
mga kasulatang ito at ikinintal ang tatak ng Republika ng Pilipinas.

Nilagdaan sa PUERTO PRINCESA CITY ngayong ika- 23 AUG 2006 ng
sa taon ng Ating Panginoon, labinsiyam na raan at



SA BISA NG KAPANGYARIHAN NG PANGULO NG PILIPINAS

RAYMUNDO D. CRISTOSTOMO

DIC - PENRO

Nakatala sa "Talaan ng Kasulatan" ng Lalawi-
gan/Lungsod ng Palawan
alinsunod sa tadhana ng Seksyon 103 ng Atas ng
Pangulo Blg. 1529, ngayong ika- 27th ng
November labinsiyam na raan at
2006 sa 11:00 P.M.

Paglaum, Taytay, Palawan

(Tirahan ng May-ari)

ATTE: ANONYMOUS JUSTO
Tagatala ng mga Kasulatan at Ari-arian

(PAGLALARAWANG TEKNIKAL)

Lot No.3, Ccs-04-002419-D
Identical to Lot No. 15603, Cad 841-D

Beginning at a point marked "1" of Lot No. 3, Ccs-04-002419-D, identical to Lot No. 15603, Cad 841-D being S. $06^{\circ} 29'$ W., 18,759.33 m. from B.L.L.M. No. 1, Cad 841-D, Municipality of Taytay, Province of Palawan, thence:

N. $02^{\circ} 43'$ W., 60.00 m. to point 2; S. $85^{\circ} 44'$ E., 83.88 m. to point 3;
S. $02^{\circ} 43'$ E., 60.00 m. to point 4; N. $85^{\circ} 44'$ W., 83.88 m. to point 1,
point of beginning.

Containing an area of FOUR THOUSAND NINE HUNDRED NINETY-SIX (4,996) SQUARE METERS.

All corners are marked on the ground by P.S. Cylindrical Concrete Monuments, 15 x 60 centimeters.

Bounded on the West, along line 1-2 by Lot No. 2, Ccs-04-002419-D; on the North, along line 2-3 by Lot No. 6, Ccs-04-002419-D; on the East, along line 3-4 by Lot No. 4, Ccs-04-002419-D; and on the South, along line 4-1 by the same Lot No. 4, Ccs-04-002419-D.

Bearings Grid

This lot was surveyed by Geodetic Engineer Romeo d.R. Manojó on June 9, 2003, in accordance with law and existing rules and regulations promulgated thereunder. The survey was approved on November 5, 2003.

Note: This lot is covered by Free Patent Application No. 045320 - 1256-A.

mpl,jr

Checked by: *Atkins*

CERTIFIED CORRECT:

[Signature]
NATHAN F. GELLE
GEODETIC ENGINEER II

(Karugtong sa Karagdagang Pahina Pahina

Tagatala ng mga Kasulatan at Ari-arian

TALAAN NG MGA HADLANG

Pagpasok na Bilang

NOTE:

Owner's Duplicate Certificate of Title No. E-28187, was issued to and received by one who claim to be SEVERO TACAN, JR., the patentee, showing his CTC No. 26634718 issued at Roxas, Palawan dated August 01, 2006.

ATTY. ANTONIETO A. JUSTO
Register of Deeds-Pal.

(Karugtong sa pahina -C,

.....
Tagatala ng mga Kasulatan at Ari-arian

DEED OF ABSOLUTE SALE

ATTACH

B

KNOW ALL MEN BY THESE PRESENTS:

I, **RODRIGO D. TACAN**, of legal age, separated, Filipino, and resident of Barangay Paglaum,,Taytay, Palawan is the registered owner, possessor and occupant of a certain parcel of land located at Barangay Paglaum, Taytay, Palawan, delineated Lot 4, Ccs -04-002419-D Identical to Lot no. 15603, CAD 841-D covered by Katibayan ng Orihinal na Titulo Blg. E-26020, under Tax Declaration no. 23-022-0286. P.I.N. 066-23-022-15-013 and same is more particularly described as follows:

Lot 4, Ccs -04-002419-D Identical
to Lot no. 15603, CAD 841-D

Beginning at a point marked "1" of Lot 4 Ccs 04-002419-D.
Identical to Lot 15603, CAD 841-D, being S. 06-29 W., 18,759
m. from BLLM no. 1, CAD 841-D, Municipality of Taytay, Province
of Palawan, Thence

S. 85-44 E., 83.88 m to pt. 2; N., 02-43W., 60 m. to pt. 3;
S. 85-44 E., 78-09 m. to pt. 4; S. 06-21 E., 88.67 m. to pt. 5;
S. 03-45 E., 168.39 m. to pt. 6; N. 84-28 W.205.24 m to pt.7;
N. 07-05 W., 143.16 m. to pt. 8;N. 03-03E., 46.16 m. to pt. 9;
N. 89-34 E., 40,.00 m. to pt. 1, point of Beginning.

Containing an area of FORTY FOUR THOUSAND EIGHT HUNDRED
THIRTY ONE (44, 831) SQUARE METERS.

Bounded on the North, along line 1-2-3 by Lot no. 3, Ccs-04-
002419-D;also on the North, along line 3-4 by Lot no. 6; Ccs 002419-
D; On the East, along line 4-5 BY Lot No. 5; Ccs 002419-D; also on the
East, along line 5-6 by Lot 4111, CAD 841-D; on the South, along line
6-7 by Lot no. 4126, CAD 841-D; On the West, along line 7-8 by Lot no.
4128, CAD 841-D; on the Northwest, along line 8-9 by Lot no. 1,Ccs
002419-D; and on the North, along line 9-1 BY Lot no. 2, Ccs no.
002419-D.

For and in consideration of the sum of **TWO HUNDRED THOUSAND PESOS (P200,000.00)**, Philippine currency, the receipt of which is hereby acknowledge from **ANNALIZA OMARGAS-TACAN**, of legal age, married to **SEVERO D. TACAN JR.**, Filipino and resident of Barangay Paglaum, Taytay, Palawan, do by these presents, **SELLS, TRANSFERS and CONVEYS, in a manner absolute and irrevocable**, the abovementioned land, inclusive of the improvements existing thereon unto **ANNALIZA OMARGAS-TACAN**, her heirs and assigns;

I hereby warrant my title over the land abovedescribed, with full right to dispose of the same, free from all liens and encumbrances, and that henceforth, full right of ownership and possession shall pertain to the Vendee, **ANNALIZA OMARGAS-TACAN**, her heirs and assigns;

This property does not fall under the provisos of R.A.3844 or the Presidential Decree on Land Reform..

WITNESS MY HANDS, at CITY OF PUERTO PRINCESA, this
OCT 11 2017
Annaliza
ANNALIZA OMARGAS TACAN
VENDEE
Postal ID 4784561

Rodrigo D. Tacan
RODRIGO D. TACAN
VENDOR

Severo D. Tacan Jr.
Paglaum, Taytay, Palawan

WITNESSES:

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

BEFORE ME, at CITY OF PUERTO PRINCESA on OCT 11 2017, personally
appeared the parties hereto known to me to be the same persons who executed the foregoing
instrument and acknowledged that the same is their free acts and deed

WITNESS MY HAND AND SEAL, at the place and date first above written

Martin E. Buelo
NOTARY PUBLIC
UNTIL DECEMBER 31, 2017

Doc. No. 63
Page No. 14
Book No. L1
Series of 2017

PTR NO. 6765924M-01-04-2017-P.P.C.
IBP NO. 953923-12-08-2015-P.P.C.
RM. NO. 18 2/E CAPITOL COMMERCIAL COMPL
CITY OF PUERTO PRINCESA CITY

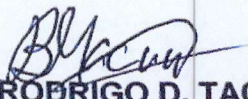
ACKNOWLEDGMENT RECEIPT

P200,000.00

This is to acknowledge receipt of the amount of **TWO HUNDRED THOUSAND PESOS (P200,000.00)**, Philippine currency from **ANNALIZA OMARGAS TACAN** as payment for a parcel of land located at Barangay Paglaum, Taytay, Palawan, delineated Lot 4, Ccs -04-002419-D Identical to Lot no. 15603, CAD 841-D covered by Katibayan ng Orihinal na Titulo Blg. E-26020, under Tax Declaration no. 23-022-0286. P.I.N. 066-23-022-15-013 with an area of **Containing an area FORTY FOUR THOUSAND EIGHT HUNDRED THIRTY ONE (44, 831) SQUARE METERS.**

At CITY OF PUERTO PRINCESA, Palawan, this

OCT 11 2017


RODRIGO D. TACAN

Receiver

*Sworn before me ID 032
Paglaum, Taytay, Palawan*

WITNESSES:



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

SUSBCRIBED AND SWORN TO at CITY OF PUERTO PRINCESA
OCT 11 2017, 2017

this day of

Doc. No. **64**
Page No. **14**
Book No. **L1**
Series of 2017


ATTY. MARTIN E. RUELO

NOTARY PUBLIC

UNTIL DECEMBER 31, 2017

PTR NO. 6765924M-01-04-2017-P.P.C.

IBP NO. 958988-12-08-2015-P.P.C.

RM. NO.18 2/F CAPITOL COMMERCIAL COMPL
FERNANDEZ ST. PUERTO PRINCESA CITY

Ag
Pa
P

Republic of the Philippines
Province of Palawan
Municipality of TAYTAY
BARANGAY PAGLAUM
OFFICE OF THE PUNONG BARANGAY
BARANGAY CERTIFICATION

ATTACH" C.

HON. ALEJO G. GENANDA
PUNONG BARANGAY

1 X 1 ID PIC.

Hon. JUANITO S. TORREBLANCA
Comm. On Human Rights
Comm. On Ordinance

Hon. LEONARDO G. GAMBITO
Comm. On Agriculture
Comm. On Peace and Order

Hon. WILFREDO G. SASE
Comm. On Rules and Reports

Hon. ROBINSON G. GABASA
Comm. On Appropriation and Finance

Hon. JUVY G. TAPUCAY
Comm. On Health

Hon. JUNO E. MOLID
Comm. On Education

Hon. ROJI G. GARGANZA
Bgy. Kagawad

Hon. JOHN PAUL J. VILLAGRACIA
SK Chairman/Ex-officio member
Comm. On Youth & Sports Development

Ms. YOLANDA Y. PAYAO
Barangay Secretary

Mrs. ARGELYN A. GABIAZON
Barangay Treasurer

TO WHOM IT MAY CONCERN;

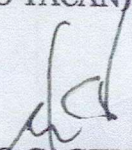
This is to certify that **SEVERO DEBULGADO TACAN JR.**,
Filipino citizen, bonafide and resident of Barangay,
Paglaum,Taytay,Palawan.

This is certify further that the said person is legal owner of Parcel
of land located at Purok Bongot, Barangay
Paglaum,Taytay,Palawan. With an area of 4,996 square meters Lot
No. 3.

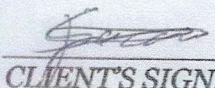
Further that certify that the said Lot is bounded by the following:

NORTH: BRGY. ROAD
WEST: LOT 2 (BGY.DRYER) EAST: LOT 4 (RODRIGO TACAN)
SOUTH: LOT 4 (RODRIGO TACAN)

Attested by:



ALEJO G. GENANDA
Punong Barangay



CLIENT'S SIGNATURE

PAID UNDER O.R. NO: 1277290
DATE ISSUED: Jan. 09, 2023
AMOUNT: 50.00

Republic of the Philippines
Province of Palawan
Municipality of TAYTAY
BARANGAY PAGLAUM
OFFICE OF THE PUNONG BARANGAY
BARANGAY CERTIFICATION

ATTACH "D"

HON. ALEJO G. GENANDA
PUNONG BARANGAY

Hon. JUANITO S. TORREBLANCA

Comm. On Human Rights
Comm. On Ordinance

Hon. LEONARDO G. GAMBITO

Comm. On Agriculture
Comm. On Peace and Order

Hon. WILFREDO G. SASE

Comm. On Rules and Reports

Hon. ROBINSON G. GABASA

Comm. On Appropriation and Finance

Hon. JUVY G. TAPUCAY

Comm. On Health

Hon. JUNO E. MOLID

Comm. On Education

Hon. ROJI G. GARGANZA

Bgy. Kagawad

Hon. JOHN PAUL J. VILLAGRACIA

SK Chairman/Ex-officio member
Comm. On Youth & Sports Development

Ms. YOLANDA Y. PAYAO

Barangay Secretary

Mrs. ARGELYN A. GABIAZON

Barangay Treasurer

1 X 1 ID PIC.

TO WHOM IT MAY CONCERN;

This is to certify that **ANNALIZA OMARGAS TACAN**, Filipino citizen, bonafide and resident of Barangay, Paglaum, Taytay, Palawan.

This is certify further that the said person is legal owner of Parcel of land located at Purok Bongot, Barangay Paglaum, Taytay, Palawan. With an area of 44,831 square meters Lot No. 4.

Further that certify that the said Lot is bounded by the following:

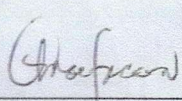
NORTH: BRGY. ROAD

WEST: LOT 3 (SEVERO TACAN JR.) EAST: LOT 5 (SCHOOL SITE)

SOUTH: RAMON GEONANGA

Attested by:

ALEJO G. GENANDA
Punong Barangay


CLIENT'S SIGNATURE

PAID UNDER O.R. NO: 1277289
DATE ISSUED: Jan. 09, 2023
AMOUNT: 50.00