



March 9, 2023

**MEMORANDUM**

**FOR** : The Regional Executive Director  
1515 DENR By the Bay Building  
Roxas Blvd., Barangay 668, Ermita, Manila

**FROM** : The Provincial Environment and  
Natural Resources Officer

**SUBJECT** : **LETTER DATED JANUARY 13, 2023 OF MS. MIA BAROÑA DANTES RE: STATUS OF FP NO. 045316-13-34018 OF RITCHIEL VILLAROSA VS. MIA BAROÑA-DANTES INVOLVING LOT NO. 76, CSD 4B-00050 SITUATED IN BGY MAGSAYSAY, ABORLAN, PALAWAN**

Referred is the memorandum of CENRO Puerto Princesa dated March 3, 2023 attached the letter of Ms. Mia Baroña-Dantes asking for the status of Lot 75, Csd 4B 000050 situated at Barangay Magsaysay, Aborlan, Palawan.

Accordingly, the same lot is covered by Free Patent No. 045301-13-34018 in favor of Ritchiel Villarosa and the subject of PENRO Case No. 0481 docketed as Mia Baroña-Dantes versus Ritchiel Villarosa. Further, it is covered by Compromise Agreement and PENRO Order of June 26, 2018.

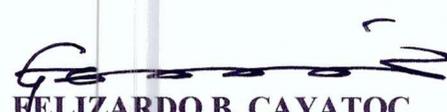
Relative to this, the CENRO Puerto Princesa is recommending the cancellation of the Patent No. 045301-13-34018 of Ritchiel Villarosa.

Further attached are the following documents as submitted to wit:

1. Certified copies of public land application and its supporting documents with Judicial Form bearing Serial Number 1595179 that comes with original and duplicate copy;
2. Compromise Agreement dated May 23, 2018
3. PENRO Order dated June 26, 2018
4. PENRO memorandum dated January 19, 2018
5. CENRO memorandum dated February 23, 2018 to then Engr. Roldan V. Parangue, NCIP Field Officer forwarding the letter-petition dated December 14, 2017 of Mrs. Madeja Ortega and
6. CENRO Certification dated February 7, 2023

Copy furnished:

: **The CENRO Puerto Princesa City**  
**Ms. Mia Baroña-Dantes**  
TSD-RPS DRN 2023-2018/lmo

  
**FELIZARDO B. CAYATOC**

**DENR-PALAWAN  
PENRO-RECORDS  
RELEASED**

By:   
Date: 13 MAR 2023 CN: 2023-653



Department of Environment and Natural Resources  
Region IV - MIMAROPA

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

Sta. Monica, Puerto Princesa City

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

Tel No. (048)717-0702

03 March 2023

**MEMORANDUM**

**FOR** : The Regional Executive Director  
DENR-MIMAROPA Region  
L & S Building, Roxas Boulevard  
Ermita, Manila

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

**FROM** : The Community Environment  
and Natural Resources Officer  
Sta. Monica, Puerto Princesa City

**SUBJECT** : **LETTER DATED JANUARY 13, 2023 OF MS. MIA BAROÑA DANTES  
RE: STATUS OF FP No. 045316-13-34018 OF RECHIEL VILLAROSA VS.  
MIA BAROÑA-DANTES INVOLVING LOT NO. 75, CSD-4B-000050  
SITUATED IN BGY. MAGSAYSAY, ABORLAN, PALAWAN**

**DENR PENRO  
PALAWAN RECORDS  
RECEIVED**

BY: *[Signature]*  
DATE: 13-03-2023 BN 23-2018

This has reference to the attached letter of Ms. Mia Baroña Dantes asking as to the status of a parcel of land identified as Lot 75, Csd-4B-000050 containing an area of 611 square meters located in Barangay Magsaysay, Aborlan, Palawan wherein the said land is already patented to Rechiel Villarosa under Free Patent No. 045316-13-34018.

Be informed that the said land is previously covered by PENRO Case No. 0481 entitled Mia Baroña Dantes versus Rechiel S. Villarosa wherein the said case is covered by a Compromise Agreement dated March 23, 2018 between the parties which was also covered by PENRO Order dated June 26, 2018 terminating the case.

On January 20, 2022, the records of the said case was one of the many cases returned to this Office by the PENRO for safekeeping, review and implementation of the LIO of this Office pursuant to DAO 2016-31.

Upon evaluation, the **judicial form (patent)** in the name of Rechiel S. Vilarosa was included in the returned documents to this Office wherein the said patent should be cancelled/revoked by the Regional Executive Director per revised DENR Manual of Authorities on Technical Matters before this Office can accept the new public land application in the name of Mia Baroña-Dantes or her assigns and successors.

However, verification of the records of this Office shows that the said lot is covered with letter of Petition dated December 14, 2017 filed by Madeja O. Ortega, President of Lugta It Sam bilogang Baw Tagbanua Kat Tagpait (LSPIT) claiming that they (IPS) are the legitimate occupants of Lot 1156, Pls-271 wherein the subject lot is one of the portions of the said Lot 1156 and was referred by this Office to the NCIP per Memorandum dated January 19, 2018 considering that per PENRO Memorandum, the NCIP is the rightful agency to address the concern of the IPs however up to this time no update as to the status of the said case was received from the NCIP.

Considering that the said lot is a patented lot in the name of Rechiel Villarosa, this Office is hereby recommending the cancellation of the said patent in the name of Rechiel Villarosa.

Attached are the following:

1. Certified copies of public land application and its supporting documents with Judicial Form No. SN Blg. 1595179 (original and duplicate copy)
2. Compromise Agreement dated May 23, 2018
3. PENRO Order dated June 26, 2018
4. PENRO Memorandum dated January 19, 2018
5. CENRO Memorandum dated February 23, 2018 to then Engr. Roldan V. Parangue, NCIP Field Officer forwarding the letter-petition dated December 14, 2017 of Mrs. Madeja Ortega
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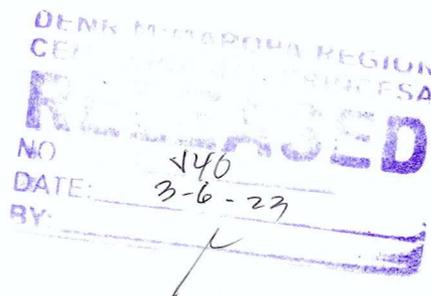
For his information, record and forward action.

  
**PEDRO A. VELASCO**

Copy Furnished:

**Ms. Mia Baroña-Dantes**  
Poblacion, Aborlan, Palawan

DRN 2023-0221/RPS/eba





Department of Environment and Natural Resources  
Region IV - MIMAROPA

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

Sta. Monica, Puerto Princesa City

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

Tel No. (048)717-0702

03 March 2023

**MEMORANDUM**

FOR : The Regional Executive Director  
DENR-MIMAROPA Region  
L & S Building, Roxas Boulevard  
Ermita, Manila

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

FROM : The Community Environment  
and Natural Resources Officer  
Sta. Monica, Puerto Princesa City

SUBJECT : **LETTER DATED JANUARY 13, 2023 OF MS. MIA BAROÑA DANTES  
RE: STATUS OF FP No. 045316-13-34018 OF RECHIEL VILLAROSA VS.  
MIA BAROÑA-DANTES INVOLVING LOT NO. 75, CSD-4B-000050  
SITUATED IN BGY. MAGSAYSAY, ABORLAN, PALAWAN**

This has reference to the attached letter of Ms. Mia Baroña Dantes asking as to the status of a parcel of land identified as Lot 75, Csd-4B-000050 containing an area of 611 square meters located in Barangay Magsaysay, Aborlan, Palawan wherein the said land is already patented to Rechiel Villarosa under Free Patent No. 045316-13-34018.

Be informed that the said land is previously covered by PENRO Case No. 0481 entitled Mia Baroña Dantes versus Rechiel S. Villarosa wherein the said case is covered by a Compromise Agreement dated March 23, 2018 between the parties which was also covered by PENRO Order dated June 26, 2018 terminating the case.

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Upon evaluation, the **judicial form (patent)** in the name of Rechiel S. Vilarosa was included in the returned documents to this Office wherein the said patent should be cancelled/revoked by the Regional Executive Director per revised DENR Manual of Approval on Technical Matters before this Office can accept the new public land application in the name of Mia Baroña-Dantes or her assigns and successors.

However, verification of the records of this Office shows that the said lot is covered with letter of Petition dated December 14, 2017 filed by Madeja O. Ortega, President of Lugta It Sambilogang Baw Tagbanua Kat Tagpait (LSPIT) claiming that they (IPS) are the legitimate occupants of Lot 1156, Pls-271 wherein the subject lot is one of the portions of the said Lot 1156 and was referred by this Office to the NCIP per Memorandum dated January 19, 2018 considering that per PENRO Memorandum, the NCIP is the rightful agency to address the concern of the IPs however up to this time no update as to the status of the said case was received from the NCIP.

Considering that the said lot is a patented lot in the name of Rechiel Villarosa, this Office is hereby recommending the cancellation of the said patent in the name of Rechiel Villarosa.

Attached are the following:

1. Certified copies of public land application and its supporting documents with Judicial Form No. SN Blg. 1595179 (original and duplicate copy)
2. Compromise Agreement dated May 23, 2018
3. PENRO Order dated June 26, 2018
4. PENRO Memorandum dated January 19, 2018
5. CENRO Memorandum dated February 23, 2018 to then Engr. Roldan V. Parangue, NCIP Field Officer forwarding the letter-petition dated December 14, 2017 of Mrs. Madeja Ortega
6. CENRO Certification dated February 7, 2023

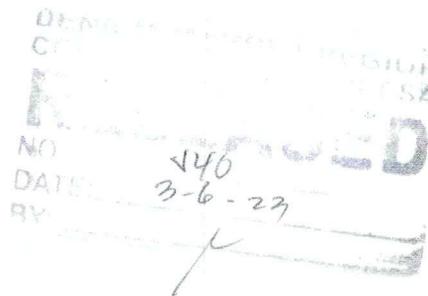
For his information, record and forward action.

  
**PEDRO A. VELASCO**

Copy Furnished:

**Ms. Mia Baroña-Dantes**  
Poblacion, Aborlan, Palawan

DRN 2023-0221/RPS/eba



JAN. 13, 2023

PEDRO A. VELASCO  
Development Management Officer IV  
DENR OIC - CENRO

202-6221

**RECEIVED**  
DENR - CENRO  
PUERTO PRINCESA

DATE: JAN 13 2023  
TIME: 11:27 AM  
NAME: [Signature]  
POSITION: [Signature]  
SIGNATURE: [Signature]

Sir:

AKO HO SI MIA BARONIA DANTES TAGA POBLACION  
 ABORLAN, PALAWAN, NAIS KO HO SANANG MAG REQUEST NG  
 STATUS NG PAPEL KOI NONG MAY 23, 2018 PA PO AT  
 KUNG AND PO ANG SUSUNOD NA GAGAWIN NIKA ATTACH  
 PO DITO ANG PAPEL NA GAING SA PENRO

RESPECTFULLY YOURS

MIA BARONIA DANTES  
 0917708899



Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE

**RECEIVED**  
DENR-ENRO  
PUERTO PRINCESA  
FEB 17 2022  
1:10 PM

January 20, 2022

**MORANDUM**

**TO :** The Community Environment and Natural Resources Officer  
Puerto Princesa City

**FROM :** The Provincial Environment and Natural Resources Officer

**SUBJECT :** **CASES SUBJECT FOR SAFEKEEPING, REVIEW AND IMPLEMENTATION OF DAO 2016-30 AND DAO 2016-31 OF LAND INVESTIGATION OFFICER (LIO)**

Herewith are the additional and complete record of forty four (44) case folders subject for your safekeeping, review and or implementation of DAO 2016-30 and DAO 2016-31 to wit:

**PUERTO PRINCESA CITY**

NO.	CASE NO.	PROTESTANT	PROTESTEE	LOT/SURVEY NO.	LOCATION	AREA	REMARKS
1	DENR Case No.M-05-11-L	Hrs. of Hipolito, Vicente namely: Hipolito, Loreta, Hipolito Roberto et al rep by Loreta Hipolito	MSA 045316-675 Juanzo, Veneranda, MSA 045316-673 Jaunazo, Pepito (applicant-respondent)	2 and 3, Csd 04-016346-D	San Miguel, Puerto Princesa City	428 and 183 sqms	With Order dated September 26, 2011/ Attached are record of MSA 045316-675 of Veneranda Hipolito and Miscellaneous folder of Gloria Torres as Intervenor
2	Unnumbered	SWO 045301-003365	Catalino, Gipal	-	Tigman, Aborlan, Palawan	20.2167 has	Inactive since 2000
3	Unnumbered	Masangkay, Delilah	HA 045301-521 Paner, Joel rep by Mayonita Paner	H-045301-52-D	Iraan, Aborlan, Palawan	1.3986 has	Inactive since 2012/ Attached are copies of record of HA 045301 unnum



Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE

	Cabigaan, Aborlan, Palawan				Palawan		30, 2017
28	PENRO Case N. 0481 Baroña-Dantes, Mia	FP No 045301-13-34018 Villarosa, Rechiel	75, CSD 4B-000050	Ramon Magsaysay, Aborlan, Palawan	611 sqm	Terminated per Order dated June 26, 2018/ Attached is the Original Patent No. 045301-13-34018 of Rechiel Villarosa and its equivalent record	
29	DENR Case No. M-1-19-L Goh, Antonio	FPA (IV-27)461 Ora, Angel, FPA (IV-27)869 Ora, Stephen Substituted by Tugas, Jose Ma. Sr.	6827, Cad 799-D and 8634, Cad 799-D	Iraan, Aborlan, Palawan	14,3317 has and 8,8356 has	With Decision dated May 10, 2019. All records was returned to CPP per PM of July 3, 2019/ with miscellaneous file attached	
30	Unnumbered Iraan, Aborlan, Palawan rep by Jessie Antimano	Jethropa Plantation project (ASAKA Phils. Corp) SA No. 13531 Francisco, Marieta, et al New Bantayan Farmers Asso. (Intervenors)	7338-A to 7338-Q, Cad 799-D	Mayligan, Iraan, Aborlan, Palawan	-	Inactive since 2016	
31	DENR Case No. 0318 Ortega, Toribio (d) Hrs of Toribio Ortega	OCT No. E-9978 Alagao, Jojo now TCT No. 065-2016000259 Simbajon, Henry, et al	1156, Pls 271	Tagpait, Aborlan, Palawan	94 has	With Order of Finality dated May 29, 2009	
32	Unnumbered Cordova, Eva		155, Csd 799-D iden to Lot 378, Pls 271	Gogoganan, Aborlan, Palawan	378, 271	Terminated per Order February 12, 2020/ Attached are copied of record re FP 045301-0221 of Jojo Alagao	
33	DENR Case No. 8754 Candil, Benita	Bermudez, Aurea	3412 (port), Cad 799-D	Tagpait, Aboarlan, Palawan	3 has	With Order of Finality dated August 13, 2015 covered by PM dated July 25, 2016 to CNarra to implement	
34	Unnumbered Ngani, Nemesio	Cabigaan PLS Project	-	Cabigaan, Aborlan, Palawan	-	Inactive since 2009	
35	Unnumbered Licos, Rosario	FPA No. (IV-27)1298 Llawan, Mauricio Sr. Bgy Council rep by Roger Nograles	6710-I, Csd 04-0007560 iden to Lot 7506, Cad 799-D	Iraan, Aborlan, Palawan	37,813 sqm	Inactive since 1996	
36	Unnumbered PENRO Case No.0323 RPA unnum of Juguan, Ma. Theresa	ICC Tagbanua Tribe rep by Nemesio, Ngani	Versus the migrant community and DENR CENRO Narra	Cabigaan, Aborlan, Palawan	395, 7746 sqm	Inactive since 2010	
37	Unnumbered	FLA 045301-018 Ros, Eduardo	Survey Project	Apurawan, Aboarlan, Palawan	8,508 sqm	Inactive since 2008	
38	Unnumbered	HA No. (2-5943) Meneses, Romulo	759-A, Csd 12683	Tagbariti, Magsaysay, Aborlan, Palawan	-	Inactive since 2000	



Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV- B, MIMAROPA  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Puerto Princesa City

## CERTIFICATION

TO WHOM IT MAY CONCERN

This is to certify records of this Office shows the following information, to wit:

- |                       |                                      |
|-----------------------|--------------------------------------|
| 1. Name of Applicant: | Rechiel S. Villarosa                 |
| 2. Application No.:   | FPA 045301-2228                      |
| 3. Date Filed:        | August 17, 2011                      |
| 4. Lot No.:           | 75, Csd-4B-000050                    |
| 5. Location:          | Barangay Magsaysay, Aborlan, Palawan |
| 6. Area:              | 611 square meters                    |
| 7. Patent No.:        | FP 045301-13-34018                   |
| 8. Date Patented:     | November 11, 2013                    |

This further certifies that based on the allocation book of this Office, the above-mentioned lot was covered by PENRO Case No. 0481 which was dropped from the records terminated and closed per Order dated June 26, 2018. Likewise, the subject lot was covered with Letter of Petition dated December 14, 2017 filed by Madeja O. Ortega waiting Resolution from National Commission on Indigenous Peoples (NCIP).

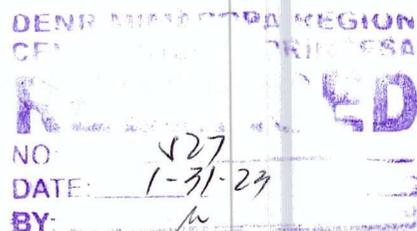
This certification is issued upon request of Regulation and Permitting Section for whatever legal purpose it may serve best.

Issued this 27<sup>th</sup> day of January 2023 at CENRO, Puerto Princesa City, Palawan.

  
**NOVA BILLE B. GARCELLANO-VITERBO**  
Administrative Officer I

Attested by:

  
**PEDRO A. VELASCO**  
Development Management Officer IV  
OIC-CENRO



REC-CAD-23-01-12

South National Highway,  
Bgy. Sta. Monica Puerto Princesa City  
Email Address: [cenropuertoprincesa@denr.gov.ph](mailto:cenropuertoprincesa@denr.gov.ph)  
Tel. Fax No.: (048) 717-0702



Republic of the Philippines  
**MIMAROPA Region**  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Province of Palawan

6204

*Orig copy is on PENRO's record  
718*

MIA BAROÑA-DANTES  
Protestant,

PENRO Case No. 0481

Lot 75, Csd 4B-000050

-versus-

Area: 611 square meters  
Ramon Magsaysay, Aborlan, Palawan

FP No. 0453101-13-34018  
RECHIEL S. VILLAROSA  
Protestee.

X-----X

### ORDER

A protest in due form was filed by Mia Baroña-Dantes seeking the cancellation of FP 0453101-13-34018 of Rechiel S. Villarosa covering Lot 75, Csd 4B-000050 situated in Ramon Magsaysay, Aborlan, Palawan.

Per record, an Order of Investigation was issued by then Regional Director Oscar C. Dominguez directing the PENRO of Puerto Princesa City to cause investigation of the subject case however, due to transfer of assignment of the Hearing Officer, Hilario V. Regondola, Jr the same was not executed. Further, a hearing was conducted until May 23, 2018 parties submitted a Compromise Agreement of even date with the following terms and condition to wit:

1. That the parties have agreed that Protestee Rechiel S. Villarosa (Second Party) shall waive to the Protestant Mia Baroña-Dantes (First Party), all her rights and title over the subject parcel of land (Lot 75, Csd 4B-000050) under Katibayan ng Orihinal na Titulo Blg. \_\_\_\_ located at Barangay Magsaysay, Aborlan, Palawan containing an area of Six hundred eleven (611) square meters;
2. That the Second Party gives consent to the cancellation of the Katibayan ng Orihinal na Titulo Blg. \_\_\_\_ issued in her favor and acknowledges that the subject property is owned by the First Party;
3. That the Second Party will interpose no objection to the issuance of Certificate of Title in favor and in the name of the First Party;

#### REGISTRY RECEIPT

RD 851 268 932 ZZ

Post Office

Letter / Pac.



Posted on

REGISTERED  
PUERTO PRINCESA CITY 20

Preserve this receipt for reference in case of inquiry

*Rechiel Villarosa* 13 AUG 2018  
Postmaster / Teller

- That no other case civil or criminal shall be filed as against to the parties arising out of the same cause of action or similar thereto as a consequence of the dismissal of this case;
5. That the parties shall faithfully comply with the terms and conditions set forth in this compromise agreement. Any violation of the terms and conditions shall entitle the other party from filing necessary legal action.

The agreement being not unlawful and not contrary to law is hereby admitted and approved.

WHEREFORE, by virtue of the said agreement, PENRO Case No. 0481 is ordered dropped from the record and the case is considered terminated and closed

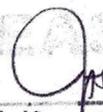
**SO ORDERED,** 26 June 2018

  
**FELIZARDO B. CAYATOC**  
OIC-PENRO

Copy Furnished:

1. **Ms. Mia Baroña-Dantes**  
Poblacion, Aborlan, Palawan
2. **Ms. Rechiel S. Villarosa**  
WPU, Aborlan, Palawan
3. **The CENRO**  
Puerto Princesa City

*M. Baroña*  
MIA BAROÑA DANTEZ  
7/12/18

**DENR PENRO**  
PALAWAN RECORDS  
**RELEASED**  
BY:   
DATE: 6-28-18 | CN 18-5788

/mo\*

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  
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Sta. Monica, Puerto Princesa City

RECEIVED

BY: van  
DATE: 05-23-18 CN 18-1788  
4:30 PM

MIA BAROÑA-DANTES,  
Protestant,

PENRO Case No. 0481

Lot No. 75, Csd-4B-000050

Area: 611 square meters

-versus-

Fp 045301-13-34018  
RECHIEL S. VILLAROSA,  
Protestee

Ramon Magsaysay, Aborlan,  
Palawan

x ----- x

### COMPROMISE AGREEMENT

*Mia Barona Dantes*  
The Protestant MIA BAROÑA-DANTES and the Protestee RECHIEL S. VILLAROSA by way of amicably settling the above-entitled case entered into the following COMPROMISE AGREEMENT, to wit:

#### THE PARTIES

Protestant MIA BAROÑA-DANTES, of legal age, married, Filipino and a resident of Poblacion, Aborlan, Palawan herein referred to as the FIRST PARTY; and

Protestee RECHIEL S. VILLAROSA, is likewise of legal age, Filipino and a resident of Ramon Magsaysay, Aborlan, Palawan..

#### BASIS OF THE COMPROMISE AGREEMENT

*Rochel Villarosa*  
The subject parcel of land is publicly known to be owned by the FIRST PARTY. However, the Second Party applied the subject parcel of land and as consequence thereof a Certificate of Title was issued on November 11, 2013.

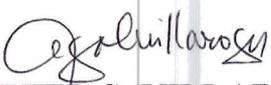
After peaceful confrontation, parties have amicably settled the above-entitled case and agreed to put an end to the litigation by agreeing on the following terms and conditions.

TERMS AND CONDITIONS

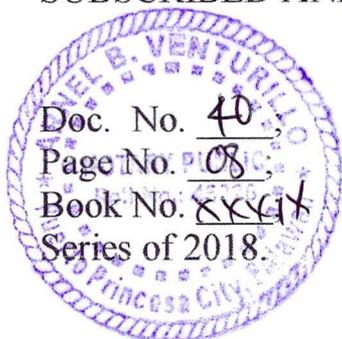
1. That the parties have agreed that Protestee RECHIEL S. VILLAROSA (Second Party) shall WAIVE to the Protestant MIA BAROÑA-DANTES (First Party), all her rights and title over the subject parcel of land (Lot No. 75, Csd-4B-000050) under Katibayan ng Orihinal na Titulo Blg. \_\_\_\_\_ located at Brgy. Magsaysay, Aborlan, Palawan containing an area of SIX HUNDRED ELEVEN (611) SQUARE METERS.
2. That the Second Party gives consent to the cancellation of the Katibayan ng Orihinal na Titulo Bldg. \_\_\_\_\_ issued in her favor and acknowledges that the subject property is owned by the FIRST PARTY.
3. That the SECOND PARTY will interpose no objection to the issuance of Certificate of Title in favor and in the name of the FIRST PARTY;
4. That no other case civil or criminal, shall be filed as against the parties arising out of the same cause of action or similar thereto as a consequence of the dismissal of this case;
5. That the parties shall faithfully comply with the terms and conditions set forth in this compromise agreement. Any violation of the terms and conditions shall entitle the other party from filing necessary legal action.

IN WITNESS WHEREOF, the parties, assisted by their respective counsel, have hereunto set their signatures this 20th day of May 2018 at Puerto Princesa City.

  
MIA BAROÑA-DANTES  
(First Party)

  
RECHIEL S. VILLAROSA  
(Second Party)

SUBSCRIBED AND SWORN TO before me this 20th day of May 2018.



  
ARNEL B. VENTURILLO  
NOTARY PUBLIC  
Until December 31, 2019  
IBP No. 1028700 / 12-15-2017 / PNL  
PTR No. 4960327 / 12-15-2017 / PAL  
Attorney's Roll No. 45326  
MCLE Compliance No. V-0014378

January 19, 2018

**MEMORANDUM**

FOR : The Provincial Environment  
and Natural Resources  
Puerto Princesa City

FROM : The Community Environment  
and Natural Resources Officer  
Sta. Monica, Puerto Princesa City

SUBJECT : **LETTER DATED DECEMBER 14, 2017 OF  
MADEJA O. ORTEGA**

Forwarded is the subject letter dated December 14, 2017 of Madeja O. Ortega informing that the members of LUGTA IT SAMBILOGANG PALAWAN BAW TAGBANUA KAT TAGPAIT (LSPTT) is the legitimate owner of a parcel of land situated in Aborlan, Palawan.

Upon review of the attached documents, a parcel of land being described is Lot 1156, Pls-271 identical to Lot 3175, Cad 799-D situated in Tagpait (now Magsaysay), Aborlan, Palawan.

Record of this Office shows that the aforementioned lot is covered by PENRO Case No. 0318 entitled *Toribio Ortega (Deceased), now Heirs of Toribio Ortega (Protestant), versus Sales Application No. V-13531 of Marietta P. Francisco, now Heirs of Marietta Francisco, Applicant-Respondent versus Gaudencio Villarosa, et al now New Bantayan Farmers Association rep. by Ricardo Dusong, et al, Intervenor*. Said case is covered an Order dated September 18, 2008 and has already covered an Order of Finality dated May 29, 2009. Copies of the said Orders are hereto attached for your ready reference.

Attached is a Certification dated January 18, 2018 issued by this Office regarding the status of the said lot. It is informed that subject lot is already subdivided into 130 lots and 74 lots were already patented.

For his information, reference and further evaluation.

ORIGINAL SIGNE.

**EMER D. GARRAEZ**

Copy Furnished:

1. Mrs. Madeja O. Ortega  
LSPTT President  
Magsaysay, Aborlan, Palawan
2. Engr. Roldan V. Parangue  
NCIP Field Officer  
Beside Bgy. Hall, Sta. Monica  
Puerto Princesa City



Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV- B, MIMAROPA  
Province of Palawan  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
**PUERTO PRINCESA CITY**

---

23 February 2018

**Engr. Roldan V. Parangue**  
Field Officer  
National Commission on Indigenous People (NCIP)  
Beside Barangay Hall, Sta. Monica, Puerto Princesa City

**Dear Sir:**

This has reference to the letter-petition dated December 14, 2017 of Mrs. Madeja Ortega, President of Luga It Sambilogang Palawan Baw Tagbanua Kat Tagpait (LSPIT) claiming that they (IPs) are the legitimate occupants of Lot 1156, Pls-271 situated in Magsaysay, Aborlan, Palawan.

Per PENRO Memorandum dated February 8, 2018, your Office is the rightful agency to address the said concern in the interest of the IP Communities.

In this connection, we are forwarding to you the said petition with its supporting documents for your appropriate action.

Thank you.

Very truly yours,

  
**EMER D. GARRAEZ**  
CENRO

Copy Furnished:

**Mrs. Madeja O. Ortega**  
President, LSPTT President  
Magsaysay, Aborlan, Palawan

**The PENRO, Sta. Monica, PPCity**

South National Highway,  
Bgy. Sta. Monica Puerto Princesa City  
Email Address: [cenroppchuc@yahoo.com](mailto:cenroppchuc@yahoo.com)  
Tel. Fax No.: (048) 433-0660

Republic of the Philippines  
Department of Environment & Natural Resources  
REGION IV  
COMMUNITY ENVIRONMENT & NATURAL RESOURCES OFFICE  
Narra, Palawan

FPA No. 045301-2228 X  
:  
:  
RECHIEL S. VILLAROSA  
(Applicant)  
X-----X

**Equiv. to Lot 10361, Cad. 799-D**  
Lot No. 75, Csd-4B-000050  
Area 611  
Barrio of Magsaysay  
Municipality of Aborlan  
Province of Palawan

**ORDER: APPROVAL OF APPLICATION AND ISSUANCE OF PATENT**

From the records of this case, it appears:

1. That the applicant is natural born Filipino citizen of the Philippines and is therefore qualified to acquire public lands through Free Patent;
2. That the land applied for has been classified as alienable and disposable and is subject to disposition under the Public Land Law;
3. That upon investigation conducted by Land Investigator/inspector/ DPLI Caesar V. Mantubig it was found out that the land applied for has been occupied and cultivated by the applicant himself through his/her predecessor-in-interest since June 12, 1945 or prior thereto;
4. That the notice for the acquisition of the land by the applicant has been published in accordance with law and that no others/person has provide a better right to the land applied for;
5. That there is no adverse claim involving the land still pending determination in this office; and
6. That the claim of the applicant as in all other aspect, complete and there is no record in this office of any obstacle to the issuance of patent.

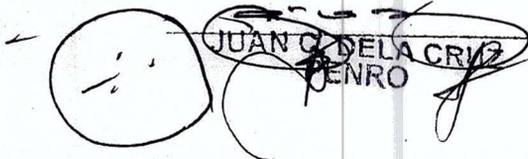
WHEREFORE, the occupation and cultivation of the land applied for as described in the caption hereof are hereby confirmed, and this application is hereby entered in the records of this office as Free patent Entry No. \_\_\_\_\_

As the applicant has already complied with all the land it is also hereby ordered that the necessary patent be prepared. For issuance, in favor of the applicant.

So ordered.

11 NOV 2013

COPY FURNISHED:  
The applicant  
The Executive director-manila  
The Provincial Assessor

  
JUAN C. DELA CRUZ  
DENRO

Republic of the Philippines  
 Department of Environment and Natural Resources  
 REGION IV  
 COMMUNITY ENVIRONMENT & NATURAL RESOURCES OFFICE  
 Marikina, Palawan

PP Application No. 045301-2228  
 Applicant: RACHEL S. VILLAROSA  
 Survey for: Geraldine Villarosa  
 Survey by: Engr. Romeo G. Trocino  
 Date of Survey: June 5-15, 2010

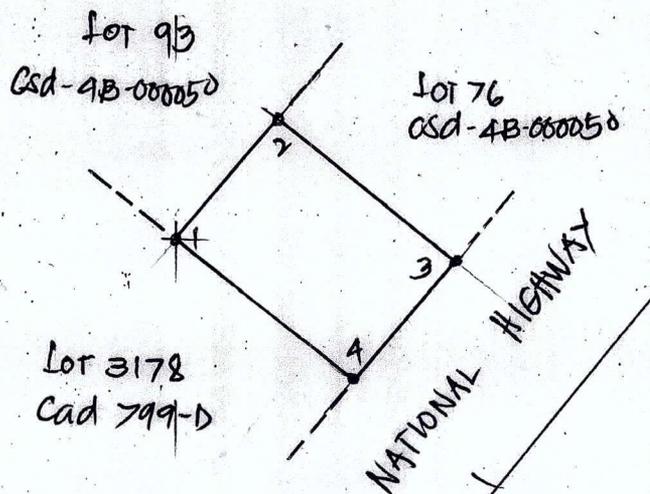
Survey No. Csd-4B-00050  
 From: to Lot 10361 Cad 799-D  
 Lot No. 75  
 Location: Magsaysay Abogan, Pal.  
 Cad/Map No. \_\_\_\_\_  
 Date Approved: March 26, 2012  
 Area: 611 sq. m.

TECHNICAL DESCRIPTION

THE LINE S 36-02W, 2,364.41 M, From TOLL # 1 Cad 799-D,  
Abogan Cadastre

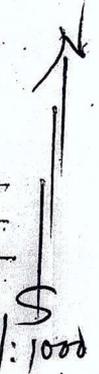
LINE	BEARINGS	DISTANCE	LINE	BEARINGS	DISTANCE
1-2	N 40-00 E	20.03 M	GS	CIV. CONC. MARKS - 1 x 40 CM.	
3	S 51-12 E	30.00 M			
4	S 40-00 W	20.69 M			
4-1	N 49-56 W	29.99 M			

SKETCH



T.D. Researched by: [Signature]  
 Sketched by: [Signature]  
 Checked by: \_\_\_\_\_  
 - 12.82      13.30  
 - 18.80      + 33.38  
 + 12.34      + 15.88

Date: 3-20-12  
 Date: 4-10-12  
 Date: \_\_\_\_\_



Republic of the Philippines  
Department of Environment & Natural Resources  
REGION IV  
COMMUNITY ENVIRONMENT & NATURAL RESOURCES OFFICE  
Narra, Palawan

April 25, 2012

Date

The Community Environment and  
Natural Resources Officer  
Land Management Services  
Narra, Palawan

Sir:

I have the honor to certify that on April 24, 2012, I personally visited and examined the land applied for by RECHIEL S. VILLAROSA, married to LARRY F. VILLAROSA under Free Patent Application No. 045301-2228, situated in the Sitio of Aborlan Barrio of Magsaysay Municipality of Aborlan Province of Palawan and in conformity with Circ. No. 80, report the following:

1. The occupation and cultivation of the applicant as far as I have been able to ascertain, date from 1990 and his occupation and cultivation have been open, continuous, exclusive, peaceful, and notorious
2. That the said land was first occupied and cultivated by spouses Gaudencio & Levy Villarosa in 1960 and the occupation and cultivation were continued by the applicant who acquire waiver of rights through (inheritance-purchase or donation) from his/her predecessor-in-interest (State degree of relationship and immediate predecessor-in-interest).  
If rights are claimed through inheritance and there are two or more heirs have relinquished whatever rights she may have sworn affidavits to that effect should be secured and attached to the report).
3. That the applicant died on still living and is survived by (State degree of relationship)
4. That the land applied/claimed by no edverse claimant whose Post Office address is
5. That of the 611 sq.m sq.m/hectares applied for whole hectares are under actual cultivation but not cultivated and none hectares are still untouched.
6. That the improvements on the land consist of the following assorted fruit trees, seasonal crops, and house
7. That the land applied for is alienable and disposible zone (Forest zone, Agri, Foreshore of Mangrove Swamp)
8. That the said land has been surveyed and is correspond to Lot No. 7C, Cad-4B-00050 which was declared Public Land (State whether Public Land Private Property)

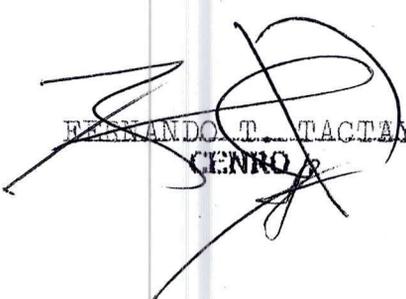
Republic of the Philippines  
Department of Environment and Natural Resources  
REGION IV  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Narra, Palawan

NOTICE OF APPLICATION FOR FREE PATENT

Notice is hereby given that RECHIEL S. VILLAROSA of Magsaysay, borlan, Palawan has filed with DENR-LMS an application under the provision of Chapter VII of Commonwealth Act No. 141 amended for a Free Patent to a tract of land situated in the Province of Palawan, Philippines, described as follows:

Lot No. 75 CSD 43-000050  
Area: 6.11 sq.m Location Magsaysay, borlan, Palawan

All adverse claims to the tract of land above-described must be filed in the DENR-LMS on or before the 17th of April 2012. Any claims not so filed will be forever barred.

  
BERNANDO T. TACTAY  
CENRO

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

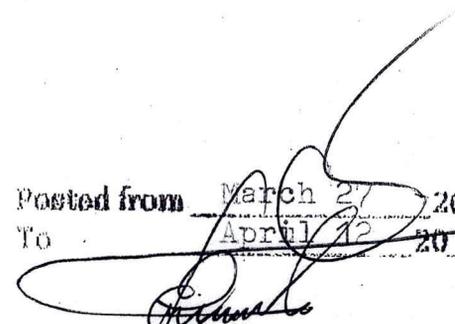
I, RECHIEL S. VILLAROSA married to LARRY F. VILLAROSA  
being first duly sworn to depose and say. That he is the same person who made application for the above-described that a copy of the above-notice and posted in conspicuous place on the land applied for on the 27th day of March 20 12 until April 12 2012.

  
RECHIEL S. VILLAROSA  
Applicant

SUBSCRIBED AND SWORN to before me this 13th day of April 20 12,  
affiant exhibited to me his/her Community Tax Certificate No. 16695587 issued  
on Jan. 24 2011 at Magsaysay, Aborlan, Palawan

  
CAESAR V. MANTUBIG  
LMI/DPLI

Posted from March 27 20 12  
To April 12 20 12

  
EDDIE ANECITO  
Pvt. Captain  
Barangay Official

OF THE PHILIPPINES)  
OF PALAWAN ) S.S  
LITY OF NARRA )

JOINT AFFIDAVIT IN SUPPORT  
TO FREE PATENT APPLICATION

HARRY TRUMAN JR.

MEDILA GAPUZ

MARRIED TO

PEPITO NAVARRO

MARILOU ARBIS

I, Filipino, of legal age, residents of the municipality of Aborlan, Palawan in accordance  
with the law, do hereby depose and say:

1. That we personally know RECKTEL F. VILLAROSA who has filed a Free Patent  
Application No. 045301-2228 for a tract of land in the municipality of  
Aborlan Province of Palawan;
2. That we are actual residents of the said municipality of Aborlan, Palawan and we  
know the land applied for very well;
3. That the applicant has continuously occupied and cultivated the land himself and of thru his  
predecessor in interest since July 4, 1945 or prior hereto and it is free from claims and conflicts;
4. That we are not related to the applicant either by consanguinity or by affinity and we are not  
personally interested in the land applied for not in granting of parents and
5. That to the best of our knowledge, belief and information, the applicant is natural born Filipino  
citizen of the Philippines and is not owner of more than 12 has. Of the land in the Philippines.

IN WITNESS WHEREOF we have hereunto set our hands and signed this affidavit this 17th  
day of AUGUST 2011 in the municipality of ABORLAN Province of Palawan.

HARRY TRUMAN JR.

Affiant

Res. Cert. No. 26497329

Issued on 4/30/11

At ABORLAN

PEPITO NAVARRO

Affiant

Res. Cert. No. 10695594

Issued on Jan. 20, 2011

At ABORLAN

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

Cesar V. Mantubigo

Spl. Land Inspector/Investigator/DPLI

REPUBLIC OF THE PHILIPPINES )  
PROVINCE OF : S.S.  
MUNICIPALITY OF \_\_\_\_\_ )

AFFIDAVIT OF WAIVER OF RIGHTS

That I, Levy F. Villarosa, Filipino of legal age single/married/widow/widower and with residence and postal address at Brgy. Magsaysay, Aborlan, Palawan, after having been duly sworn to in accordance with law depose and say:

That I am the actual occupant/claimant and original owner of a certain parcel of land with Lot No. 75, Csd-4B-000050 containing and area of 12.611 sq.m. square meters more or less located at Brgy. Magsaysay, Aborlan, Palawan more particularly described as follows:

Bounded on the North by: \_\_\_\_\_  
on the South by : \_\_\_\_\_  
on the East by : \_\_\_\_\_  
and on the West by: \_\_\_\_\_

That said parcel of land is described under Tax Declaration No. \_\_\_\_\_

That I had been in continuous occupation and possession of said parcel of land since 1960 to the present and occupation had never been contested by any adverse person:

That, for and in consideration for some valuable amount duly acknowledged by me from RECHEL S. VILLAROSA to my full satisfaction. I do hereby waive and transfer my rights together with all the improvements found therein over said parcel of land described above in favor of RECHEL S. VILLAROSA of legal age, single/married/widow/widower, and with residence and postal address at Brgy. Magsaysay, Aborlan, Palawan.

That, I hereby warrant to protect the rights of RECHEL S. VILLAROSA from any adverse claim or third party:

That I will not interpose nor object now or in the future he/she legally perfect his/her rights leading to the issuance of patent in his/her favor.

IN WITNESS WHEREOF, I have hereunto set my hands this 17th day of August 2011 19\_\_\_\_ at Narra, Palawan

Levy F. Villarosa  
(Affiant)

WITNESSES:

1. \_\_\_\_\_  
2. \_\_\_\_\_

SUBSCRIBED AND SWORN to before me on this 17th day of August 2011 19\_\_\_\_, affiant affixed his/her Res. Cert. No. \_\_\_\_\_ issued at \_\_\_\_\_ on \_\_\_\_\_.

Caesar V. Mantubig  
(Officer Authorized to Administer Oath)

DPLI  
Designation



Republic of the Philippines  
 Department of Environment and Natural Resources  
 Region IV- MIMAROPA  
 COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
 Narra, Palawan  
 Email address: [cenronarra\\_pal@yahoo.com.ph](mailto:cenronarra_pal@yahoo.com.ph)

**SUBJECT:**

CSD-4B-000050	X	(PLAN PSU-134531)
New Bantayan Farmers Association	:	Lot 1156, PIs-271
Rep. by Ricardo Dusong Et. Al	:	Identical to Lot 3175, Cad. 799-D
Intervenors	:	
X -----	X	Area: 100 Hectares
November 16, 2012		Brgy. Magsaysay, Aborlan, Palawan

The Community Environment and  
 Natural Resources Officer  
 Narra, Palawan

Sir,

In connection with the above-noted subject, I have the honor to submit the following report of investigation to wit:

The records show that the parcel of land applied for is particularly described as Lot 3175, Cad. 799-D, identical to Lot 1156, PIs-271 (Plan PSU-134531) and is inside the agricultural zone under Project No. 10-J, Block V, L.C. Map No. 2638 certified on March 9, 1971 with an area of 94.1960 hectares. The records further shows that PENRO Case No. 0318 entitled Toribio Ortega (deceased) now heirs of Toribio Ortega (Protestant) versus Sales Application No. V-13531 of Marietta P. Francisco Applicant-Respondent versus Gaudencio Villarosa, et al. now New Bantayan Farmers Association (NBFA) rep. by Ricardo Dusong et. al (Intervenors) have a decision under Order dated September 18, 2008 and further an Order Finality dated May 29, 2009 were granted in favor of the intervenors issued respectively by Regional Executive Director Marcial C. Amaro Jr. see attached Orders for your ready references.

It appearing further that subject lot was subdivided into smaller lots, from Lot 3175-1 up to 3175-150 both of Csd-4B-000050, equivalent to Lot 10287 up to 10416 both Cad. 799-D and was approved on March 26, 2012 in favor of the members of NBFA.

The applicants of the subject parcel of land are the qualified farmers and actual occupants and possessors who have introduced considerable improvements to their respective occupation, such as erected houses of light and semi-concrete materials, planted to fruit bearing coconuts, assorted fruit trees, seasonal crops and fences either through themselves and through their predecessor-in-interest.

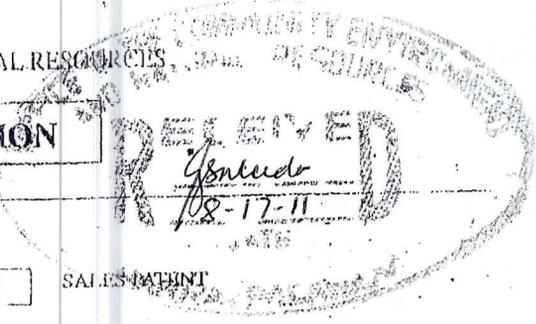
The applicants/occupants possess all the qualification and none of the disqualifications particularly with regards to actual occupation and possession of their actual occupation and cultivation thereon.

IN VIEW OF THE FOREGOING, it is respectfully recommended that the free patent application per land Act C.A. 141 as amended filed by the qualified farmers and actual occupants over their respective areas occupied situated in Magsaysay, Aborlan, Palawan, be given due course.

Very truly yours,

  
 CAESAR V. MANTUBIG  
 DPLI

**PUBLIC LAND APPLICATION**



Application No. 045301-2278; submitted to (DENR Office)

I. I hereby file this application for (check appropriate box):

- FREE PATENT       HOMESTEAD PATENT       SALES PATENT

If application is for sales patent, state the purpose of use to which it will be devoted.

- Agricultural       Residential       Mixed Use  
 Commercial/Industrial/Similar purpose      Others (Specify) \_\_\_\_\_

II. The land applied for is more particularly described as follows:

Lot No. 75 CS 43-000050 Survey No. 1156 RL-271 Area (has./sq.m.) 1.611 sq.m.  
 Location (Barangay, Municipality/City) Magsaysay, Aborlan, Palawan  
 Province of Palawan

III. My personal circumstances are as follows:

Name of applicant: RECHIEL S. VILLAROSA  
 Address: Magsaysay, Aborlan, Palawan  
 Age: 25 Place of Birth: Joke Rival, Aborlan, Pal. Citizenship: \_\_\_\_\_  
 Civil status: Married (if married, state name of spouse, birthplace, citizenship, residence address and attach his/her marital consent) LARRY F. VILLAROSA, MAGSAYSAY, ABORLAN, FIL. MAGSAYSAY, ABORLAN

If application is filed in the name of heirs of a deceased claimant, indicate names of predecessor-in-interest below:

Name: \_\_\_\_\_ Address: \_\_\_\_\_  
 Age: \_\_\_\_\_ Date of Birth: \_\_\_\_\_ Place of Birth: \_\_\_\_\_ Citizenship: \_\_\_\_\_  
 Civil Status: \_\_\_\_\_ Name of Spouse: \_\_\_\_\_

IV. Questions which must be answered by the applicant: (check appropriate box):

<p>1. To the best of your knowledge, information and belief, is the land applied for a public agricultural land outside any military/civil reservation, forest/timber, mineral &amp; national park?</p> <p><input checked="" type="checkbox"/> Yes      <input type="checkbox"/> No</p> <p>2. Do you have personal occupation/possession/cultivation of the land?</p> <p><input checked="" type="checkbox"/> Yes      <input type="checkbox"/> No</p> <p>If yes, since when? <u>1990</u>          from whom did you acquire the land? <u>Spouse &amp; Lenny</u>          Is your possession/cultivation of the land open, peaceful, notorious, continuous, public, adverse and exclusive in the concept of an owner?</p> <p><input checked="" type="checkbox"/> Yes      <input type="checkbox"/> No</p>	<p>3. Do you own:</p> <p>a) More than 12 hectares of land? (for Free Patent application)  <input type="checkbox"/> Yes      <input type="checkbox"/> No</p> <p>b) More than 5 hectares of land? (for Homestead application)  <input type="checkbox"/> Yes      <input type="checkbox"/> No</p> <p>4. Is the land applied for claimed by any other person or subject of any case/dispute involving ownership?  <input type="checkbox"/> Yes      <input type="checkbox"/> No</p> <p>5. Are you a CARP beneficiary?  <input type="checkbox"/> Yes      <input type="checkbox"/> No</p>
--	--

No other application 11/27/11

detail claimant - Lenny Villarosa  
 Covered by SA-V-13571 of Marietta Francisco - Pre-1973

I agree to all the conditions, terms, restrictions, prohibitions imposed on this patent application and to observe the liens, encumbrances, easements and servitudes provided by laws, rules and regulations and declare that I have met all the qualifications and none of the disqualifications require for this application provided by the pertinent laws.

I understand that if I willfully and knowingly submit false statement and apply for public land despite not being qualified to do so, my application shall be rejected or cancelled, and all amounts paid on account thereof shall be forfeited in favor of the government and I shall no longer be entitled to apply for any public land in the Philippines.

I have read and thoroughly understood this application and I affirmed that this was translated to the dialect that I understand and that all the statements therein are true and correct to my knowledge and belief.

Rechiel S. Villarosa  
 RECHIEL S. VILLAROSA  
 Applicant

SUBSCRIBED AND SWORN to before me, this 17th day of August, 2011, at Narra, Pal.  
 applicant exhibiting his/her Community Tax Certificate No. 46695587 issued at BTO Magsaysay  
 on 01-24 2011

Cesar V. Mantubig  
 CESAR V. MANTUBIG  
 Notary Public or  
 Officer Authorized to Administer Oath  
1595179

Doc. No. \_\_\_\_\_  
 Page No. \_\_\_\_\_  
 Book No. \_\_\_\_\_  
 Series of \_\_\_\_\_  
 IMPORTANT NOTE:

This application must be submitted in quadruplicate and must comply with all the requirements, otherwise, it will not be accepted. A check list of requirements for each kind of application form is attached to this document.