

EXTRAJUDICIAL SETTLEMENT WITH WAIVER OF RIGHTS

Notice is hereby given that the estate of the late **FRANCIS ALDIA ELAURIA**, who died on December 21, 2018 at San Lazaro hospital, Quiricada Street, Sta. Cruz Manila, that the said deceased at the time of his death left a motor vehicle and more particularly described as follows, to wit:
MAKE: TOYOTA ENGINE NO.: K3MF80644
SERIES: AVANZA 1,3E M/T
CHASSIS NO: MHKMIBE2FBK006198
TYPE OF BODY: WAGON PLATE NO.: AH9332
YEAR MODEL: 2015
MV FILE NO.: 1301-00000376272
O.R.: 1577715156 C.R. NO.: 216154864
That FURTHER, I, CARMELITAAALDEAELAURIA, do WAIVE, RENOUNCE, AND QUITCLAIM forever, whatever SHARE, RIGHT, INTEREST, OWNERSHIP AND PARTICIPATION we have in the above described Motor Vehicle to VIOLETA ELAURIA CASTILLO. And has been extrajudicially settled as Per Doc No. 405; Page No. 82; Book No. XLVIII; Series of 2019 Before Atty. NESTLE C. LIZARDO-CHAN., Notary Public
North South Journal 9,16,23, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE FLORDEVINIA B. SORIANO WITH WAIVER OF RIGHTS

Notice is hereby given that the estate of the late **FLORDEVINIA B. SORIANO**, who died on August 7, 2010 at Pasay City, that the said deceased at the time of her death left a certain residential house and lot as actual awardee/occupant known and identified as lot 119, Block 002, Phase 257, Phase 2, Area 1, Towerville Resettlement, Project, Bergy. Minuyan/Sto. Cristo, San Jose Del Monte City, Bulacan, which lot containing a total area of SIXTY TWO (62) SQUARE METERS, more or less; and JENNIFER BORJA SORIANO, for and in consideration of my love and affection towards to my father ERNESTO ANDRES SORIANO, I hereby WAIVE all my rights and interest as heirs in favor of my father ERNESTO ANDRES SORIANO, so as give him full ownership. And has been extrajudicially settled as per doc. No. 56141; Page No. 30; Book No. 774 Series of 2019 Before Atty. Cesar P. Santos., Notary Public
North South Journal 9,16,23, 2019

EXTRAJUDICIAL SETTLEMENT OF THE INTESTATE ESTATE OF THE LATE BERNALDO ERSANDO AND MARIA ERSANDO WITH WAIVER OF RIGHTS

Notice is hereby given that the estate of the late **BERNALDO ERSANDO AND MARIA ERSANDO**, who died on May 5, 2002 and April 22, 2010 at Brgy. Alulod, Indang, Cavite. That the said deceased at the time of their death, left a parcel of land located at Brgy. Alulod, Indang, Cavite covered by **TAX DECLARATION 10-0006-00902** containing an area of Thirteen Thousand Four Hundred Sixty Six (13,466) Square Meters, more or less. That Mateo S. Ersando; Francisca S. Ersando; Yoland E. Diokno; Carmencita G. Ersando; Liliosa E. Avilla and Madonna E. Garcia hereby waived to: Franklin S. Ersando; Sheryl S. Ersando; Ariel Ersando Diokno; Marife N. Diokno; Carlo Enrico G. Ersando; Michael E. Avilla; Emielou C. Avilla; Melvin E. Avilla and Marion V. Avilla and has been adjudicated by heir as per Doc No. 6298; Page No. 1239; Book No. CXXV; Series of 2019 Before Atty. Jose P. Bawalan, Notary Public.
North South Journal: December 2, 9, 16, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE

Notice is hereby given that the estate of the late **ALI HASSAN MOHAMMAD KOTB**, who died on October 17, 2016 in Saudi Arabia. That Ali Hassan Mohammad Kotb and Hanimah Mautante Dimaampao are the absolute and registered owner of two parcels of land located at Dasmariñas, Province of Cavite covered by **Transfer Certificate of Title No. 057-2014012754** and containing an area of One Hundred Fifty (150) Square Meters and has been adjudicated by heir as per Doc No. 2705; Page No. 529; Book No. CXXIV; Series of 2019 Before Atty. Jose P. Bawalan, Notary Public.
North South Journal: December 2, 9, 16, 2019

EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

Notice is hereby given that the estate of the late **NATIVIDAD LAVARES ARCIAGA**, who died on August 7, 2017 in Bacoor, Cavite. That the said deceased at the time of her death left the following properties:
a. Savings account with Metrobank, Molino Branch under account number 392-3392072250.
b. House and lot under financing with National Home Mortgage Finance Corporation (NHMFC) with outstanding balance of P2,603,624.58 Philippine Currency covered by **TCT No. T-485055**, situated at Phase 3, Block 4, Lot 2, Orchids St. corner Dahlia St., Citihomes, Molino 4, Bacoor City, Cavite.
That it is further agreed that the share of the husband - widower Carlos T. Arciaga Jr; and children Carlos Lino L. Arciaga III, Nathaniel L. Arciaga, Kathrina A. Urlanda is being WAIVED voluntarily in favor of CLARISE FLORENCE L. ARCIAGA and has been extrajudicially settled as per Doc No. 10; Page No. 3; Book No. I; Series of 2019, before Atty. OLIVER P. AGUSTIN, Notary Public
North South Journal: December 16, 23, 30, 2019

ERRATUM

This is to correct the entry made on DEED OF SELF-ADJUDICATION WITH SALE of the deceased **FRANCISCO D. LONTOK**, which read as Doc. No. 125; Page No. 25 but should be read as Doc. No. 156; Page No. 31. Published October 21, 28, November 4, 2019.
North South Journal December 16, 2019

EXTRAJUDICIAL SETTLEMENT OF ESTATE

Notice is hereby given that the estate of the late **EULOGIO DALUZ VIZCARRA**, who died on March 2, 2019 in Las Piñas City, and the deceased **EVERDINA GARFIN VIZCARRA**, who died on November 6, 1997 in Las Piñas City. that the said deceased at the time of their death left a parcel of land situated in the Barrio of Talon, Municipality of Las Piñas City, covered by **Transfer Certificate Of Title No. 313099** and containing an area of TWO HUNDRED SIXTY TWO (262) SQUARE METERS, more or less. and **Transfer Certificate Of Title No. 59915 (68846)** situated in the Barrio of Baclaran, Mun. of Parañaque, and containing an area of ONE HUNDRED AND FOURTEEN (114) SQUARE METERS. And has been extrajudicially settled as Per Doc No. 208; Page No. 43; Book No. II; Series of 2019 Before Atty. KATRINA BADON CANONCE., Notary Public
North South Journal December 2, 9, 16, 2019

EXTRA-JUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS

Notice is hereby given that the estate of the late **LUCITA I. YAP**, who died on January 17, 2015 in Quezon City, that the said deceased at the time of her death left a parcel of land situated in the Bo. Tatalon, Mun. of Cabuyao, Province of Laguna.covered by **Transfer Certificate Of Title No. T-348153** and containing an area of THIRTY SIX (36) sq. meters. By virtue hereof, the above-named parties have agreed, as they hereby agree individually and voluntarily renounce and waive any legal rights and participation in the above-described real property, registered in the name of decedent LUCITA YAP, in favor of their niece KATHRYN MICHELLE Y. DELA CRUZ and daughter of Sps. Francisco I. Dela Cruz and Leny Y. Cruz and has been extrajudicially settled as Per Doc No. 161; Page No. 37; Book No. IV; Series of 2015 Before Atty. AGUSTIN CABREDO., Notary Public
North South Journal December 2, 9, 16, 2019

DEED OF EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE JULIANA A. LAPUZ

Notice is hereby given that the estate of the late **JULIANA A. LAPUZ**, who died on December 1, 2018 at Navotas City, that the said deceased at the time of her death left a parcel of land situated at Brgy. Almacen, Sipac, Mun. of Navotas, Metro Manila Island of Luzon. Covered by **Transfer Certificate Of Title No. M-13255** and containing an area of SEVENTY ONE (71) SQUARE METERS more or less; and **Transfer Certificate of Title No. M-18388** situated in the Brgy. Of Almacen, Mun. of Navotas, Prov. Of Metro Manila and containing an area of TWO HUNDRED EIGHTEEN (218) SQUARE METERS, more or less. And has been extrajudicially settled as per doc. No. 56006; Page No. 3; Book No. 774 Series of 2019 Before Atty. Cesar P. Santos., Notary Public
North South Journal 9,16,23, 2019

ZAPOTE GLASS & ALUMINUM SUPPLY

No. 9 Zapote Commercial Complex, Zapote, Las Piñas City

MARIA FE C. TIMBOL

Proprietress

Tel.: 330-9545 / 348-7030

Cell. No.: 0922-8200138 / 0917-9271628

EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE LATE ROSALINDA O. ANG

Notice is hereby given that the estate of the late **ROSALINDA O. ANG**, who died on April 11, 2017, in Navotas City, that the said deceased at the time of her death left a parcel of land situated at Brgy. Loma de Gato, Mun. of Marilao, Prov. of Bul., Island of Luzon. Covered by **Transfer Certificate Of Title No. 040-2017002664** and containing an area of EIGHTY (80) SQUARE METERS more or less; and **Transfer Certificate of Title No. 040-2017002666** situated in the Brgy. Loma de Gato, Mun. of Marilao, Prov. of Bul., Island of Luzon and containing an area of NINETY THREE (93) SQUARE METERS, more or less; and **Transfer Certificate of Title No. 040-2017002665** situated in the Brgy. Loma de Gato, Mun. of Marilao, Prov. of Bul., Island of Luzon and containing an area of EIGHTY (80) SQUARE METERS, more or less; and **Transfer Certificate of Title No. 069-2017004696** situated on Poblacion (Harangan). Mun. of Tanay, Prov, of Rizal, Island of Luzon and containing an area of TWO HUNDRED EIGHTY (280) SQUARE METERS, more or less; and **Transfer Certificate of Title No. 069-2017004695** situated on Poblacion (Harangan). Mun. of Tanay, Prov, of Rizal, Island of Luzon and containing an area of TWO HUNDRED FIFTY ONE (251) SQUARE METERS, more or less; and **Transfer Certificate of Title No. 077-2017001258** situated in the Brgy. San Agustin, City of Trece Martires, Prov. of Cavite, Island of Luzon and containing an area of NINETY NINE (99) SQUARE METERS, more or less. And has been extrajudicially settled as per doc. No. 104; Page No. 21; Book No. 58 Series of 2019 Before Atty. Rogelio S. Constantino., Notary Public
North South Journal 9,16,23, 2019

EXTRA-JUDICIAL SETTLEMENT OF REAL ESTATE WITH WAIVER AND RENUNCIATION OF RIGHTS

Notice is hereby given that the estate of the late **ISIDRO G. LAPIDARIO AND ERLINDA P. LAPIRADIO**, who died on April 24, 2006 and April 3, 2010. That the deceased spouses at the time of their death left the following properties: **1. TCT No. T-116560**, located at Josefina A. Pascual Subd., Sta. Clara, Gen. Trias, Cavite, (approximately measuring 200 sqm) with improvements; **2. TCT No. T-252132**, located at Brgy. Sta. Clara, Gen. Trias, Cavite (approximately measuring 315 sqm) with improvements consisting of three door apartment; and **3. TCT No. T-150512** (approximately measuring 240 sqm) with improvements.
A. MERLITA P. LAPIDARIO hereby waives any and all rights over the **TCT No. T-116560** (approximately measuring 200 sqm) with improvements and agrees to CEDE, TRANSFER AND CONVEY unto their sister-in-law, nephew and niece: **1. JULITA B. LAPIDARIO**; **2. GEORGE BAYAS LAPIDARIO** and **3. SHIRLIE B. LAPIDARIO**.
b. **JULIA B. LAPIDARIO, GEORGE BAYAS LAPIDARIO and SHIRLIE B. LAPIDARIO** hereby waives any and all rights over the: a) **TCT No. T-252132**, located at Brgy. Sta. Clara, Gen. Trias, Cavite (approximately measuring 315 sqm) with improvements consisting of three door apartment; and b) **TCT No. T-150512** (approximately measuring 240 sqm) with improvements and agrees and hereby covenants to **CEDE, TRANSFER AND CONVEY** unto **MERLITA P. LAPIDARIO**, the full ownership and possession of the subject property and has been extrajudicially settled as per Doc No. 447; Page No. 91; Book No. III; Series of 2019 Before Atty. Rainer P. dela Fuente, Notary Public.
North South Journal: December 2, 9, 16, 2019