

**The Lord is like a strong tower, where the righteous can go and be safe.**

Proverbs 18:10

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# DIYARYO KABITENYO

Nagmamalasakit sa Ialawigan

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**Be alert, stand firm in the faith, be brave, be strong.**

1 Corinthians 16:13

## Cavite, Laguna, Batangas attract industrial projects

Top developers have been moving out of Metro Manila and flocking to the Cavite-Laguna-Batangas corridor due to its readiness for industrial activity, according to real estate advisory firm PRIME Philippines.

Cavite, Laguna and Batangas have attracted projects, ranging from office spaces to industrial lots and warehouses, with commercial land as something to look out for in the future, said PRIME's head of research Francis Mina, in a webinar on real estate market opportu-

nities in the area.

"It's now a lot easier to traverse north to south," said

Mr. Mina, speaking from his personal experience. "We've also seen cases of

municipalities in the region being converted to cities about by ecozones. cause of high indus-

trial and commercial activity brought about by ecozones." The firm report-

ed that Cavite, Laguna and Batangas have 365,000 square

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### Naic supports Miss World Philippines candidate

In a Facebook post, the local government of Naic, Cavite expressed its support to the candidate of Cavite for Miss World Philip-

pinos beauty pageant, who hails from their municipality.

The candidate is Mary Rose Andal Guiral of Brgy. Ban-

caan. The LGU accompanied Guiral in Numbering and Orientation held at Red Hotel, Cu-

han, Quezon City. mga pinakamalaking patimpalak sa larangan

"Tunay na kataiba ng puso na isang Naicueño ang makakasali sa isa sa mga pinakamalaking pagandahan sa ating bansa. Samahin natin at patuloy nating suportahan ang ating kinatawan sa Ms. World

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# DIYARYO KABITENYO

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Publisher-Editor

GENER BARCO  
Operations Manager

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Publishers Association of the Philippines, Inc.

## Fat around the heart linked to increased risk of heart failure

Having excess pericardial fat -- fat around the heart -- increases the risk of developing heart failure, especially in women, according to new Mount Sinai research.

Women with high amounts of pericardial fat are twice as likely to develop heart failure, while men are 50 percent more likely, according to the study, published in the May 24 online issue of the *Journal of the American College of Cardiology*. It is the largest study to identify the link between pericardial fat and heart failure, which could potentially lead to early intervention and heart disease prevention.

Researchers involved with a multi-institutional collaboration examined the association between pericardial fat and the risk of heart failure by using chest computed tomography (CT) scans from the Multi-Ethnic Study of Atherosclerosis (MESA), a medical research study sponsored by the National Heart, Lung, and Blood Institute of the National Institutes of Health. This prospective study used CT scans from nearly 7,000 women and men between 45 and 84 years of age across the United States with diverse racial backgrounds to measure pericardial fat. None of the participants had evidence of heart disease when the study began.

Researchers followed these participants for more than 17 years and noted that almost 400 of them developed heart failure. Their analysis found that excess pericardial fat was associated with a higher risk of heart failure in both women and men, even after adjusting for established risk factors for heart failure such as age, cigarette smoking, alcohol consumption, sedentary lifestyle, high blood pressure, high blood sugar, high cholesterol, and heart attacks.

(CAVITE... from page 1)

meters of total value growth.

The Philippine Economic Zone Authority (PEZA) is helping drive this growth in the area by increasing the number of economic zones, said PEZA Director-General Charito B. Plaza.

Meanwhile, industrial ecozones are concentrated in Laguna, though Batangas boasts the largest amount of land. Mr. Mina noted that accessibility and proximity to Metro Manila was observed as the key factor to land

"For nearly two decades we have known that obesity, based on simple measurement of height and weight, can dou-

(NAIC... from page 1)

Philippines na si Ms. Mary Rose Andal Guiral na taga Brgy. Bancan," the post

Ms. Mary Rose Andal Guiral. Hangad ko ang buong bayan ng iyong tagumpay," it Naic sa adbokasiya ni added.

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
BRANCH 15  
NAIC, CAVITE

IN THE MATTER OF THE PROBATE  
OF THE LAST WILL AND TESTAMENT  
OF THE LATE DELFIN ARAC AGUINALDO

SP-PROC. NO. NC-2018-44

**MA. TERESA B. PUNO**  
Petitioner

**ORDER**

After the appointment of **MA. TERESA B. PUNO**, as the executor of the estate of the decedent, **DELFIN ARAC AGUINALDO**, as per order dated December 18, 2020.

This shall serve as **NOTICE TO ALL CREDITORS**, having money claims against the decedent to file them in this Court, which shall not be more than twelve (12) nor less than six (6) months after the date of the first publication.

After expense, petitioner, Ma. Teresa B. Puno, is directed to have this Order published three (3) weeks successively in a newspaper of general circulation in the Province of Cavite, and to be posted for the same period in four public places in the Province of Cavite and in two public places in the Municipality of Naic, Cavite.

Provide copy of this Order to the petitioner and counsel for their compliance.

**SO ORDERED.**

Naic, Cavite, February 04, 2021.

(Sgd.) **LEIRO C. CASTIGADOR**  
Presiding Judge

Publication: **DIYARYO KABINTENO**  
Date: May 24, 31 and June 7, 2021

REPUBLIC OF THE PHILIPPINES  
LOCAL CIVIL REGISTRY OFFICE  
PROVINCE OF CAVITE  
MUNICIPALITY OF NAIC

**NOTICE OF PUBLICATION**

In compliance with Sec. 5 of R.A. 9648, a notice is hereby served to the public that (Petitioner) has filed with this Office a petition for Change of First Name from **ELAN to JES JEAN** in the birth certificate of **JUAN BALACANO SALCEDO**, born on **JUNE 24, 1957** at **NAIC, CAVITE**, child of spouses **CONRADO SALCEDO** and **IDA BALACANO**.

Any person adversely affected by said petition, may file his written opposition to this Office not later than **June 7, 2021**.

(Sgd.) **GLORIA P. BAGO**  
Municipal Civil Registrar

**DIYARYO KABINTENO** - May 24 & 31, 2021

Republic of the Philippines  
Province of Cavite  
**OFFICE OF THE CITY CIVIL REGISTRAR**  
Trece Martires City

**NOTICE OF PUBLICATION**

In compliance with Section 5 of Republic Act No. 9648, a notice is hereby served to the public that **FREDERICK D. SIERRA** has filed with this office a **PETITION FOR CHANGE OF FIRST NAME** from **"ALFIE" to "FREDERICK"** in the Certificate of Live Birth of **ALFIE DILAG SIERRA** who was born on **JANUARY 8, 1962** at **TRECE MARTIRES CITY, CAVITE** and whose parents are **ANDRES ROSARIO SIERRA** and **PUBLICACION SALCEDO DILAG**.

Any person adversely affected by said petition may file his/her written opposition with this office not later than **June 7, 2021**.

(Sgd.) **MAXIMO JR. L. LONTOC**  
City Civil Registrar

**DIYARYO KABINTENO** - May 24 & 31, 2021

**DEED OF EXTRA JUDICIAL SETTLEMENT OF THE ESTATE OF SERGIO SAYOTO, SR. WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late **SERGIO SAYOTO, SR.**, who died testate on September 3, 2017, at Dasmariñas City, Cavite, consisting of two (2) parcels of land with improvements located at Brgy. Poblacion, Dasmariñas, Cavite, consisting of an aggregate land area of **TWO HUNDRED SIXTY FIVE (265) SQUARE METERS** and covered by Transfer Certificate of Title No. T-1308807 and an area of **FIFTY SQUARE METERS AND FIFTY DECIMETERS (50.50)** and covered by Transfer Certificate of Title No. T-3506038 of the Registry of Deeds for the Province of Cavite, and improvement covered by Tax Declaration No. 05-005-00468 (house and fence) of the City Assessor's Office has been adjudicated and extra-judicially settled by and among his heirs in the following manner:

1. TCT No. T-1306018 (50.50 sq. m.) shall exclusively belong to **SERGIO SAYOTO, JR.**
2. TCT No. T-1506037 shall exclusively belong in co-ownership to the following heirs with their respective shares, to wit:
  - a. ANICLA SAYOTO GUEVARA - 44.2 sq. m.
  - b. DAIVA SAYOTO BADILO - 58.9 sq. m.
  - c. SYLVIA SAYOTO UTANES - 58.9 sq. m.
  - d. JOSEFINA SAYOTO BERVIDA - 58.9 sq. m.
  - e. NECHAS SAYOTO - 44.2 sq. m.
3. Improvements (House and Fence) shall belong to all heirs in equal shares.

on April 13, 2021 at Dasmariñas City, Cavite, Philippines before Notary Public Atty. Marlon O. Dupalag and entered in her Notarial Register as Doc. No. 500, Page No. 100, Book No. 16, Series of 2021.

(Sgd.) All Heirs

Publication: **DIYARYO KABINTENO**  
Date: May 17, 24 & 31, 2021

## Metabolic hormone 'leptin' linked to poor vaccine response

Reduced levels of a metabolic hormone known as leptin is linked to poor antibody responses in the general population, a Queensland study has found.

The researchers

and immune systems that could be used to develop new strategies for improving vaccine protection in vulnerable populations.

"Using multiple advanced techniques in immunology, genetics and biochemistry, our study found leptin directly promoted the development and func-

tion of cells which are vital in triggering an antibody response," Professor Yu said.

"In collaboration with global teams, we identified the reduction of an essential metabolic hormone called leptin was associated with compromised vaccine responses in both young and older individuals.

"As a result, we can now identify those who are at risk of not generating an antibody response after vaccination."

Professor Yu said leptin was a metabolic hormone largely produced by fat tissue.

"Vaccines have been known for a very long time to have a different efficacy for individuals," he said.

"Although our genetics partially counteract the difference, other factors are also essential.

"When we are fit and healthy, we have a much better vaccine efficacy."

**EXTRAJUDICIAL SETTLEMENT OF ESTATE  
OF DECEASED JULIETA V. SANCHEZ  
WITH ABSOLUTE SALE**

NOTICE is hereby given that the estate of the deceased **JULIETA V. SANCHEZ** who died intestate and single on September 28, 2002 at the University of Perpetual Help Medical Center, Las Piñas City, consisting of the following properties:

**TRANSFER CERTIFICATE OF TITLE NO. 25952  
(T-40398-A)**

**REGISTRY OF DEEDS FOR THE PASAY CITY  
METRO MANILA DIST. IV**

A parcel of land situated in the Barrio of Pamplona, Municipality of Las Piñas, Province of Rizal, Island of Luzon, containing an area of FIVE HUNDRED FORTY SIX (546) SQUARE METERS, more or less, including all the improvements constructed thereon,

**TRANSFER CERTIFICATE OF TITLE NO. 244195  
(T-47398-A)**

**REGISTRY OF DEEDS  
FOR THE PROVINCE OF RIZAL**

A parcel of land situated in the Barrio of Pamplona, Municipality of Las Piñas, Province of Rizal, containing an area of TWO HUNDRED SEVENTY SEVEN (277) SQUARE METERS, more or less, including all the improvements constructed thereon;

**TRANSFER CERTIFICATE OF TITLE NO. 163729  
REGISTRY OF DEEDS**

**FOR THE PROVINCE OF CAVITE**

A parcel of land situated in the Barrio of Niog, Municipality of Bacoor, Province of Cavite, Island of Luzon, containing an area of FOUR HUNDRED ONE (401) SQUARE METERS, more or less.

**TRANSFER CERTIFICATE OF TITLE NO. 418277  
(S-86513) T-53784-A**

**REGISTRY OF DEEDS  
FOR THE PROVINCE OF RIZAL**

A parcel of land situated in the Barrio of Pamplona, Municipality of Las Piñas, Province of Rizal, containing an area of ONE HUNDRED AND EIGHTY NINE (189) SQUARE METERS, more or less.

has been adjudicated and extrajudicially settled by and between her heirs, and for and in consideration of the amount of ONE MILLION THREE HUNDRED TWENTY THREE THOUSAND PESOS (P1,323,000.00), they do hereby sell, transfer and convey, unto **MARILYN M. LOZADA** and **JOSEPH MATTHEW M. LOZADA** (that certain parcel) of land covered by TCT NO. (118277) (S-86513) T-53784-A of the Registry of Deeds for the Province of Rizal, including the improvements constructed thereon on May 7, 2021 at Irosas City, Cavite before Notary Public Atty. Carlos Emmanuel C. Montoya and entered in his Notarial Register as Doc. No. 335, Page No. 67, Book No. VII, Series of 2021.

(Sgd.) Both Heirs

Publication: DIYARYO KABITENYO  
Dates: May 17, 24 & 31, 2021

No guy has a magic. Magic is in the heart of the girl loving the guy who can send her while being up in 'Cloud Nine' even with the mere touch on her fingertips.  
-Arnold S. Barco

**EXTRAJUDICIAL SETTLEMENT OF ESTATE**

NOTICE is hereby given that the estate of the late **ARCADIO ARIAS** and **AUREA ARIAS** who both died intestate in April 10, 1945 at Ospital ng Maynila and on January 6, 1955 at Elias Street, Sampaloc, Manila, respectively, both residents of Tanza, Cavite at the time of their death, consisting of parcel of land situated in Barangay Punta, Municipality of Tanza, Province of Cavite, containing an area of FORTY THOUSAND NINE HUNDRED FIFTY FIVE SQUARE METERS (40,955), more or less, covered by Transfer Certificate of Title No. (9814) RT-13433 of the Registry of Deeds for the Province of Cavite; as they are succeeded by their only child named **FILOMENA P. ARIAS**, married to Narciso F. Alarca by way of right representation; **FILOMENA P. ARIAS** and **NARCISO P. ALARCA** both died intestate on March 29, 1963 and on January 17, 1963 respectively, both residents of Tanza, Cavite at the time of their death, succeeded by his only daughter **ELEODORA ALARCA**, married to Domingo Y. Pangan - also both deceased by way of right of representation; **ELEODORA ALARCA** and **DOMINGO Y. PANGAN** both died intestate on June 7, 1991 in Rosario, Cavite and on April 29, 2008 at Sto. Nino De Tanza Medical and Diagnostic Center, Tanza, Cavite, respectively, both residents of Tanza, Cavite at the time of their death, succeeded by her two children namely: **RAMESES ALARCA PANGAN** and **RHODORA ALARCA PANGAN** has been adjudicated and extrajudicially settled by and between their heirs on May 14, 2021 in Tanza, Cavite, Philippines before Notary Public Atty. Julius B. Anza and entered in his Notarial Register as Doc. No. 351, Page No. 71, Book No. XI, Series of 2021.

(Sgd.) **ROMANO AGUSTIN DIOSANA PANGAN,**  
Son and Attorney-in-fact of **RAMESES ALARCA PANGAN** and **REGINALD PANGAN FLORES,** Son and Attorney-in-fact of **RHODORA PANGAN FLORES**

Publication: DIYARYO KABITENYO  
Dates: May 17, 24 & 31, 2021

## Potential new treatment target in the fight against COVID-19

The swift development of vaccines has provided a vital tool to combat the spread of the deadly SARS-CoV-2 virus, but challenges to reaching herd immunity posed by the rise of new mutations and the inability of immunosuppressed people to develop an effective immune

**DEED OF EXTRAJUDICIAL SETTLEMENT OF  
WITH ABSOLUTE SALE**

NOTICE is hereby given that the estate of the deceased **ALEJANDRO V. OBILLO** who died intestate on December 21, 2016 at Tanza Family General Hospital and Pharmacy, located in Barangay Daang Amaya II, Tanza, Cavite, consisting of (2) parcels of land one (1) with an area of ONE HUNDRED FIFTY ONE (151) square meters and another with an area of ONE HUNDRED FOURTEEN (114) square meters both without improvement erected thereon both located in Malawin, Tanza, Cavite and embraced by Transfer Certificate of Title Nos. T-353683 and T-803383, respectively, has been adjudicated and extrajudicially settled by and between his heirs; and for and in consideration of the total sum of EIGHT HUNDRED THOUSAND PESOS (P800,000.00), Philippine currency, they do hereby CEDE, TRANSFER, and CONVEY ABSOLUTELY and UNCONDITIONALLY by way of absolute sale, all their interest and rights of strict dominion over the (2) parcels of land one (1) with an area of ONE HUNDRED FIFTY ONE (151) square meters and another with an area of ONE HUNDRED FOURTEEN (114) square meters both without improvement erected thereon both located in Malawin, Tanza, Cavite and embraced by Transfer Certificate of Title Nos. T-353683 and T-803383 in favor of **EDWIN INABANGAN ICAGOPY** on May 14, 2021 in Tanza, Cavite before Notary Public Atty. Julius B. Anza and entered in his Notarial Register as Doc. No. 352, Page No. 71, Book No. XI, Series of 2021.

(Sgd.) Heirs-Sellers and **ANALYN ICAGOPY EBORA,**  
Attorney-in-Fact of BUYER  
**EDWIN INABANGAN ICAGOPY**

Publication: DIYARYO KABITENYO  
Dates: May 17, 24 & 31, 2021

against COVID-19 and CoV-2, the virus that other coronaviruses that causes COVID-19, infects cells by binding to ACE2 receptors. Chaprones like GRP78 are molecules that help regulate the correct folding of proteins, especially when a cell is under stress. But in some cases, viruses can hijack these chaprones to infect target cells, where they reproduce and spread. GRP78 has been implicated in the spread of other serious viruses, such as Ebola and Zika.

They found that GRP78 serves as a co-receptor and stabilizing agent between ACE2 and SARS-CoV-2, enhancing recognition of the virus' spike protein and allowing more efficient viral entry into host cells. While studies have shown that SARS-

**EXTRAJUDICIAL SETTLEMENT OF ESTATE WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the deceased **SFS. IMELDA CONVENTO** married to **SOCRATES CONVENTO**, consisting of a parcel of land with improvements existing therein, with an area of **ONE HUNDRED (100) SQUARE METERS** more or less, embraced and covered by Transfer Certificate of Title No. T-10784 and a parcel of land without improvements existing therein, with an area of **ONE HUNDRED TWENTY THREE (123) SQUARE METERS** more or less, embraced and covered by Transfer Certificate of Title No. T-10785 of the Registry of Deeds for the City of Cavite, both situated in the District of Cavite, City of Cavite, Is. of Luzon has been adjudicated and extrajudicially settled by and among their heirs in pro indiviso with waiver of share, right and participation over the above-described properties in favor of **MARIA ROSARIO CONVENTO SORIANO**, married to **JOSE P. SORIANO** on December 12, 2019 in Quezon City, Philippines before Notary Public Atty. Rogelio J. Bolivar and entered in his Notarial Register as Doc. No. 212; Page No. 44; Book No. XV-B, Series of 2019.

(Spil.) Legal heirs (Maria Rosario Convento Soriano with marital consent of Jose P. Soriano)

Publication: DIYARYO KABITENYO  
Dates: May 24, 31 and June 7, 2021

**Full-genome CRISPR screen reveals surprising ways neurons survive oxidative stress**

When a single human genome gene in a cell is turned on or off, its resulting presence or absence can affect the function and survival of the cell. In a new study appearing May 24 in *Nature Neuroscience*, researchers have successfully catalogued this effect in the human neuron by separately toggling each of the 20,000 genes in the

In doing so, they've created a technique that can be employed for many different cell types, as well as a database where other researchers using the new technique can contribute similar knowledge, creating a picture of gene function in disease across the entire spectrum of human cells.

**REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
OFFICE OF THE CLERK OF COURT  
DASMARIÑAS CITY, CAVITE**

**CHINA BANK SAVINGS, INC.,**  
Petitioner/Mortgagee,

File No. FC-DC-001-20  
**EXTRAJUDICIAL FORECLOSURE  
OF REAL ESTATE MORTGAGE  
UNDER ACT 3135, AS AMENDED  
BY ACT 4118**

**SFS. MARY ANN B. ORLANDA and  
JENNER Q. ORLANDA,**  
Respondents/Mortgagees.

**NOTICE OF SHERIFF'S SALE**

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, **CHINA BANK SAVINGS, INC.**, with postal address at CBS Building, No. 314 San Gil J. Pagar Ave., Makati City against the respondents/mortgagees, **MARY ANN B. ORLANDA and JENNER Q. ORLANDA** with postal address at Blk 14 Lot 17 L in Rizon Town and Country West, Molino III, Bacoor, Cavite and for the satisfaction of the mortgaged debt which as of 31 August 2020 amounts to **NINE HUNDRED SIXTY SEVEN THOUSAND THREE HUNDRED TWENTY PESOS & 97/100 (P967,320.97)**, exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned sheriff will sell at public auction on **June 30, 2021** at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Ground Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Baril II, Dasmariñas City, Province of Cavite to the highest bidder and for **CASH** as **CERTIFIED CHECK**, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

Transfer Certificate of Title No. 657-2015032011

IT IS HEREBY CERTIFIED that certain land situated in **BO. OF SALAWAG, MUN. OF DASMARIÑAS, PROV. OF CAVITE, IS. OF LUZON**, bounded and described as follows:

A PARCEL OF LAND (LOT 12, BLK. 9 OF THE CONSOLIDATED PLAN, PCS-04-017001, BEING A PORTION OF THE CONS. OF LOTS 3774-NEW, FLA-2386, 3775, 4581, 6582, 6583, 6584, 6585, 6586, 6587, 6588, 6589, 6590, 6591, 6592 & 6593, IMULSTATE, LRC REC. NO. 10229), SITUATED IN THE **BO. OF SALAWAG, MUN. OF DASMARIÑAS, PROV. OF CAVITE, IS. OF LUZON**, BOUNDED ON THE SW,

ALONG LINE 1-2 BY RD., LOT 25; ON THE NW, ALONG LINE 3-3 BY LOT 14, BLK. 9, ON THE NE, ALONG LINE 3-4 BY RD. LOT 1, AND ON THE SE, ALONG LINE 4-1 BY LOT 11, BLK. 9, ALL OF THE CONSOLIDATED PLAN, BEGINNING AT A PT. MARKED "1" ON PLAN BEING S. 42 DEG. 15 W. 715.07 M. FROM MON. NO. 174, IMULSTATE, THENCE N. 57 DEG. 08 W. 10.00 M. TO PT. 2; THENCE N. 32 DEG. 57 E. 12.50 M. TO PT. 3; THENCE S. 37 DEG. 08 E. 10.00 M. TO PT. 4; THENCE S. 32 DEG. 57 W. 12.50 M. TO THE PT. OF BEGINNING, CONTAINING AN AREA OF ONE HUNDRED TWENTY FIVE (25) SQ. METERS. ALL PTS REFERRED TO ARE INDICATED ON PLAN AND ARE MARKED ON THE GROUND BY PS CYL. CONC. MONS. 15X40 CM., BEARING TRUE, DATE OF ORIG. SURVEY, JAN. 27, 1921 AND THAT OF THE CONSOLIDATED SURVEY, JUNE 4-SEPT 29, 2001 AND WAS APPROVED ON JUNE 19, 2002.

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the encumbrance thereon, if there be any.

All sealed bids must be submitted to the undersigned on the above-stated time and date.

In the event the publication herein should not take place on the said date and time, it shall be held on **July 7, 2021**, at the same time and place without further notice.

24 May 2021, Dasmariñas City, Province of Cavite.

(Spil.) **RODRIGO C. ESTOGERO, JR.**  
Sheriff IV

(Spil.) **ATTY. MARCELA L. BAYBAY**  
Clerk of Court VI & Es-Officio Sheriff

Date of Rafile of Judicial Notices - 5 November 2020

Copy Furnished:

**CHINA BANK SAVINGS, INC.**  
CBS Building No. 314 San Gil J. Pagar Ave., Makati City

**MARY ANN B. ORLANDA and JENNER Q. ORLANDA**  
Blk. 14 Lot 17 Low Rizon Town and Country West,  
Molino III, Bacoor, Cavite

Notices posted at:

1. The Bulletin Board of Regional Trial Court, Dasmariñas City, Cavite
2. The Bulletin Board of Dasmariñas City Hall
3. The Bulletin Board of Dasmariñas City Post Office
4. The Bulletin Board of Dasmariñas City Public Market

Publication: DIYARYO KABITENYO  
Dates: May 31, June 7 & 14, 2021

"This is the key next step in uncovering the mechanisms behind disease genes," said Martin Kampmann, PhD, associate professor, Institute for Neurodegenerative Diseases and the UCSF Weill Institute for Neuroscience, noting that the work leverages recent advances in gene sequencing, stem cell technology, and CRISPR. "The work we're doing can provide insight into how changes in these genes lead to disease and allow us to target them with treatments." Kampmann said.

REPUBLIC OF THE PHILIPPINES  
FOURTH JUDICIAL REGION  
REGIONAL TRIAL COURT  
DASMARINAS CITY, CAVITE

NATIONAL HOME MORTGAGE  
FINANCE CORPORATION (NHMFC),

Petitioner/Mortgagee;

- versus -

File No. FC-DC-0151-21  
EXTRA JUDICIAL FORECLOSURE  
OF REAL ESTATE MORTGAGE  
UNDER ACT 3135, AS AMENDED  
BY ACT 4118

EDWIN B. SALVADOR, married to JOVINA B. SALVADOR  
and JULIO M. RAMOS, married to ELYRA L. RAMOS,  
Respondents/Mortgagees.

**NOTICE OF SHERIFF'S SALE**

Upon extra-judicial petition for sale under Act 3135, as amended by Act 4118 filed by the petitioner/mortgagee, NATIONAL HOME MORTGAGE FINANCE CORPORATION (NHMFC), a government owned and controlled corporation created under P.D. No. 1767, with postal address at 104 Amoroso St., Legaspi Village, Makati City against respondents/mortgagees, EDWIN B. SALVADOR, married to JOVINA B. SALVADOR and JULIO M. RAMOS, married to ELYRA L. RAMOS, with postal address at Villa Montevideo Lot 07, Block 09, Brgy. Salitran, Dasmariñas City, Cavite; 15298 Daang Bata St., San Agustin Village, Parangale City, M. M. and 461 Inoponod St., HGS. BO., Kabukiran City and for the satisfaction of the mortgaged debt which as of March 31, 2021 amounts to FIVE HUNDRED NINE THOUSAND ONE HUNDRED FIFTY THREE PESOS & 00/100 (P509,153.09), exclusive of all legal fees and expenses incidental to this foreclosure and sale, the undersigned Sheriff will sell at public auction on **July 1, 2021** at 10:00 o'clock in the morning or soon thereafter in the Court Room of Branch 90, Regional Trial Court, Grand Floor, Dasmariñas Community Affairs (DASCA) Building, Congressional Road, Buri II, Dasmariñas City, Province of Cavite to the highest bidder and for CASH or CERTIFIED CHECK, in Philippine Currency, the following described real property together with all the buildings and other improvements existing thereon, to wit:

**Transfer Certificate of Title No. T-451812**

IT IS HEREBY CERTIFIED that certain land situated in the Municipality of Dasmariñas, Province of Cavite bounded and described as follows:

A parcel of land (Lot 7, Blk. 9 of the subd. plan, Pcd-642106-081235, being a portion of Plan (LRC) Pre-69, LRC Reg. No. 3) situated in the Brg. of Salitran, Mun. of Dasmariñas, Prov. of Cavite, bounded on the SW, along line 1-2 by Lot 5, Blk. 9; on the NW, along line 2-3 by Road Lot 9 (4.00 m. wide); on the E, along line 3-4 by Lot 9, on the SE, along line 4-5 by Lot 8, south of Blk. 9, all of the subd. plan, beginning at a pt. marked "1" on plan, being 9.00 deg. 13'17", 974.05 m. from Mon. 138, Imao Estate, meter No. 70 deg. 15'W, 8.75 m. to pt. 2; thence N. 19 deg. 05'E, 4.00 m. to pt. 3; thence S. 70 deg. 55'E, 8.75 m. to pt. 4; thence S. 19 deg. 05'W, 4.60 m. to the pt. of beginning, containing an area of THIRTY FIVE (35) SQUARE METERS. All pts. referred to are indicated on the plan and are marked on the ground by PS, cyl. conc. mson. 15 x 60 cms., bearings true; date of original survey, July 27, 1905-June 11, 1909 and that of the subd. survey, Nov. 18-20, 1992 and was approved on Dec. 16, 1992.

is registered in accordance with the provision of the Property Registration Decree in the name of EDWIN B. SALVADOR, married to Jovina B. Salvador; and JULIO M. RAMOS, married to Elyra L. Ramos, all of legal age, all Filipino

Prospective buyers and/or bidders are hereby enjoined to investigate for themselves the title of the said real property and the circumstances thereon, if there be any.

All sealed bids must be submitted to the undersigned on the above-stated time and date.

In the event the publication herein should not take place on the said date and time, it shall be held on **July 8, 2021**, at the same time and place without further notice.

15 April 2021, Dasmariñas City, Province of Cavite.

(Sgd.) RODRIGO C. ESTOGERO, JR.  
Sheriff IV

(Sgd.) ATTY. MARCELA L. RAYBAY  
Clerk of Court VI & Ex-Officio Sheriff

Copy furnished:

NATIONAL HOME MORTGAGE FINANCE CORPORATION (NHMFC)  
104 Amoroso St., Legaspi Village, Makati City

EDWIN B. SALVADOR, married to JOVINA B. SALVADOR and  
JULIO M. RAMOS, married to ELYRA L. RAMOS  
Villa Montevideo Lot 07, Block 09, Brgy. Salitran, Dasmariñas City, Cavite;  
15298 Daang Bata St., San Agustin Village, Parangale City, M. M. and  
461 Inoponod St., HGS. BO., Kabukiran City

Notice posted at:

1. The Bulletin Board of Regional Trial Court, Dasmariñas City, Cavite
2. The Bulletin Board of Dasmariñas City Hall
3. The Bulletin Board of Dasmariñas City Post Office
4. The Bulletin Board of Dasmariñas City Public Market

Publication: DIYARYO KABITENYO  
Dates: May 31, June 7 & 14, 2021

## Mild COVID-19 induces lasting antibody protection, study finds

Months after re- bies wane quick- nity." During a viral in- covering from mild ly after infection with fection, antibody-pro- cases of COVID-19, the virus that causes fection, antibody-pro- people still have im- COVID-19, and main- ducing immune cells- mune cells in their stream media inter- rapidly multiply and- body pumping out preted that to mean circulate in the blood, antibodies against that immunity was not driving antibody lev- the virus that causes long-lived," said senior els sky-high. Once the COVID-19, accord- author Ali Ellebedy, infection is resolved, ing to a study from PhD, an associate pro- must such cells die off, researchers at Wash- fessor of pathology & and blood antibody- ington University immunology, of medi- levels drop. A small- School of Medicine cine and of molecular population of anti- in St. Louis. Such microbiology. body-producing cells, cells could persist for "But that's a mis- called long-lived plas- a lifetime, churning interpretation of the ma cells, migrate to the out antibodies all the data. It's normal for bone marrow and settle in, where they continu- while, antibody levels to go in, where they continu- The findings, down after acute in- ally secrete low levels- published May 24 in fection, but they don't of antibodies into the the journal Nature, go down to zero; they bloodstream to help- suggest that mild plateau. Here, we guard against anothe- cases of COVID-19 found antibody-pro- er encounter with the- leave those infected ducing cells in peo- virus. protection and that ple 11 months after The key to fig- protection and that first symptoms. These uring out whether- repeated bouts of ill- cells will live and pro- COVID-19 leads to- nesses are likely to be duce antibodies for the long-lasting antibody- uncommon, rest of people's lives. protection, Ellebedy- "Last fall, there That's strong evidence realized, lies in the- were reports that un- for long-lasting immu- bone marrow.

Republic of the Philippines  
Fourth Judicial Region  
Regional Trial Court of Cavite  
Office of the Clerk of Court & Ex-Officio Sheriff  
New Justice Hall, J.P. Rizal Avenue, Kaybagal South, Tagaytay City

**BPI FAMILY SAVINGS BANK, INC.,**  
Petitioner-Mortgagee.

EIFNO, TG-21-003  
For: Extra-judicial Foreclosure of  
Real Estate Mortgage under Act No. 3135, as  
amended by Act No. 4118

**JOHN PAUL C. ALFARO**  
BY: **FARRAH MAE M. ALFARO (AIF)**  
A.K.A FARRAH MAE ALFARO,  
Respondent's Mortgagee/Borrower's  
X-----X

**SECOND NOTICE OF EXTRA-JUDICIAL SALE**

Upon extra-judicial foreclosure sale under Act 3135, as Amended by Act No. 4118, filed by Mortgagee, **BPI FAMILY SAVINGS BANK, INC.**, a banking corporation duly organized and existing under the laws of the Philippines, with principal office and place of business addresses at (1) 109 Dela Rosa St., corner Paseo de Roxas, Makati City and (2) BPI Buena Vista Center 27<sup>th</sup> Flr., BPI Buena Vista Center Bldg. 372 Sen. Gil Puyat Ave., Brgy. Bel-Air, Makati 1209 pursuant to the terms and conditions of the Mortgage Loan Agreements ("MORTGAGE") both executed and notarized on January 8, 2015 by Borrower/Mortgagee, **JOHN PAUL C. ALFARO**, single, of legal age, Filipino, with residence and postal addresses at (1) B7 L15 Sate Nielsen St., Seaman's Village, Brgy. Pielá Sampaloc-3, Dasmariñas, Cavite and (2) Unit 2003, 20th Floor, Tower 3, Wind Residences, Emilio Aguinaldo Highway, Brgy. Maharlika West, Tagaytay City, Cavite, represented by **FARRAH MAE ALFARO** as per irrevocable Special Power of Attorney executed and notarized on November 27, 2014, in favor of the Petitioner/Mortgagee, over a real estate property including improvements thereon, described in and covered by Condominium Certificate of Title No. **076-2016001091** of the Registry of Deeds for Tagaytay City, in order to satisfy the outstanding loan obligation of the Borrower/Mortgagee in the amount of **TWO MILLION EIGHT HUNDRED TWENTY SEVEN THOUSAND SIX HUNDRED SEVEN PESOS & 41/100 (Php2,827,607.41)** inclusive of interest, penalties and other charges, as of January 6, 2021, the undersigned Clerk of Court & Ex-Officio Sheriff of the Regional Trial Court of Cavite thru his deputy, **ALEX E. MARTINEZ**, will sell at public auction on April 15, 2021 at **10:00 o'clock in the morning** or soon thereafter, at the New Hall of Justice of Tagaytay City, to the highest bidder, for Cash or Manager's Check and in Philippine Currency, the following properties with all its improvements thereon, to wit:

**CONDOMINIUM CERTIFICATE OF TITLE**  
**NO. 076-2016001091**  
Registry of Deeds for Tagaytay City

IT IS HEREBY CERTIFIED that the unit identified and described as:

**TOWER 3 - 20<sup>th</sup> FLOOR**  
**UNIT - 2003**  
**RESORT RESIDENTIAL UNIT - 1**  
**UNIT AREA - 28.72 SQ.M.**

in the diagrammatic floor plan appended to the enabling or master deed of the condominium

proceeds announced on TRANSFER CERTIFICATE OF TITLE 2012004157, 2012004158, 2012004159 which embraces and describes the land located at MAHARLIKA WEST, TAGAYTAY CITY with an area of SEVENTEEN THOUSAND SIX HUNDRED SIXTY-TWO (17,662) Square Meters, registered in the name of:

**Owner: JOHN PAUL C. ALFARO, OF LEGAL AGE, SINGLE, FILIPINO**

**Address: BLOCK 7, LOT 15 SEAMANS VILLAGE, BARANGAY SAMPALOC 3, PIELA, DASMARIÑAS CITY, CAVITE, PHILIPPINES**

In the event the public auction should not take place on the said date, it shall be held on **July 8, 2021 at 10:00 o'clock in the morning** without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the **CONDOMINIUM CERTIFICATE OF TITLE NO. 076-2016001091** the encumbrances thereon, if any there be.

All sealed bids must be submitted to the undersigned on the above stated time and date.

Tagaytay City, Philippines, May 30, 2021.

(Sgd.) **ATTY. VARRA ANN A. VARIAS-DIMAYUGA**  
Clerk of Court & Ex-Officio Sheriff

(Sgd.) **ALEX E. MARTINEZ**  
Sheriff In-Charge

**WARNING**

**IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW**

Copy Furnished:

**BPI FAMILY SAVINGS BANK, INC.,**  
Mortgagee  
BPI Buena Vista Center 27<sup>th</sup> Flr., BPI Buena Vista Center Bldg. 372 Sen. Gil Puyat Ave., Brgy. Bel-Air, Makati 1209

**BPI FAMILY SAVINGS BANK, INC.,**  
Mortgagee  
109 Dela Rosa St., corner Paseo de Roxas, Makati City

**JOHN PAUL C. ALFARO**  
**FARRAH MAE M. ALFARO (AIF)**  
Mortgagees  
Unit 2003 20<sup>th</sup> Floor, Tower 3, Wind Residences, Emilio Aguinaldo Highway, Brgy. Maharlika West, Tagaytay City, Cavite

**JOHN PAUL C. ALFARO**  
**FARRAH MAE M. ALFARO (AIF)**  
Mortgagees  
Blk. 7 Lot 15 Sate Nielsen St., Seaman's Village, Brgy. Pielá Sampaloc-3, Dasmariñas, Cavite

Publication - **DIYARYO KABITENYO**  
Date - May 31, June 7 & 14, 2021

REPUBLIC OF THE PHILIPPINES  
REGIONAL TRIAL COURT  
FOURTH JUDICIAL REGION  
BRANCH 109, CARMONA, CAVITE

IN RE: PETITION FOR THE CANCELLATION OF LEGAL ENCUMBRANCE ON TRANSFER CERTIFICATE OF TITLE NO. 057-2020017913 BASED ON SECTION 7 OF REPUBLIC ACT NO. 36.

LRM-C-GMA-2021-08

**BENJAMIN TSAI CHUNG,**  
Petitioner,

THE REGISTER OF DEEDS FOR THE PROVINCE OF CAVITE,

Respondent.

**NOTICE OF HEARING**

There is a petition filed by petitioner through counsel for the cancellation of legal encumbrance on TCT No. 057-2020017913 on the grounds alleged therein.

NOTICE IS HEREBY GIVEN that said petition has been set for hearing on **July 27, 2021 at 1:30 o'clock in the afternoon**, before this Court, on which date, time and place, any person interested is cited to appear and show cause why the same should not be granted.

Let this Notice be published once a week for three consecutive weeks in a newspaper of general circulation in the Province of Cavite.

Likewise let a copy of this Notice and that of the petition be furnished the Registry of Deeds, Triana-Martinez City, Cavite and the same be posted by the sheriff of this Court in three (3) conspicuous places where the property is located.

Witness my hand and seal of this Court this 15th day of April 2021 at Carmona, Cavite, Philippines.

(Sgd.) **BON GERARDO D. ASCAÑO**  
Clerk of Court VI

Publication - **DIYARYO KABITENYO**  
Date - May 31, June 7 & 14, 2021



Republic of the Philippines  
Province of Cavite  
Municipality of Alifonso

**OFFICE OF THE MUNICIPAL CIVIL REGISTRAR**

**NOTICE FOR PUBLICATION**

In compliance with Section 5 of R.A. No. 9648, a notice is hereby served the public that **GILBERTO ESTELEYDEZ FENOL** has filed with this office a petition for change of first name from **GILBERTO** to **GILBERTO** in the birth certificate of **GILBERT E. FENOL** who was born on August 15, 1961 at Cayubaga, Alifonso, Cavite, and whose parents are **Lorenzo R. Fenol** and **Neelias F. Esteleydes**.

Any person adversely affected by said petition may file his written opposition with this Office not later than **June 14, 2021**.

(Sgd.) **TERESITA A. GALANG**  
Civil Registrar

DIYARYO KABITENYO - May 31 and June 7, 2021

Republic of the Philippines  
MUNICIPAL CIVIL REGISTRY OFFICE  
MUNICIPALITY OF TANZA  
Province of Cavite

Publication Notice  
R.A. 10172

**NOTICE TO THE PUBLIC**

Date: May 28, 2021

**CCE-0018-2021**

In compliance with the publication requirement and pursuant to OCRG Memorandum Circular No. 2013-1 Guidelines in the Implementation of the Administrative Order No. 1, Series of 2012 (IRR on R.A. 10172), Notice is hereby served to the public that **MA. AIREEN A. VALLEJO** has filed with this Office, a petition for CORRECTION OF ENTRY IN CHILD'S DATE OF BIRTH (OCRG Copy) from "NOVEMBER 20, 1965" to "OCTOBER 18, 1965", as the Certificate of Live Birth of one **MA. AIREEN ARAYATA VALLEJO**, who was born on November 20, 1965 at Poblacion, Tanza, Cavite of parents Pedro S. Vallejo & Juliana B. Araya.

Any person adversely affected by said petition may file his/her written opposition with this Office not later than **June 14, 2021**.

(Sgd.) **MA. THERESA J. CESA**  
Municipal Civil Registrar

DIYARYO KABITENYO - May 31 and June 7, 2021

**EXTRAJUDICIAL SETTLEMENT OF ESTATE OF THE DECEASED MYRA MANGLALLAN LACSON**

NOTICE is hereby given that the estate of the late **MYRA MANGLALLAN LACSON** who died intestate on June 3, 2012, at Makati City, consisting of the following properties described as follows:

**TCT NO. T-278336 - Registry of Deeds for the Province of Cavite**

A parcel of land situated in the Bn. of Bacandala, Mun. of Imus, Prov. of Cavite, containing an area of ONE HUNDRED EIGHTY (180) SQ. METERS.

**HOUSE - TAX DECLARATION NO. 09-0018-04567;**

**TCT NO. T-338747-Registry of Deeds for Caloocan City**

A parcel of land situated in Brgy. of Depayo, Caloocan City, Metro Manila, Island of Luzon, containing an area of FIFTY FIVE (55) SQ. METERS, more or less.

**HOUSE - TAX DECLARATION NO. 14-166-78847-R.**

has been adjudicated and extrajudicially settled by and between their heirs, **Audrey Danielle M. Lacson** waived all her rights and interest in favor of **RONALDO B. LACSON**, on September 30, 2019 at the City of Imus, Cavite before Notary Public Atty. Carlos Emmanuel C. Montoya and entered in his Notarial Register as Doc. No. 451; Page No. 91; Book No. XVIII, Series of 2019.

(Sgd.) Both Heirs

Publication : DIYARYO KABITENYO  
Dates : May 31, June 7 & 14, 2021

**EXTRA JUDICIAL SETTLEMENT OF THE ESTATE OF PABLO GALLARDO PEPA**

NOTICE is hereby given that the estate of the late **PABLO GALLARDO PEPA** who died intestate on March 31, 1993 at Quezon City, NCR, consisting of two properties in Municipality of Mendez, Province of Cavite, and more particularly described as follows:

**A. House and Lot covered by Tax Declaration No. 219-** lot is situated in J.P. Rizal Street, Brgy. Poblacion II, Mendez, Cavite, containing an area of ONE HUNDRED THIRTY SIX (136) SQUARE METERS and the house has an area of NINETY (90) SQUARE METERS.

**B. Lot covered by Tax Declaration No. 14 9802 982E-** lot is situated in J.P. Rizal Street, Brgy. Poblacion II, Mendez, Cavite, containing an area of SEVEN HUNDRED FORTY SEVEN (747) SQUARE METERS.

has been adjudicated and extrajudicially settled by and among his heirs in equal shares on October 19, 2020 at Great Martines City, before Notary Public Atty. Celia M. Chua and entered in her Notarial Register as Doc. No. 31; Page No. 99; Book No. XLV; Series of 2020.

(Sgd.) All Heirs

Publication : DIYARYO KABITENYO  
Dates : May 31, June 7 & 14, 2021

**AFFIDAVIT OF SELF-ABANDICATION WITH SALE**

NOTICE is hereby given that the estate of the late **SPOUSES HERMOGENES MERCADO and FELICIANA PILAR** who both died intestate on May 21, 1986 and December 4, 1984 respectively, both in Tanza, Cavite, Philippines, consisting of a parcel of land and all improvement erected thereon situated in the Municipality of Tanza, Prov. of Cavite, Island of Luzon, covered by Transfer Certificate of Title no. (T-9403) R3-1822 of the Registry of Deeds for the Province of Cavite, containing an area of NINE HUNDRED TWO (902) SQUARE METERS; more or less, has been self adjudicated and extrajudicially settled by their sole heir **RENATO F. MERCADO**; For and in consideration of the sum of SIX HUNDRED THOUSAND PESOS (P 600,000.00), do hereby SELL, CHIDE, TRANSFER AND CONVEY, by way of Absolute Sale unto SPOUSES **JULIUS B. ARCA and SHERILYN V. PINPIN ARCA**, on May 21, 2021 in the Municipality of Tanza, Province of Cavite, Philippines before Notary Public Atty. Soledad R. Campbell-Sigatan and entered in her Notarial Register as Doc. No. 0906; Page No. 453; Book No. X3; Series of 2021.

(Sgd.) Affiant

Publication : DIYARYO KABITENYO  
Dates : May 31, June 7 & 14, 2021

**PAGKAKALOOR NA NAGKAKABISA SA PAGYAO**

IPINAALAM sa lahat na ang naiwang ar-arisan ng yamang mag-uunawang sina **BASILIO AQUINO at AMBROSIA TANTAY**, retroceding may-ari at nakikilalang sa isang pumalang lupa sa maunang ng kalaladng Daang Hari, Molina, Bacoor City, Cavite habib ng TCT No. 057-RT2014037987 (L-3269) nilabas sa pamamagitan ng Pataalaan ng Probinsya ng Cavite, na may sikat na Talang Daang Libo, Waking Daan at Dalawang (2) Apas (300,824) metro kwadrado ay sumailalan sa **KASULATAN SA PAGHARAP (HATI NG NAIWANG-ARI-ARIAN NA MAY KASUNDUAN SA LABAS NG HUKUMAN NG YUMAONG BASILIO A. AQUINO at AMBROSIA TANTAY** palor-kina Ginoong Ramonillo Nepomuceno et. al., at-omayno in Atty. JOEL O. GORDOLA sa may Dalang Bilang 499; Paloro Bilang 98 Aklat Bilang 374-B; Tanx 2009 at ang kanyang behal at karpapan sa maunang maunang ng lupa sa ikatapat (10) ng kalaladng ng maunang lupa, gawag ng maunang katalalan ay **INILIPAT at ISINANALIN at NAZARIA T. AQUINO** kay **ELISA A. BONQUILLO** at sa kanyang kalaladng ng hapatang maunang ng lupa sa, na magkakatibay sa maunang ng **NAGKAKALOOR** ay yuma, ngatayo in Atty. Antonio T. Nicolas sa may Kas. Bilg. 230, Dalang Bilg. 47; Aklat Bilg. 30, Talang 2019.

(Sgd.) Nagkakatibay at Pinagkakalatnan.

Publication : DIYARYO KABITENYO  
Dates : May 31, June 7 & 14, 2021

**Defective gene slows down brain cells**

Although many an Union alone, about three million people forms of autism spectrum disorder (ASD) are affected by an are thought to have genetic causes, the cellular and molecular functions of the identified genes remain unclear. Scientists at the Institute of Science and Technology (IST) Austria studied a high-risk gene and discovered its important role during a critical phase of brain development.

Others have severe disabilities. What the different forms have in common is difficulty with social interaction and communication, as well as repetitive-stereotypic behaviors. Mutations in a few hundred genes are associated

with ASD. One of them almost certainly leads to a disorder. But how exactly does this gene affect the brain? To learn

more about it, Jasmin Morandell and Lena Schwarz, PhD students at Professor Gaia Novarino's research group, turned to mice whose Cullin 3 gene has been

deactivated and compared them to their healthy siblings. Their results have just been published in the journal Nature Communications.



**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF FELIPE ALCARAZ TIBAYAN AND MIGUELA MANIMTIM TIBAYAN WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the deceased **FELIPE ALCARAZ TIBAYAN** and **MIGUELA MANIMTIM TIBAYAN** who both died intestate on December 24, 2010 and November 3, 2019, at Silang, Cavite, respectively, consisting of a parcel of land located at Brgy. Cahangan, Municipality of Silang, Province of Cavite, covered by Transfer Certificate of Title No. (T-578998) 9487, of the Registry of Deeds for Tagaytay City, containing an area of **TWELVE THOUSAND FOUR HUNDRED NINETY FOUR (12,494) SQUARE**, more or less, has been adjudicated and extra-judicially settled by and among their heirs in equal shares; and for and in consideration of the sum of **THREE MILLION SEVEN HUNDRED FORTY EIGHT THOUSAND TWO HUNDRED PESOS (Php3,748,200.00)**, Philippine Currency, they do hereby **SELL, TRANSFER, CONVEY and DELIVER**, by way of Absolute Sale, into **ZIMLA MORIA DEVELOPMENT CORPORATION**, the Transfer Certificate of Title No. (T-578998) 9487 on May 22, 2021 at Trece Martires City before Notary Public Atty. Celia N. Cross and entered in her Notarial Register as Doc. No. 138; Page No. 28; Book No. LVIII, Series of 2021.

(Sgd.) Heirs/Sellers and Buyer (**ZIMLA MORIA DEVELOPMENT CORPORATION** represented by **Francisco Tin Laurel, Jr.**)

Publication: **DIYARYO KABITENYO**  
Date: May 31, June 7 & 14, 2021

**EXTRA JUDICIAL SETTLEMENT OF ESTATE OF SPOUSES ENGRACIO A. VICEDO and ROSITA F. VICEDO WITH DEED OF ABSOLUTE SALE**

NOTICE is hereby given that the estate of the deceased **SPOUSES ENGRACIO A. VICEDO and ROSITA F. VICEDO** who both died intestate on February 14, 2012 and July 17, 2018 at Silang, Cavite, respectively, consisting of a parcel of land located at Brgy. Cahangan, Municipality of Silang, Province of Cavite, covered by Transfer Certificate of Title No. (T-54495-) 21113, of the Registry of Deeds for Tagaytay City, containing an area of **FIVE THOUSAND (5,000) SQUARE METERS**, more or less, has been adjudicated and extra-judicially settled by and among their heirs in equal shares; and for and in consideration of the sum of **ONE MILLION FOUR HUNDRED FIFTY EIGHT THOUSAND SEVEN HUNDRED FIFTY PESOS (Php1,458,750.00)**, Philippine Currency, they do hereby **SELL, TRANSFER, CONVEY and DELIVER**, by way of Absolute Sale, into **ZIMLA MORIA DEVELOPMENT CORPORATION**, the Transfer Certificate of Title No. (T-54495-) 21113, on May 22, 2021 at Trece Martires City before Notary Public Atty. Celia N. Cross and entered in her Notarial Register as Doc. No. 142; Page No. 29; Book No. LVIII, Series of 2021.

(Sgd.) Heirs/Sellers with conformity of **ZIMLA MORIA DEVELOPMENT CORPORATION** represented by **Francisco Tin Laurel, Jr.**

Publication: **DIYARYO KABITENYO**  
Date: May 31, June 7 & 14, 2021

**DEED OF EXTRAJUDICIAL SETTLEMENT OF THE ESTATE OF MANUEL S. CASTILLO WITH WAIVER OF RIGHTS**

NOTICE is hereby given that the estate of the late deceased **MANUEL S. CASTILLO** who died intestate on May 13, 2019 at Sentara Way, Virginia Beach, USA, consisting of a parcel of land without any improvement erected thereon, located at Cuyland, de Ocampo, Trece Martires City, and covered by Transfer Certificate of Title No. T-212369 of the Registry of Deeds for the Province of Cavite, containing an area of **ONE THOUSAND TWENTY THREE (1,023) SQUARE METERS**, more or less, has been adjudicated and extra-judicially settled by and between his heirs in equal share, pro indiviso, with waiver of all rights, interests and participation over the estate in favor of **MARK JOELA S. CASTILLO** on May 24, 2021 at Province of Cavite before Notary Public Atty. Jose R. Borwain and entered in his Notarial Register as Doc. No. 396; Page No. 40; Book No. V; Series of 2021.

(Sgd.) Surviving Spouse and Surviving Son

Publication: **DIYARYO KABITENYO**  
Date: May 31, June 7 & 14, 2021

**Step-closer to nasal spray drug delivery for Parkinson's disease**

Scientists at the University of York have made significant progress in the development of a nasal spray treatment for patients with Parkinson's disease.

Researchers have developed a new gel that can adhere to tissue inside the nose alongside the drug levodopa, helping deliver treatment directly to the brain.

Levodopa is converted to dopamine

in the brain, which makes-up for the deficit of dopamine-producing cells in Parkinson's patients, and helps treat the symptoms of the disease. Over extended periods of time, however, levodopa becomes less effective, and increased doses are needed.

Professor David Smith, from the University of York's Department of Chemistry, said: "The current drug

used for Parkinson's Disease is effective to a point, but after a long period of use the drug before it gets to the brain where it is

**Step-closer to nasal spray drug delivery for Parkinson's disease**

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Levodopa is converted to dopamine in the brain, which makes-up for the deficit of dopamine-producing cells in Parkinson's patients, and helps treat the symptoms of the disease. Over extended periods of time, however, levodopa becomes less effective, and increased doses are needed.

Professor David Smith, from the University of York's Department of Chemistry, said: "The current drug used for Parkinson's Disease is effective to a point, but after a long period of use the body starts to

breakdown, sometimes, instead of tablets, the drug has to be injected.

"This means increased dosage is necessary, and in later stages, sometimes, instead of tablets, the drug has to be injected. Investigations into nasal sprays have long been of interest as a more effective delivery because of its direct route to the brain via the nerves that service the nose, but the challenge here is to find a way of making it adhere to the nasal tissue long enough to release a good dosage of the drug." The researchers created a gel, loaded with levodopa, that could flow into the nose as a liquid and then rapidly change to a thin layer of gel inside the nose. The method was tested in animal models by a team at King's College London, where levodopa was successfully released from the gel into the blood and directly to the brain.

# Can antibiotics treat human diseases in addition to bacterial infections?

According to researchers at the University of Illinois Chicago, the antibiotics used to treat common bacterial infections, like pneumonia and sinusitis, may also be used to treat human diseases, like cancer. Theoretically, at least.

As outlined in a new *Nature Communications* study, the UIC College of Pharmacy team has shown in laboratory experiments that eukaryotic ribosomes can be modified to respond to antibiotics in the same way that prokaryotic ribosomes do.

Fungi, plants, and animals — like humans — are eukaryotes; they are made up of cells that have a clearly de-

efined nucleus. Bacteria, on the other hand, are prokaryotes. They are made up of cells, which do not have a nucleus and have a different structure, size and properties. The ribosomes of eukaryotic and prokaryotic cells, which are responsible for the protein synthesis needed for cell growth and reproduction, are also different.

Some antibiotics, used for treating bacterial infections, work in an interesting way. They bind to the ribosome of bacterial cells and very selectively inhibit protein synthesis. Some proteins are allowed to be made, but others are not," said Alexander Mankin, the Alexander Neyfakh

Professor of Medicinal Chemistry and Pharmacognosy at the UIC College of Pharmacy and senior author of the study. "Without these proteins being made, bacteria die."

When people use antibiotics to treat an infection, the cells of the patient are not affected because the drugs are not designed to bind to the differently shaped ribosomes of eukaryotic cells.

"Because there are many human diseases caused by the expression of unwanted proteins — this is common in many types of cancer or neurodegenerative diseases, for example — we wanted to know if it would

be possible to use an antibiotic to stop a human cell from making the unwanted proteins," Mankin said.

To answer this question, Mankin and study first author Maxim Svetlov, research assistant professor with the department of pharmaceutical sciences, looked to yeast, a eukaryote with cells similar to human cells.

The research team, which included partners from Germany and Switzerland, performed a "cool trick," Mankin said. "We engineered the yeast ribosome to be more bacteria-like."

Mankin and Svetlov's team used biochemistry and fine genetics to

change one nucleotide of more than 7,000 in yeast ribosomal RNA, which was enough to make a macrolide antibiotic — a common class of antibiotics that works by binding to bacterial ribosomes — act on the yeast ribosome. Using this yeast model, the researchers applied genomic profiling and high-resolution structural analysis to understand how every protein in the cell is synthesized and how the macrolide interacts with the yeast ribosome.

"Through this analysis, we understood that depending on a protein's specific genetic signature — the presence of a 'good' or 'bad'

sequence — the macrolide can stop its production on the eukaryotic ribosome or not," Mankin said. "This showed us, conceptually, that antibiotics can be used to selectively inhibit protein synthesis in human cells and used to treat human disorders caused by 'bad' proteins."

The experiments of the UIC researchers provide a staging ground for further studies. "Now that we know the concepts work, we can look for antibiotics that are capable of binding in the unmodified eukaryotic ribosomes and optimize them to inhibit only those proteins that are bad for a human," Mankin said.

# Game on: Game-based program boosts physical activity among diabetes patients

By making a game out of getting their daily steps, new research points to the possibility that people with diabetes could be nudged toward increasing their physical activity, with changes lasting for a full year. Since many now use apps or other digital means to manage their diabetes, this program -- which utilized tools like wearable step counters and electronic scales with personalized goals -- could potentially be integrated to help individuals achieve greater success. Findings from the study, conducted by a team from the Perelman School of Medicine at the University of Pennsylvania, were published May 24, 2021 in JAMA Network Open.

"Gamification

is commonly used in wellness programs and smartphone apps, but often is not designed to incorporate insights on how people behave and have not been well-tested over longer periods," said the paper's lead author, Mitesh Patel, MD, the director of Penn Medicine's Nudge Unit. "In this one-year trial, we found that gamification worked best to increase activity levels when it was designed using behavioral insights to encourage either competition with others or support from a family member or friend. This is encouraging and suggests that these interventions could be an effective way to build a lasting, new exercise habit for this population."

Roughly one in

10 Americans have diabetes. One way to get a better control over the disease is for patients to increase their levels of physical activity. This makes their bodies "more sensitive" to insulin, a hormone that regulates blood sugar in the body. And that sensitivity makes their bodies less likely to suffer dangerous spikes or crashes in blood sugar levels.

Patel and his colleagues in the Nudge Unit have conducted several investigations into how "gamification" -- the application of game-like concepts such as goals, competition, and levels -- can increase physical activity levels.

In this study, like some of the past research, participants

-- who this time all had type 2 diabetes and were overweight or obese -- were randomly broken out into four even groups. The first, a control group, received a wearable, electronic step counter and an electronic scale, both of which gave them feedback on their step counts and weight. The three gamified arms of the study received these as well, but they also were given personalized goals on steps, weight, and blood sugar levels, the three things being measured for this study. Those goals corresponded with a system the team set up around achieving points and striving to move up levels. Each patient, whether they were in the control or a gamified arm, partic-

ipated over a 12-month span.

The first gamified arm centered on competition, with groups of three random patients being notified of each other's accomplishments each week. The second also grouped patients into threes, but focused on collaboration, with one participant representing the group each day, striving to score points and level up on behalf of everyone. The last arm of the study focused on support, in which a participant selected someone outside of the study arm who would get emailed updates on their progress and could motivate or cheer them on as they progressed.

In total, 361 people participated in the

trial, which was run from 2017 until 2020.

When each group's performance was analyzed, the researchers saw that the step counts for those who participated in the competitive and support arms of gamification significantly increased their step counts over the year they participated. The support group increased their steps by an average of 503 steps more than the non-gamified control group; the competition participants increased by an average of 606 steps. The collaboration participants increased their steps by 280 compared to the control group, but that was not enough to be considered a significant finding.

## How tendons become stiffer and stronger

Tendons are what connect muscles to bones. They are relatively thin but have to withstand enormous forces. Tendons need a certain elasticity to absorb high loads, such as mechanical shock, without tearing. In sports involving sprinting and jumping, however, stiff tendons are an advantage because they transmit the forces that unfold in the muscles more directly to the bones. Appropriate training helps to achieve an optimal stiffening of the tendons.

Researchers from ETH Zurich and the University of Zurich, working at Balgrist University Hospital in Zurich, have deciphered how the tendons perceive mechanical stress and how they are able to adapt to the demands of the body. Their findings have just been published in the journal *Nature Biomedical Engineering*.

At the core of the newly discovered mechanism is a molecular force sensor in the tendon cells consisting of an ion channel protein. This sensor detects when the collagen fibres, that make up the tendons, shift against each other lengthwise. If such a strong shear movement occurs, the sensor allows calcium ions to flow into the tendon cells. This promotes

the production of certain enzymes that link the collagen fibres together. As a result, the tendons lose elasticity and become stiffer and stronger.

Interestingly, the ion channel protein responsible for this occurs in different genetic variants in humans. A few years ago, other scientists found that a particular variant called E756del is clustered in individuals of West African ancestry. At that time, the importance of this protein for tendon stiffness was not yet known.

## Sterile male mosquitoes created using CRISPER/Cas9

Mosquitoes are called the sterile insect technique (SIT). They have since become one of humanity's greatest nemesis, estimated to spread infections to nearly 700 million people per year and cause more than one million deaths.

UC Santa Barbara Distinguished Professor Craig Montell has made a breakthrough in one technique for controlling populations of *Aedes aegypti*, a mosquito that transmits dengue, yellow fever, Zika and other viruses.

The study, published in the *Proceedings of the National Academy of Sciences*, documents the first use of CRISPER/Cas9 gene editing to target a specific gene tied to fertility in male mosquitoes. The researchers were then able to discern how this mutation can suppress the fertility of female mosquitoes.

Montell and his coauthors were working to improve a vector-control practice

initiated in Africa, but have since become invasive across many parts of the world, due in no small part to climate change and global travel.

In the past, scientists used chemicals or radiation to sterilize male *A. aegypti*. "There are enough genes that affect fertility that just a random approach of blasting a large number of genes will cause the males to be infertile," said Montell, the Duggan Professor of Molecular, Cellular, and Developmental Biology. However, the chemicals or radiation impacted the animals' health to such an extent that they were less successful in mating with females, which undercut the effectiveness of the sterile insect technique.

SIT has proven effective in managing a number of agricultural pests, including the medfly (Mediterranean fruit fly), a major pest in California. It has also been attempted with *A. aegypti* mosquitoes, which originate

in Africa, but there had to be a more targeted approach with less collateral damage.