



Republic of the Philippines
PROVINCE OF CAVITE
City of Bacoor

Office of the Sangguniang Panlungsod
Received by: Jenet Pring
Date: APR 25 2024
Time: 3:45 pm

OFFICE OF THE SANGGUNIANG PANLUNGSOD

COMMITTEE ON HOUSING, LAND UTILIZATION
AND URBAN DEVELOPMENT

COMMITTEE REPORT
NO. HLUUD 053 S-2023

Subject: **A RESOLUTION AUTHORIZING THE CITY MAYOR, HON. STRIKE B. REVILLA, TO SIGN A DEED OF PARTITION IN RELATION TO THE LOT 1-B CONSISTING OF SEVEN HUNDRED EIGHTEEN (718) SQUARE METERS DONATED BY THE LIGHT RAIL TRANSIT AUTHORITY (LRTA). (PCR 457-2023 dated 28 November 2023)**

This report resolves to authorize the City Mayor, Hon. Strike B. Revilla, to sign a deed of partition donation by the Light Rail Transit Authority (LRTA), dated 30 January 2024. The aforementioned resolution was referred to the committee by the Sangguniang Panlungsod Presiding Officer, Hon. Rowena Bautista-Mendiola, during the 70th Regular Session held on 28 November 2023.

The LRTA is the registered owner of a parcel of land located in Barangay Zapote V, Bacoor City, consisting of ONE THOUSAND TWO HUNDRED AND EIGHTY-NINE SQUARE METERS (1,289 sq. m.) with the Transfer Certificate of Title No. 005-2022—3809. The City Government of Bacoor became the co-owner of a portion of this land, comprising SEVEN HUNDRED AND EIGHTEEN SQUARE METERS (718 sq. m.) through a DEED OF DONATION dated 28 January 2024.

The parcel of land was subdivided into two (2) lots in accordance with Psd-E2019008246. The Parties involved have mutually agreed to terminate their existing community of ownership and adjudicate their respective shares and participation.

FINDINGS:

It is evident that the Parties involved have voluntarily agreed to partition and adjudicate the parcel of land as described above.

RECOMMENDATION:

After a further evaluation, the committee recommends the APPROVAL of the above-mentioned subject regarding the deed of partition.

WE HEREBY CERTIFY that the contents of the foregoing report are true and correct.

Signed this 05th day of February 2024 at the City of Bacoor, Cavite.



Republic of the Philippines
PROVINCE OF CAVITE
City of Bacoor

OFFICE OF THE SANGGUNIANG PANLUNGSOD

Committee on Housing, Land Utilization and Urban Development



COUN. ALDE JOSELITO F. PAGULAYAN
Chairman



COUN. ADRIELITO G. GAWARAN
Vice Chairman



COUN. SIMPLICIO G. DOMINGUEZ
Member



COUN. ALEJANDRO F. GUTIERREZ
Member



Republic of the Philippines
PROVINCE OF CAVITE
City of Bacoor

Office of the Sangguniang Panlungsod
Received by: Janet P. Pina
Date: APR 25
Time: 3:15 pm

OFFICE OF THE SANGGUNIANG PANLUNGSOD

COMMITTEE ON HOUSING, LAND UTILIZATION
AND URBAN DEVELOPMENT

EXCERPT FROM THE MINUTES OF THE 76TH REGULAR SESSION
NO. HLUUD 053 S-2023

Subject: **A RESOLUTION AUTHORIZING THE CITY MAYOR, HON. STRIKE B. REVILLA, TO SIGN A DEED OF PARTITION IN RELATION TO THE LOT 1-B CONSISTING OF SEVEN HUNDRED EIGHTEEN (718) SQUARE METERS DONATED BY THE LIGHT RAIL TRANSIT AUTHORITY (LRTA). (PCR 457-2023 dated 28 November 2023)**

The Presiding Officer, Hon. Vice-Mayor Rowena Bautista-Mendiola presided over the 76th Regular Session of the 5th Sangguniang Panlungsod, dated 29 January 2024. During the session, the internal rules were temporarily suspended upon the motion of Hon. Rogelio M. Nolasco, which received unanimous approval by the rest of the council through a show of hands. Following this, Hon. Alde Joselito F. Pagulayan proposed the APPROVAL of the aforementioned subject, which was seconded unanimously by the members of the committee. The Chair declared the motion APPROVED.

Prepared By:


PETER ADRIAN F. BORJA
Local Legislative Staff I

Attested By:


COUN. ALDE JOSELITO F. PAGULAYAN
Chairman
Committee on Housing, Land Utilization
and Urban Development

F. 10. 11



Republic of the Philippines
Province of Cavite
CITY OF BACOOR

Office of the Mayor

November 23, 2023

HON. ROWENA BAUTISTA-MENDIOLA

Vice Mayor, City of Bacoor
Bacoor Government Center
Bacoor City, Cavite



THRU: Atty. Khalid Atega, Jr.
Sangguniang Panlungsod Secretary

SUBJECT: Request for Authority to Enter Into and Sign the
Deed of Partition in re: Lot 1-B consisting of 718 sqm.
Donated by the LRTA to the City Government of Bacoor


Dear Hon. Bautista-Mendiola:

Per Indorsement Letter, dated 21 November 2023, transmitted by the Office of the City Administrator to the office of the undersigned, relative to the abovementioned subject, I respectfully request the esteemed members of the Sangguniang Panlungsod to pass a resolution authorizing the City Mayor to enter into and sign the abovementioned Deed of Partition.

Attached herewith is the aforementioned endorsement and draft Deed of Partition for your immediate reference.

Sincerely yours,

STRIKE B. REVILLA
City Mayor

 Office of the Mayor **Strike B. Revilla**



SBR20232253

STRIKE
AS

Address: Bacoor Government Center, Bacoor Blvd., Brgy. Bayanan, City of Bacoor, Cavite
Telephone: 434-1111 Website: www.bacoor.gov.ph



SCAN ME



Republic of the Philippines
Province of Cavite
CITY OF BACOR

CGBCR-AO-01-F01.00
10/20/2023

OFFICE OF THE CITY ADMINISTRATOR

INDORSEMENT

TO : HON. STRIKE B. REVILLA
City Mayor

THRU : ATTY. PAUL MICHAEL G. SANGGALANG
Office of the City Mayor *Sanggalang 11/23/23
852-tvl*

SUBJECT : **FOR APPROVAL**
DRAFT DEED OF PARTITION
RE: LOT 1-B CONSISTING OF SEVEN HUNDRED EIGHTEEN
(718) SQUARE METERS DONATED BY THE LIGHT RAIL
TRANSIT AUTHORITY (LRTA) TO THE CITY GOVERNMENT OF
BACOR

DATE : 21 NOVEMBER 2023

Respectfully forwarding to your good office the draft Deed of Partition (Deed) re: Lot 1-B, consisting of Seven Hundred Eighteen (718) square meters, more or less, of land donated by the Light Rail Transit Authority (LRTA) to the City Government of Bacoor.

Attached herewith the draft Deed **for your approval and appropriate action.**

Thank you.

Respectfully,

ATTY. AIMEE TORREFRANCA-NERI
City Administrator





Republic of the Philippines
Province of Cavite
CITY OF BACOOR

CGBCR-OCL542-F01.00
13/10/2023

OFFICE OF THE CITY LEGAL SERVICE

ENDORSEMENT NO. 801, SERIES of 2023

*ENDORSE
7:11 AM*

TO : Atty. AIMEE TORREFRANCA-NERI
City Administrator's Office

CC : Atty. PAUL MICHAEL G. SANGALANG
Office of the City Mayor

SUBJECT : FOR REVIEW
DRAFT DEED OF PARTITION
Re: **LOT 1-B CONSISTING OF SEVEN HUNDRED AND EIGHTEEN (718) SQUARE METERS DONATED BY THE LIGHT RAIL TRANSIT AUTHORITY TO THE CITY GOVERNMENT OF BACOOR**

DATE : 10 NOVEMBER 2023

Respectfully endorsing to your good office the draft DEED OF PARTITION Re: LOT 1-B CONSISTING OF SEVEN HUNDRED AND EIGHTEEN (718) SQUARE METERS DONATED BY THE LIGHT RAIL TRANSIT AUTHORITY TO THE CITY GOVERNMENT OF BACOOR, as attached.

For your review and/or approval.

Thank you!

Respectfully,

[Signature]
Atty. JESILY DARLA MAE G. GUTIERREZ
Office of the City Legal Service

Approved by:

[Signature]
Atty. KIMNYCA R. LOFRANCO
City Legal Officer

OFFICE OF THE CITY ADMINISTRATOR
RECEIVED BY: *[Signature]*
DATE: 11/15/23 *[Signature]*
(046) 467-4442 LOCAL 405



DEED OF PARTITION

KNOW ALL MEN BY THESE PRESENTS:

This DEED OF PARTITION (the "Deed") is made and entered into this ___ day of _____ 202__ (the "Effective Date") in the City of Bacoor, Province of Cavite, Philippines, by and between:

The **LIGHT RAIL TRANSIT AUTHORITY**, a government-owned and controlled corporation organized and existing under and by virtue of Executive Order No. 696, Series of 1980, as amended, with office address at the LRTA Line 2 Depot, Marcos Highway, Santolan, ~~Para~~ **City**, and herein represented by its Administrator, **ATTY. HERNANDO T. CABRERA**, duly authorized for the purposes as evinced by the herein attached Secretary's Certificate, and herein referred to as "**FIRST PARTY**";

- and -

The **CITY GOVERNMENT OF BACCOOR**, a local government unit created under the laws of the Republic of the Philippines, with principal office address at Bacoor Government Center, Bacoor Boulevard, Barangay Bayanan, Bacoor City, Province of Cavite, represented by its City Mayor, **HON. STRIKE B. REVILLA**, pursuant to his authority embodied and conferred under City Resolution No. 2023-___ Series of 2023, approved by the City Council of Bacoor dated _____² and herein referred to as "**SECOND PARTY**".

- WITNESSETH -

WHEREAS, the **FIRST PARTY** is the registered owner of a parcel of land covered and embraced by Transfer Certificate of Title No. 005-2022003809 situated in Barangay Zapote V, Bacoor City, consisting of **ONE THOUSAND TWO HUNDRED AND EIGHTY-NINE SQUARE METERS (1,289 sq.m.)** and more particularly described as follows:

TECHNICAL DESCRIPTION

- ¹ A Copy of the Secretary's Certificate authorizing Atty. Hernando T. Cabrera is attached herewith as Annex "A" and made an integral part hereof.
- ² A Copy of the City Resolution No. 2023-___, Series of 2023 authorizing Hon. Strike B. Revilla is attached herewith as Annex "B" and made an integral part hereof.

LINES	BEARINGS	DISTANCES
1-2	S 43° 25' E	20.50M
2-3	S 43° 25' E	0.94M
3-4	S 60° 35' W	48.86M
4-5	N 55° 33' W	32.29M.
5-1	N 68° 38' E	58.48M.
LOT 1-A		
1-2	S 68° 38' W	55.73M
2-3	N 55° 33' W	12.79M.
3-4	N 68° 38' E	58.48M.
4-1	S 43° 25' E	10.79M.
LOT 1-B		
1-2	S 43° 25' E	0.94M.
2-3	S 43° 25' E	0.94M.
3-4	S 60° 35' W	48.86M.
4-5	N 55° 33' W	20.20M.
5-1	N 68° 38' E	55.73M.
Tie lines from EBLM No. 10, MUN. OF BACOR to Owner Marked "1";		
LOT NO.	BEARINGS	DISTANCES
BDRY.	N 62° 54' E	3,304.22M.
1-A	N 63° 05' E	3,307.26M.
1-B	N 63° 05' E	3,307.26M.

WHEREAS, the **SECOND PARTY** became the co-owner of the above-described parcel of land by virtue of a **DEED OF DONATION** dated 23 January 2023 comprising of **SEVEN HUNDRED AND EIGHTEEN (718) SQUARE METERS** of the above-described property;

WHEREAS, for purposes of this Partition Agreement, the above-described parcel of land was subdivided into two (2) lots in accordance with Pad-E2019008246; the blueprint and approved technical description are hereto attached and made integral parts hereof;

WHEREAS, the above-named parties have agreed to terminate their existing community of ownership and their respective shares and participation be adjudicated to them;

³ A Copy of the Technical Descriptions for the subdivided Lots 1-A and 1-B (formerly designated as Lot No. 1 covered under Transfer Certificate of Title No. 005-2022003809) duly approved by the Land Registration Authority (LRA) is attached herewith as Annex "C" and series and made an integral part hereof.

WHEREAS, the above-named parties have mutually and voluntarily agreed to partition and adjudicate between themselves the above-described parcel of land as above-described, in the following manner:

To the **FIRST PARTY**, the following lot:

LOT 1-A		
1-2	S 68° 38' W	55.73M
2-3	N 55° 33' W	12.09M
3-4	N 68° 38' E	58.48M
4-1	S 43° 25' E	55.73M

To the **SECOND PARTY**, the following lot:

LOT 1-B		
1-2	S 43° 25' E	9.71M
2-3	S 43° 25' E	0.94M
3-4	S 60° 35' W	48.86M
4-5	N 55° 33' W	20.20M
5-1	N 68° 38' E	55.73M

WHEREAS, it is hereby requested that new Transfer Certificates of Titles be issued in the name of the above-named co-owners in accordance with this Deed of Partition.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands this day of _____ 202__ in Bacoor City, Philippines.

For **CITY GOVERNMENT OF BACOOR**:

For **LIGHT RAIL TRANSIT AUTHORITY**:

HON. STRIKE B. REVILLA

ATTY. HERNANDO T. CABRERA

City Mayor

Administrator

City Resolution No. 2023 - _____ Series of 2023

SIGNED IN THE PRESENCE OF:

NAME

Position

_____ City

NAME

Position

_____ City

ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES)
CITY OF BACOOOR) S.S.

BEFORE ME, a Notary Public for and in the above-stated jurisdiction, this ___ day of _____, 2023, personally appeared the following:

NAME	ISSUED ID / ID NUMBER	DATE/PLACE ISSUED
CITY GOVERNMENT OF BACOOOR represented by: Hon. STRIKE B. REVILLA		
LIGHT RAIL TRANSIT AUTHORITY Represented by: ATTY. HERNANDO T. CABRERA		

both known to me to be the same persons who executed the foregoing **MEMORANDUM OF AGREEMENT** consisting of **FOUR (4) pages** including this page whereon this acknowledgement is written, signed by the parties and their instrumental witnesses on each and every page thereof, and they acknowledged to me that they executed the same of their own free and voluntary act and that of the institutions represented.

WITNESS MY HAND AND NOTARIAL SEAL on the date and at the place first above written.

NOTARY PUBLIC

Deed No. _____
Page No. _____
Book No. _____
Series of 2023.