

THIRD AMENDED NOTICE OF SALE UNDER MORTGAGE

THIRD AMENDED NOTICE IS HEREBY GIVEN, pursuant to Section 2932 of the Civil Code of Guam, as codified by 18 G.C.A. § 36113, that the Mortgage executed and delivered by **MAGDALINE M. SANCHEZ**, a married woman, whose mailing address is P.O. Box 4109, Hagatna, Guam 96932, Mortgagor, in favor of **CITIBANK, N.A.**, which Mortgage was executed on November 24, 1998, and recorded with the Department of Land Management, Government of Guam, on November 30, 1998, under Instrument No. 594486, which Mortgage was later assigned by Citibank, N.A. to **CITIMORTGAGE, INC.** (herein "Mortgagee"), by Assignment of Mortgage dated April 16, 2020, and recorded with the Department of Land Management, Government of Guam, on May 2, 2022, under Instrument No. 973669, will be FORECLOSED pursuant to a POWER OF SALE contained in the above Mortgage. The property described below will be sold WITHOUT WARRANTY BEING GIVEN, express or implied, regarding title, possession, rights of redemption or encumbrances, as hereinafter described, to the highest bidder at public auction, at the **Mayor's Office, Humatac, Guam at 3:30 p.m. on Thursday, October 10, 2024**, to satisfy the amount due on such mortgage on the day of sale. Terms of sale are strictly cash or as otherwise deemed acceptable by Seller.

The premises that are described in such Mortgage and that will be sold to satisfy the Mortgage are more particularly described as follows:

Lot 33, Block 2, Tract 3321, Unit 1, Humatac formerly Umatac, Guam, Estate Number 55489, Suburban, as said Lot is described in that Final Subdivision of Tract No. 3321, as shown on Drawing Number JCTS-02-77, as L.M. Check Number 342 FY 77, dated 15 February 78 and recorded on 27 March 78 under Instrument No. 289994 at Land Management.

For informational purposes only, the above referenced map indicates the property contains an area of 650 ± square meters or 7,000 ± square feet.

Last Certificate of Title Number: 75649 - Francisco M. Aguon and Magdaline M. Aguon.

Together with the buildings, improvements, tenements, rights, easements, privileges and appurtenances to the same belonging or appertaining or held and enjoyed herewith, including the reversions, remainders, rents, issues, profits thereof, all personal property, fixtures, chattels, furnishings, inventory thereon, and all of the estate, right, title and interest of the Mortgagor, both at law and in equity, therein and thereto.

The undersigned is the attorney for the lawful owner of such Mortgage and the Note secured thereby, **MAGDALINE M. SANCHEZ** has defaulted in performance of the terms and conditions of the Note and Mortgage in favor of Mortgagee dated November 24, 1998, and the unpaid principal, accrued interest, escrow balance, accrued late charges, foreclosure attorney fees, lender paid advances, mail costs, property inspections, publication costs, title costs, recording costs, property preservation and appraisal fees sum due is **NINETY-TWO THOUSAND ONE HUNDRED NINETY and 38/100 DOLLARS (\$92,190.38)** as of August 13, 2024, plus interest on the unpaid principal balance at the rate of \$11.40 per day from August 13, 2024 to the date of full payment, together with costs of sale, additional late charges and attorneys' fees, are due and owing.

This Third Amended Notice of Sale hereby amends the previous Second Amended Notice of Sale recorded at Department of Land Management under Instrument No. 997181 on date April 12, 2024 due to the need for internal loss mitigation review.

The undersigned reserves the right to withdraw this Notice, to reject any bid or to accept the highest bid, and to postpone the sale from time to time.

This Third Amended Notice of Sale Under Mortgage is made for the purpose of collecting a debt and any information obtained by the undersigned will be used for that purpose.

Dated this 21st day of August, 2024.

BERMAN LAW FIRM
Attorneys for Mortgagee
CITIMORTGAGE, INC.
By: /s/ **DANIEL J. BERMAN**

Guam, U.S.A.
City of Hagatna

ON THIS 21st day of August, 2024, before me, the undersigned notary, personally appeared **DANIEL J. BERMAN**, known to me to be the person whose name is signed on the preceding document, and he acknowledged to me that he signed it voluntarily for its stated purpose, as attorney for **CITIMORTGAGE, INC.**

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

/s/ **ANTOINETTE P. LEON GUERRERO**
NOTARY PUBLIC
In and for Guam, U.S.A.
My Commission Expires: APR. 20, 2027
Commission Number NP: 23-0566P
173 Aspinall Ave. Ste. 203A, Hagatna, Guam 96932



Guam Board of Social Work

Regular Board Meeting,
Thursday October 03, 2024, 11:00 A.M.

Join Zoom Meeting:
<https://us06web.zoom.us/j/87368945091?pwd=eU3lk7qQV6xeJpVf8&cl2xs64Q0taZ.1>
Meeting ID: 873 6894 5091
Passcode: 974206

MEETING AGENDA:

- I. CALL TO ORDER
 - A. Confirmation of Public Notice
- II. DETERMINATION OF QUORUM
- III. ADOPTION OF AGENDA
- IV. REVIEW AND APPROVAL OF MINUTES
 - A. September 12, 2024
- V. HPLD ADMINISTRATOR'S REPORT
- VI. CHAIRPERSON'S REPORT
- VII. COMMITTEE REPORTS:
 - A. Finance & Budget
 - B. Statutes, Rules and Forms
- VIII. OLD BUSINESS:
 - A. Complaint: GBSW-CO-2024-001
 - B. Consideration of Applications for Renewal of License
 - C. Consideration of Applications for Initial License
- IX. NEW BUSINESS:
 - A. Consideration of Application for Initial License
- X. NEXT BOARD MEETING:
 - A. The Guam Board of Social Work next regularly scheduled board meeting, November 07, 2024 at 11:00AM.
- XI. ADJOURNMENT:

To view the names of the applicants being considered, go to <https://guamsocialwork.org>
LIVE Streaming link
https://go.opengovguam.com/meetings_list/gbsw

This advertisement was paid for by DPHSS/Health Professional Licensing Office-Local Funds

For more information, please contact the Board office at 735-7404/10 thru 12. Persons needing telecommunication device for the Hearing/Speech Impaired (TDD) may contact 475-8339

RAY CRUZ HADDOCK, ESQ.
PACIFIC LAW PROFESSIONALS, PLLC

277 Chalan Santo Papa
Hagatna, Guam 96910
Telephone: 671-477-0000
mail@paclawpro.com
Attorneys for Petitioner

IN THE SUPERIOR COURT OF GUAM
IN THE MATTER OF THE ESTATE
OF
VICTOR PULIDO OVALLES,
DECEASED.

PROBATE CASE NO. PRO115-24

NOTICE TO CREDITORS

Notice is given by the undersigned, Fe Ovalles, Administrator of the Estate of Victor Pulido Ovalles, deceased, to the creditors of, and all persons having claims against Guam or estate or against said decedent, that within (60) days after the first publication of this notice, they either file their claims in the office of the Clerk of the Superior Court of Guam, or exhibit them with necessary vouchers to **PACIFIC LAW PROFESSIONALS, PLLC** 277 Chalan Santo Papa Hagatna, Guam 96910, the same being the place for the transaction of the business of said Estate.

Dated: August 14, 2024.

/s/Fe Ovalles
Administrator

little type

BIG RESULTS

use the classifieds whether you're

- buying
- selling
- hiring

LOURDES A. LEON GUERRERO
GOVERNOR



JOSHUA F. TENORIO
LT. GOVERNOR

ATTAINING HOUSING COMMISSION

Thursday October 3, 2024 - 10am
GOVERNOR'S COMPLEX, ADELUP LARGE CONFERENCE ROOM

AGENDA

- I. CALL TO ORDER
- II. ROLL CALL
 - A. Membership
- III. NEW BUSINESS
 - A. Review of the AHC Duties and Responsibilities
 - B. Discuss Action Plan to address the (5) measures needed towards resolving the barriers/impediments to attaining housing on Guam.
 - C. Need for current Housing Needs Assessment
 - D. GHURA Housing Summit on December 17th & 18th
 - E. Quarterly Meeting Dates
- IV. OPEN DISCUSSION
- V. SCHEDULE THE NEXT MEETING DATE
- VI. ADJOURNMENT

MCDONALD LAW OFFICE, LLC

173 Aspinall Avenue, Suite 207A
Hagatna, Guam 96910
Telephone: (671) 588-8866
Facsimile: (671) 472-9616
Email: guam@mcdonaldlaw.com
Attorneys for Petitioners
Marie D. Delfin and Leah C. Delfin

IN THE SUPERIOR COURT OF GUAM
IN THE MATTER OF THE ESTATE

OF
CHRISTIAN L. DELFIN,
Decedent,

PROBATE CASE NO. PRO095-24

NOTICE TO CREDITORS

NOTICE IS HEREBY GIVEN by the undersigned, Charles H. McDonald II, counsel for Administratrix, LEAH C. DELFIN of the Estate of CHRISTIAN L. DELFIN, deceased, to the creditors of, and all persons having claims against said Estate or against said deceased, that within sixty (60) days after the first publication of this notice, they either file them with the necessary vouchers in the office of the Clerk of the Superior Court of Guam, Hagatna, Guam or exhibit them with the necessary vouchers to said executrix, or her attorneys McDonald Law Office, LLC, 173 Aspinall Avenue, Suite 207A Hagatna, Guam 96910, the same being the place for such transaction.

Dated this 11th day of September, 2024

MCDONALD LAW OFFICE, LLC
Attorneys for Petition and Administratrix
BY: /s/ **CHARLES H. McDONALD II**

VANESSA L. WILLIAMS, ESQ.

LAW OFFICE OF VANESSA L. WILLIAMS, P.C.
414 WEST SOLEDAO AVENUE
GCIC BLDG., SUITE 500
Hagatna, GUAM 96910
TELEPHONE: 477-1389
EMAIL: SERVICE@VWILLIAMS.LAW.COM
Attorney for Petitioner Joseph J. O. Sablan

IN THE SUPERIOR COURT OF GUAM
IN THE MATTER OF THE ESTATE OF

JOSE M. SABLAN and
FLORENCE Q. SABLAN,
Deceased.

PROBATE CASE NO.: PRO055-23

NOTICE OF FIRST AND FINAL REPORT OF ADMINISTRATOR AND PETITION FOR FINAL DISTRIBUTION

NOTICE IS HEREBY GIVEN that Petitioner, Administrator of the Estates JOSE M. SABLAN and FLORENCE Q. SABLAN, deceased, has filed the First and Final Account and Report of Administration and Petition for Final Distribution, in said court, and that on OCT 08 2024 at 11:00 a.m., of said day, at the Superior Court of Guam, Hagatna, Guam, a hearing has been set for the settlement of said account for Final Distribution of said estates. All persons interested in attending said hearing are notified then and there to appear and show cause, if any they have, why said petition should not be granted.

Reference is hereby made to the said account and petition for further particulars.

Dated this 28th day of June 2024.

ZOOM INFO:
Meeting ID: 752 425 5848
Passcode: JARB

LAW OFFICE OF VANESSA L. WILLIAMS, P.C.
Attorney for Petitioner
By: /s/ **VANESSA L. WILLIAMS, ESQ.**



Guam Solid Waste Authority

546 N. Marine Corps Dr., Tamuning, Guam 96913

INVITATION FOR BID (IFB)

- Bid No:** GSWA-019-24
For: 24-Cubic Yard Side Loading Refuse Truck
Bid Opening Date: Friday, October 11, 2024
Time: 10:00 a.m. ChST
Location: Guam Solid Waste Authority, 2nd Floor

Bid packages may be picked up at Guam Solid Waste Authority, 546 N. Marine Corps Dr. in Upper Tumon, 2nd Floor, beginning Thursday, September 26, 2024 until Friday, October 11, 2024 or visit the GSWA website <http://www.guamsolidwasteauthority.com> to obtain an electronic copy of the IFB.

For more information, please contact Camaryn Aguon, Buyer I, at 671-646-2354.

This advertisement was paid for by GSWA.