REPUBLIC OF THE PHILIPPINES

DEPARTMENT OF JUSTICE

LAND REGISTRATION AUTHORITY

**REGISTER OF DEEDS OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**IN RE: PETITION FOR CANCELLATION OF CREDITOR’S**

**LIEN UNDER SECTION 4, RULE 74 OF THE RULES OF**

**COURT ON OCT/TCT/CCT NO.\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Petitioner/s,

x-----------------------------------------------------------------------------------x

**PETITION**

 PETITIONER/S, unto this Honorable Office, respectfully state/s:

 1. That he/she/they is/are the registered owners of Lot No.\_\_\_\_\_\_, Block No.\_\_\_\_\_\_\_ of subdivision plan no.\_\_\_\_\_\_\_\_\_\_\_, with an area of \_\_\_\_\_\_\_\_ square meters (sq. m.), covered by Original/Transfer/Condominium Certificate of Title (OCT/TCT/CCT) No.\_\_\_\_\_\_\_\_\_\_\_\_\_, of the Register of Deeds of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

 2. That on the said certificate of title, there is an annotation of encumbrance or the creditor’s lien pursuant to Section 4, Rule 74 of the Rules of Court, under Entry No.\_\_\_\_\_\_\_\_, dated \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

 3. That more than two (2) years have elapsed from \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, and no lawful claims were presented against

 (date of the extrajudicial settlement of estate)

the above-described certificate of title.

 WHEREFORE, premises considered, it is most respectfully requested of the Honorable Register of Deeds of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, that the foregoing encumbrance on the above-mentioned certificate of title be cancelled and rendered without force and effect after the payment of the required fees.

 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_,Philippines, \_\_\_\_\_\_\_\_\_\_\_.

 (date)

 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Name of Petitioner

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Name of Petitioner

**ACKNOWLEDGMENT**

REPUBLIC OF THE PHILIPPINES

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_) SS.

 BEFORE ME, a Notary Public for and in the \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_\_ personally appeared the following:

 Name Proof of Identity Date/Place Issued

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

known to me to be the same person(s) who executed the foregoing instrument, and acknowledged that the same is his/her/their free act and voluntary deed.

 This instrument consisting of \_\_\_\_\_\_\_ (\_\_) pages, including this page upon which this acknowledgment is written, has been signed by the parties and their instrumental witnesses on each and every page and on the space provided for their signature, and relates to \_\_\_\_\_\_\_\_ (\_\_\_\_) parcel/s of land.

 WITNESS MY HAND AND SEAL, on this \_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

 NOTARY PUBLIC

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Series of 20\_\_\_\_.