



Republic of the Philippines
Department of Education
REGION XI
SCHOOLS DIVISION OF DAVAO DEL NORTE

Office of the Schools Division Superintendent

DIVISION MEMORANDUM
OSDS-2025-0199

To: JANETTE G. VELOSO, EdD, CESO VI- Assistant Schools Division
Superintendent
EDWARD C. AMOGUIS, EdD- Chief-Curriculum Implementation Division
ATTY. VEVIRLIE O. GALLO- Legal Officer III
Concerned Public Schools-District Supervisors
Concerned School Heads
All others concerned

Subject: **LAND TITLING ISSUES AND SOLUTIONS: A MULTI-PERSPECTIVE APPROACH**

Date: October 13, 2025

1. Relative to strengthen and capacity building of School Heads on land titling this office informs the conduct of the said activity on **October 22-24, 2025** at Hijo Banana Beach Resort, Hijo Banana Plantation, Brgy. Madaum, Tagum City, Davao Del Norte. **October 21, 2025** is to be designated as day zero.
2. The said activity aims to:
 - a) Provide a comprehensive overview of the training on land titling concerns;
 - b) Delineate potential strategies for addressing these issues, through legal, technical, and social frameworks; and
 - c) Ensure security of land tenure, fostering equitable and inclusive development, and mitigating land-related conflicts.
3. Attached is the List of Participants (Annex A). The Administrative Officers may serve as substitutes for School Heads in their absence during scheduled times. Participants must register and confirm their attendance at this link <https://tinyurl.com/LegalOfficeCapDev>.
4. Travel and other expenses relative to the said activity shall be charged to local funds, all subject to the usual accounting and auditing rules and regulations.
5. The Equal Opportunity Principle (EOP) shall be employed at all times where all individuals are fully recognized regardless of gender, religion, ethnicity and political affiliation, in the provision of development opportunities for Learners and Personnel.
6. Wide dissemination of this memorandum is desired.



REYNALDO B. MELLORIDA, CESO V
Schools Division Superintendent

OSDS/VOG

FN/: LAND TITLING ISSUES AND SOLUTIONS: A MULTI-PERSPECTIVE APPROACH



Address: Mankilam, Tagum City, Davao del Norte
Telephone Number: (084) 823 5170
Email Address: depeddavnor.sdo@deped.gov.ph
Website: www.depeddavnor.ph | Facebook: DepEd Davao del Norte



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LIST OF PARTICIPANTS

(Land Titling Issues and Solutions: A Multi-Perspective Approach)

NAME	DESIGNATION	OFFICE
1.Reynaldo B. Mellorida, CESO V	Schools Division Superintendent	SDO- DDN
2. Janette G. Veloso,CESO VI	Assistant Schools Division Superintendent	SDO- DDN
3. Atty. Vevirlie O. Gallo	Legal Officer III	SDO- DDN
4. Engr. Leonard V. Jaron	Technical Assistant IV	SDO- DDN
5. Shay A. Obod-Malinao	Technical Assistant II	SDO- DDN
6. Analiza G. Celo	Technical Assistant II	SDO- DDN
7. Wilfredo B. Cullamat Jr.	Technical Assistant II	SDO-IGACOS
8. Joyce A. Martinez	Technical Assistant II	REGION XI
9. Mejanie Q. Lumayno	Technical Assistant II	SDO-PANABO
10. Iris Mae L. Hernane	Legal Secretary	SDO- DDN
11. June Angelo A. Mercado	EPS II, HRD	SDO- DDN
12. Norhan C. Jaalmani	EPS II	SDO- DDN
13.Jillian Casal	PDO	SDO- DDN
14. Danilo Q. Lumayno Jr.	EPS II	SDO- DDN
15.Christopher B.Gonzales	Education Program Supervisor	SDO-DDN
16. April Julie Mae P. Gonzales	PDO 1	SDO-DDN
17. Atty. Annalene D. Villanueva	Legal Officer III	SDO-PANABO CITY
18.Atty. Darwin Z. Pulido	Education Supevisor	SDO-IGACOS
19.Atty. Shemelyn D. Gamorot- Bilbao	Legal Officer III	REGION XI
20. Atty. Clarisse Joy C. Arnaez-Llaban	Legal Officer III	SDO-DIGOS CITY
21.Atty Maruli Ali Garcia Sanchez	Legal Officer III	SDO-DAVAO DEL SUR



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22. Atty. Lorenza C. Pitulan	Legal Officer III	REGION XI
23. Atty. Aivan Jo A. Gallo	Legal Officer III	LGU STO.TOMAS
24. Analyn J. Pinero	Planning Officer IV	CENRO TAGUM CITY
25. Atty. Neil John A. Villarico	Tagum City Legal Officer	NEW CITY HALL OF TAGUM CITY
26. Lucilyn R. Lacdao	CPA, MBA	BIR DAVNOR
27. Marites D. Jocson	DMO V CENR Officer	NEW CORELLA
ASUNCION DISTRICT		
28. Daisy Jane C. Alinsub	Principal II	CABAYWA ES
29. Feliza P. Playda	Principal IV	MAGATOS IS
30. Ric Michael B. Morales	Head Teacher I	CAMANSA ES
31. Ma. Narcisa S. Gallaza	Master Teacher I	STA. FILOMENA ES
32. Restituto A. Digal Jr.	Principal IV	KATIPUNAN ES
33. Eugene E. Villagrancia	Principal I	NEW TALISAY ES
34. Eufemia V. Saga	Principal I	BUCLAD ES
35. Allan R. Matunhay	Head Teacher I	BUAN ES
36. Jerheysa E. Matunhay	Head Teacher I	NEW VISAYAS ES
37. Jay-Ar Dave T. Tanguan	Head Teacher III	SONLON ES
38. Ophelia A. Roca	Principal III	NEW LOON ES
39. Ian Flor M. Dosado	Head Teacher II	MAGBAAD ES
40. Arnulfo P. Pacaña	Principal I	CANATAN ES
41. Liza C. Monteroso	Mater Teacher II	GAVINO E. AMOGUIS
KAPALONG EAST DISTRICT		
42. Marylyn F. Angoy	Principal III	ADELANTO ES
43. Reggie R. Balaba	Teacher I	SAMBAYANON ES
44. Efren V. Jabines	Head Teacher III	ROGELIO P. MACADANDANG ES
45. Phoebe Grace C. Eran	Principal III	MARCOS ESTOQUE ES
46. Ian Rose D. Cuenca	Principal III	MANIKI SPED CENTER
47. Chary C. Comar	Principal III	DOMINGO B. HAIN ES
48. Diovenel Q. Polestico	Principal I	SUA-ON ES



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49. Kinee Jay G. Calumba	Teacher I	KILANTANG ES
50. Maria Elena H. Nimes	Principal III	CLEMENTA F. ROYO ES
51. Bonita T. Miole	Principal I	PANDULIAN ES
52. Charisse P. Paragoso	Principal III	MABUHAY ES
53. Judith G. Galano	Principal III	MABANTAO ES
54. Bayani N. Escoton	Head Teacher II	KAMANSI ES
LANGILAN DISRICT		
55. Marichu P. Pontillas	Head Teacher I	NGAN PS
56. Greg E. Serafica	Head Teacher II	LOWER TAGASAN ES
57. Rhenaley Joy G. Algon	Teacher II	TAONGATOK ES
58. Marlon L. Arroccena	Head Teacher I	PIPISAN PS
59. Delmar S. Obenieta	Teacher I	BALULON ES
60. Jumar P. Tumale	Teacher I	TIAPO ES
61. Suriel R. Butihen	Head Teacher I	KIM ISOG ES
62. Rhealyn Mae G. Luengas	Master Teacher I	GUPITAN IS
63. Carolyn C. Collado	Head Teacher IV	LANGAN IS
64. Rhiza May E. Alilaya	Head Teacher II	DUGAYAN ES
65. Roland B. Abao	Head Teacher I	KAPATAGAN IS
66. Cyrzyl Ken J. Abao	Teacher I	DIBABAWON II ES
67. Benjelita L. Batao	Principal I	UPPER TAGASAN IS
66. Reynaldo G. Glodove	Head Teacher I	LAPANGON ES
67. Chenie Kate Almanzor	Teacher I	MAGUIMON PS
68. Rendel B. Miranda	Teacher I	TAWINIAN ES
69. Lita D. Miranda	Head Teacher I	MOLING ES
70. Thoter Alconten	Teacher I	KAWAYAN ES
71. Jeovan Brylle D. Tumale	Head Teacher I	PATEL ES
72. Analou T. Ramos	Master Teacher I	LUNO-LUNO ES
73. Jeffrey H. Nimes	Teacher III	TAPAYON ES
74. Jhorben Dave T. Genovia	Teacher I	KAPOGI ES
75. Joy G. Mamado	Head Teacher I	NASIBONG ES
76. Rhaciel M. Pablo	Head Teacher I	MANSALINAO ES
77. Leopoldo J. Maymay	Head Teacher III	MANGKAY IS
KAPALONG WEST DISTRICT		
78. Joe Art R. Cervera	Principal I	MANGULIBAS ES
79. Rogelio D. Jurada	Principal III	GABUYAN NHS



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80. Dr. Agustin R. Tamayo Jr.	Head Teacher II	PEDRO G. COLITA ES
81. Gina P. Arrosas	Head Teacher V	TIBURCIA ES
82. Guia L. Genovia	Head Teacher II	BUNAWAN ES
83. Alma A. Consencino	Principal IV	DONA CARMEN SORIANO ES
84. Raul E. Consencino	Principal I	PAG ASA ES
85. Jim Roy Pasion Cubar	Head Teacher I	SEMONG ES
86. Charls Ryde Manos	Head Teacher I	SAGANA ES
NEW CORELLA DISTRICT		
87. Ulysis P. Vito	Head Teacher V	LATABAN ES
88. Marion G. Creayla	Principal I	CABIDIANAN ES
89. Marry Ann V. Agonia	Principal II	SAN JOSE ES
90. Francisco M. Oñez, Jr.	Principal IV	NEW CORTEZ ES
91. Delna C. Cagulang	Head Teacher III	STA. FE ES
92. Gemma C. Ardenio	Principal I	SILANGAN ES
93. Rolando L. Bughao	Head Teacher III	KAUSWAGAN ES
94. Marissa M. Ventura	Principal IV	SAN ROQUE ES
95. Divina G. Aplao	Principal IV	LIMBAAN ES
96. Egdar C. Butlig	Head Teacher II	SAUG ES
97. Danilo B. Cruz	Head Teacher IV	PATROCENIO ES
98. Hilda S. Ermias	Principal IV	MESAJOY ES
99. Haydee D. Decendario	Head Teacher IV	EL UNIDO ES
100. Jessie G. Dalaota	Head Teacher I	MAMING ES
101. Glend J. Buctuanon	Master Teacher I	MANGGUANGAN IS
102. Rosalinda A. Jabines	Principal I	STA. CRUZ ES
SDO-TAGUM CITY		
103. Neil Michael A. De Asis	Assistant Schools Division Superintendent	SDO- TAGUM CITY
104. Alona C. Uy CESO V	Schools Division Superintendent	SDO- TAGUM CITY
105. Jeffrey D. Torreon	Master Teacher II /SIC	CABUGAN ES
106. Marichu R. Suarez	Principal II	NEW BALAMBAN ES
107. Flordelin D. Buyao	ASP II/SIC	LUIS LINA ES
108. Merlyn M. Kabingue	Principal II	FLORENTINO CATALAN ES



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109.Ebus Sandukan	Principal I	MAGDUM NHS
110.Maybelle G. Isidro	Principal I	SAN AGUSTIN IS
111.Alona F.Hinay	ASP II/SIC	LIBOGANON IS
112.Diosdado C.Adolfo	Principal IV	SAN ISIDRO ES
113.Oliver L. Gumapac	Principal I	BUSAON IS
114.Hermie L. Natad	ASP II/SIC	TAGUM REGIONAL ACADEMY FOR NHS
115.ENGR. ROQUE MALANQUIS	Engr. III School Sites Focal	SDO-TAGUM CITY
116.Ruth E. Ursolino	Administrative Officer V	SDO-TAGUM CITY
118.Felannie M. Caasi	ASP II/SIC	CANOCOTAN NHS
SCHOOLS DIVISION PANABO CITY		
119.Basilio P. Mana-ay Jr. CESO VI	Assistant Schools Division Superintendent	SDO-PANABO
120.JINKY B. FIRMAN CESO VI	Schools Division Superintendent	SDO-PANABO