

## **Pag-IBIG to Xevera homeowners: we will continue accepting payments**

Pag-IBIG Fund assured the homeowners of Xevera Mabalacat in Pampanga that Pag-IBIG will continue to accept housing loan payments from original buyers as appearing in the records of the Fund.

In a dialogue with the officers of the Xevera Mabalacat Homeowners Association, Inc. (XMHOAI) on December 23, 2015 in the subdivision's clubhouse, Marilene Acosta, Pag-IBIG Senior Vice President for Home Lending Operations Sector, said that Pag-IBIG has never ceased and will continue accepting payments of Xevera residents whose housing loans are under Pag-IBIG Fund.

"We do not see any problem with homeowners religiously paying their monthly obligation with Pag-IBIG. In fact, we highly encourage it," Acosta said.

The dialogue was conducted upon the directive of Atty. Chito Cruz, Pag-IBIG Fund Board of Trustees Chairman, to thresh out the issues raised by the XMHOAI.

Acosta, however, explained that Pag-IBIG has no legal authority to accept the payments of in-house buyers or those with housing loans not under the account of Pag-IBIG Fund. She clarified that some housing units in Xevera were acquired by the buyers directly from Globe Asiatique (GA).

It will be recalled that Pag-IBIG Fund filed a P6-billion syndicated estafa case against Delfin Lee and other officers of GA in 2010 following the discovery of bogus housing loan transactions. Double sale transactions by GA were also uncovered. The Pampanga RTC is now trying Delfin Lee for the estafa case. According to Pag-IBIG Fund President and Chief Executive Officer Atty. Darlene Marie Berberabe, some 150 double sale victims of GA who also asked for their day in court have already filed their own fraud charges against GA.

"We are doing our best to help the affected homebuyers get justice as we are both victims of GA here. They can approach us so we can work together to right the wrong GA committed," Berberabe explained.

Meanwhile, Berberabe said that Pag-IBIG shares the same interest of maintaining the Xevera Mabalacat subdivision's cleanliness and peace and order.

"We are collaborating with the HOA to discuss and agree to the most fair and best way to pay for the upkeep," Berberabe added.

Pag-IBIG and XMHOAI agreed to conduct an inspection/verification of the Pag-IBIG owned units in Xevera on the first week of January 2016.

To assist defaulting Pag-IBIG borrowers in Xevera, Pag-IBIG also agreed to conduct counselling and on-site services who are interested to avail of the loan restructuring program of the Fund.

Pag-IBIG and the XMHOAI officers both welcomed the open line of communication and the positive attitude to look for a mutually acceptable resolution of the issues, while the legal cases are pending in court.