



DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES
KAGAWARAN NG KAPALIGIRAN AT LIKAS YAMAN



16 FEB 2024

MEMORANDUM

TO : All Regional Executive Directors
All Chiefs, Legal Divisions
DENR Regional Offices

FROM : The Assistant Secretary
Legal Affairs
The Chairperson, Anti-Illegal Land Titling Committee
Special Order 2021-716

SUBJECT : SUBMISSION OF DATA ON REVERSION CASES IN THE
DIFFERENT REGIONAL OFFICES OF THE DENR
PURSUANT TO SPECIAL ORDER 2021-716

This refers to our previous Memorandum dated 03 May 2023¹ directing all DENR Regional Offices to submit their respective inventory of pending reversion cases, as well as data on titles under investigation for possible filing of reversion complaints pursuant to Special Order (SO) 2021-716.²

As of November 2023, only 7 out of 15 regional offices have submitted their inventory of pending reversion cases for 2023, *to wit*:

No.	Regional Office	Date of Submission
1.	CAR	May 3, 2023
2.	NCR	May 11, 2023
3.	Region II	June 27, 2023
4.	Region IV-A	May 16, 2023
5.	Region IV-B	May 15, 2023
6.	Region V	June 27, 2023
7.	Region XIII	May 26, 2023

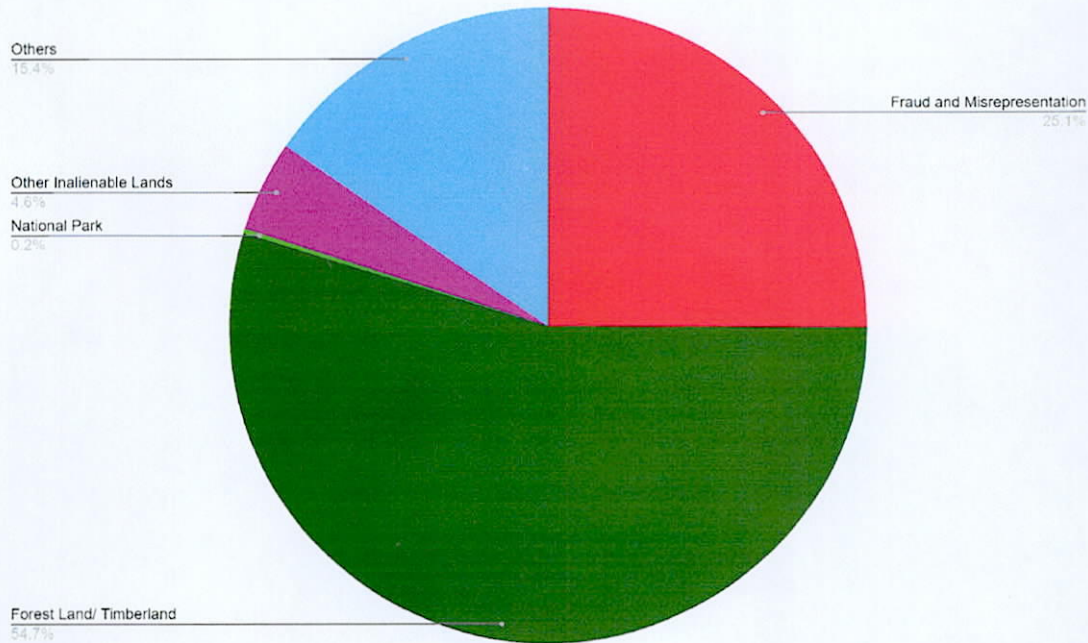
Based on the November 2023 data, there are 825 pending reversion cases nationwide, *viz*:

PENDING REVERSION CASES		
REGION	AS OF NOVEMBER 2023	Grounds Used (Based on the Data as of November 2023)
Region I	78	<i>Fraud and Misrepresentation - 72</i> <i>Forest Land/ Timberland - 1</i> <i>National Park - 0</i> <i>Other Inalienable Lands - 3</i> <i>Others - 2</i>

¹ Copy of the Memorandum dated 03 May 2023 is attached as Annex "A"

² Copy of Special Order 2021-716 is attached as Annex "B"

Region II	6	<i>Fraud and Misrepresentation - 6</i>
Region III	44	<i>Fraud and Misrepresentation - 13 Forest Land/ Timberland -22 Others- 9</i>
Region IV-A	39	<i>Fraud and Misrepresentation - 20 Forest Land/ Timberland- 3 Other Inalienable Lands- 13 Others- 3</i>
Region IV-B	131	<i>Forest Land/ Timberland- 131</i>
Region V	1	<i>Fraud and Misrepresentation - 1</i>
Region VI	65	<i>Others- 65</i>
Region VII	196	<i>Forest Land/ Timberland- 137 National Park-2 Other Inalienable Lands- 19 Others- 38</i>
Region VIII	8	<i>Fraud and Misrepresentation- 6 Forest Land/ Timberland- 1 Other Inalienable Land- 1</i>
Region IX	1	<i>Other Inalienable Land- 1</i>
Region X	16	<i>Fraud and Misrepresentation - 6 Forest Land/ Timberland- 1 Other Inalienable Land- 1 Others- 8</i>
Region XI	16	<i>Fraud and Misrepresentation- 14 Others - 2</i>
Region XII	60	<i>Fraud and Misrepresentation- 60</i>
General Santos City	154	<i>Forest/ Timberland- 154</i>
Region XIII	6	<i>Fraud and Misrepresentation- 5 Forest Land/ Timberland- 1</i>
CAR	0	<i>No Pending Reversion Case</i>
NCR	4	<i>Fraud and Misrepresentation - 4</i>
TOTAL	825	<i>Fraud and Misrepresentation- 207 Forest Land/ Timberland- 451 National Park-2 Other Inalienable Lands- 38 Others- 127</i>



Out of 825 pending reversion cases nationwide, the most common grounds used are fraud and misrepresentation (25.1%), forest land/timberland (54.7%), national park (0.2%), other inalienable land (4.6%), and others (15.4%).

“Others” category includes those lands whose grounds are not indicated, titles which are annulment and cancellation, double decreed titles.

Further, based on the above-mentioned data, it is evident that there has been an increase in the number of pending reversion cases across all regions. From 756, an additional 69 cases were added. **Making it a total of 825 pending reversion cases.**

There are Offices that have already submitted their updated pending reversion cases after the 14 November 2023 Memorandum,³ however some are still not compliant with the required template. It is imperative to emphasize that the Department is entrusted with the vital responsibility of conserving and managing lands of the public domain. Therefore, your immediate attention is needed to ensure that we are up to date with regards to these cases.

This Office is following up the compliance of the regional offices which have not yet submitted their inventory reports up to this date. While the Regional Offices with lacking data in their submitted inventories are directed to resubmit and reflect such missing information in their inventory reports. Kindly submit your respective inventory reports using the template.⁴ You may access the digital copy of the template of inventory at <https://bit.ly/AILTInventoryTemplate>

For easier recording and compilation, the **soft copies** of the inventory reports may be sent to the Anti-Illegal Land Titling Committee Technical Working Group by uploading the same in your Region’s appropriate folder in this google drive link: <https://bit.ly/2024-AILTCReversionInventory> .

³ Copy of the Memorandum is attached as Annex “C”

⁴ Copy of the the Inventory template is attached as Annex “D”

Please notify this Office once you have uploaded the soft copies of your inventory reports through this email: aftc@denr.gov.ph.

Lastly, please be reminded that the submission of these data are deemed important in order for the Department to properly address the issues surrounding illegal or irregular issuance of titles. You are directed to submit your respective inventories on or before 31 January 2024.

For strict compliance.



ATTY. MICHELLE ANGELICA D. GO, CESO II

Copy furnished:

The Undersecretary
Legal and Administration



MEMORANDUM

03 MAY 2023

FOR All Regional Executive Directors
All Chiefs, Legal Divisions
DENR Regional Offices

FROM The Assistant Secretary
Legal Affairs
The Chairperson, Anti-Illegal Land Titling Committee
Special Order 2021-716

SUBJECT : REITERATION ON THE SUBMISSION OF DATA ON
REVERSION CASES IN THE DIFFERENT REGIONAL
OFFICES OF THE DENR PURSUANT TO SPECIAL ORDER
2021-716

This refers to our previous Memoranda dated 22 October 2022¹ and 31 January 2023² directing all DENR Regional Offices to submit their respective inventory of pending reversion cases including titles under investigation for possible filing of reversion complaints pursuant to Special Order (SO) 2021-716³.

As of this date, only 9 out of 15 Regional Offices have submitted their inventory of pending reversion cases within their respective jurisdiction in compliance with the said Memoranda, *to wit*:

No.	Regional Office	Date of Submission
1	CAR	23 February 2023
2	Region I	16 March 2023
3	Region IV-A CALABARZON	25 January 2023
4	MIMAROPA Region	29 March 2023
5	Region V	14 February 2023
6	Region VII	02 November 2022
7	Region X	28 February 2023
8	Region XI	17 February 2023
9	Region XII	6 March 2023

Further, it has been observed that the submission of most Regional Offices failed to reflect the required data as stated in the abovementioned Memoranda, particularly the following:

¹ Copy of the Memorandum dated 22 October 2022 is attached as Annex "A".
² Copy of the Memorandum dated 31 January 2023 is attached as Annex "B".
³ Copy of Special Order 2021-716 is attached as Annex "C".

For guidance, the inventory report should include the following:

For reversion cases pending in Court:	For Titles under investigation:
<ol style="list-style-type: none">1. Case Title2. Docket Number3. Venue4. Grounds for Reversion5. Handling Lawyer/ Action Officer (Regional Office) & OSG Counterpart6. Case status7. Current condition of the subject land8. Total lot area covered by/subject of reversion case9. Administrative case/s against DENR employees filed with complete details	<ol style="list-style-type: none">1. OCT/TCT No.2. Name of the Title holder3. Lot Description (including the total lot area covered by/subject of reversion case and location of the lot)4. Possible ground for Reversion5. Handling Lawyer/ Action Officer6. Status/Remarks

From the foregoing, this Office is following up the compliance of the Regional Offices which have not yet submitted their inventory reports up to this date. While the Regional Offices with lacking data in their submitted inventories are directed to resubmit and reflect such missing information in their inventory reports. Kindly submit your respective inventory reports using the **modified template⁴** within 3 days upon receipt of this Memorandum.

For easier recording and compilation, the **soft copy** of the inventory report may be sent to the Anti-Illegal Land Titling Committee Technical Working Group by uploading the same in this google drive link: <https://bit.ly/41tRcpu>.

Please notify this Office once you have uploaded the soft copies of your inventory reports through this email: atfc@denr.gov.ph.

Likewise, you may access the digital copy of the template at <https://bit.ly/43FroZi>.

Lastly, please be reminded that the submission of these data are deemed important in order for the Department to properly address the issues surrounding illegal or irregular issuance of titles. Your cooperation is needed.

For strict compliance.


ATTY. MICHELLE ANGELICA D. GO, CESO II

Copy furnished

The Undersecretary and Chief of Staff

The Undersecretary
Legal and Administration

The OIC, Director
Policy and Planning Service

The Director
Land Management Bureau

⁴ Copy of the inventory template is attached as Annex "D".



Republic of the Philippines
DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES
 Visayas Avenue, Diliman, Quezon City

DENR Special Order
 No. 2021 - 716

DEC 06 2021

SUBJECT: RECONSTITUTION OF THE ANTI-FAKE TITLES COMMITTEE MEMBERS, EXPANDING ITS FUNCTIONS AND RENAMING IT AS "ANTI-ILLEGAL LAND TITLING (AILT) COMMITTEE"

In the interest of service, in order to address the pernicious effects posed by illegally or irregularly issued land patents and registered titles, and in consonance with the mandate of the Department over lands of the public domain, the Anti-Fake Titling Committee is hereby renamed as "Anti-Illegal Land Titling (AILT)," its members reconstituted and its functions expanded.

The Committee shall be composed of the following:

The Assistant Secretary, Legal Affairs	Chairperson
The Director, Land Management Bureau	Vice Chairperson
The Director, Legal Affairs Service	Vice Chairperson

Members:

From the Legal Affairs Service (LAS)

The Chief, Claims and Conflicts Division	Member
The Chief, Litigation and Prosecution Division	Member
The Chief, Investigation and Arbitration Division	Member
The Head, Zero Backlog Task Force	Member
The Chief, Legal Research and Opinion Division	Member
The Chief, Internal Affairs Division	Member
The Chief, Legal Crisis Prevention and Management Division	Member

From the Field Office (FO):

The Regional Executive Director of the area of concern.	Provisional Member
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A **Technical Working Group** is hereby created to assist the Committee in the performance of its functions which shall be composed of the following:

The Chief, Legal Crisis Prevention and Management Division, LAS	TWG Head
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Republic of the Philippines
 DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES
 Visayas Avenue, Diliman, Quezon City
 Tel. No. 929-6626 to 29; 929-6633 to 35
 926-7041 to 43; 929-6252; 929-1669

Website: <https://www.denr.gov.ph> / Email: web@denr.gov.ph

14 NOV 2023

MEMORANDUM

TO All Regional Executive Directors
 All Chiefs, Legal Divisions
 DENR Regional Offices

FROM : The Assistant Secretary
 Legal Affairs
 The Chairperson, Anti-Illegal Land Titling Committee
 Special Order 2021-716

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 OFFICES OF THE DENR PURSUANT TO SPECIAL ORDER
 2021-716

This refers to our previous Memorandum dated 03 May 2023¹ directing all DENR Regional Offices to submit their respective inventory of pending reversion cases including titles under investigation for possible filing of reversion complaints pursuant to Special Order (SO) 2021-716²

As of this date, only 7 out of 15 Regional Offices have submitted their inventory of pending reversion cases within their respective jurisdiction in compliance with said Memoranda, *to wit*:

No.	Regional Office	Date of Submission
1.	CAR	May 3, 2023
2.	NCR	May 11, 2023
3.	Region II	June 27, 2023
4.	Region IV-A	May 16, 2023
5.	Region IV-B	May 15, 2023
6.	Region V	June 27, 2023
7.	Region XIII	May 26, 2023

¹ Copy of the Memorandum dated 03 May 2023 is attached as Annex "A"

² Copy of Special Order 2021-716 is attached as Annex "B"

Further, it has been observed that the submission of most Regional Offices failed to reflect the required data as stated in the abovementioned Memoranda particularly the following:

Regional Office	Observations
1. NCR	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Case status is not indicated; 2. Current Condition of Subject Land is not indicated; 3. Total Lot Area Covered in the "Lot Description" is not indicated
2. Region I	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered is not indicated in the "Lot Description" <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered is not indicated in the "Lot Description"
3. Region III	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered is not indicated in the "Lot Description" <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered is not indicated in the "Lot Description"
4. Region IV-B MIMAROPA	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Current condition of the land are not indicated; 2. No Administrative case/s against DENR Employees filed with Complete Details
5. Region VI	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. No data submitted on Pending Reversion Cases for the year 2023 <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. No data submitted on Pending Reversion Cases for the year 2023
6. Region VII	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. No data submitted on Pending Reversion Cases for the year 2023 <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. No data submitted on Pending Reversion Cases for the year 2023
7. Region VIII	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Some entries have no docket number; 2. Total Lot Area Covered in the "Lot Description" are not indicated <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. Some entries have no Transfer Certificates of Title 2. Handling lawyer/ action officer not reflected in some entries
8. Region IX	<p><i>Pending Reversion Cases:</i></p>

	<ol style="list-style-type: none"> 1. Total Lot Area Covered in the "Lot Description" are not indicated; 2. No Administrative case/s against DENR Employees filed with Complete Details indicated; <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered in the "Lot Description" are not indicated; 2. Status/Remark are not indicated
9. Region X	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Some entries' Total Lot Area Covered in the "Lot Description" are not indicated; 2. Some entries did not indicate the current condition of the land <p><i>Certificates of Title Under Investigation:</i></p> <ol style="list-style-type: none"> 1. Total Lot Area Covered in the "Lot Description" are not indicated
10. Region XI	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Some entries in Total Lot Area Covered in the "Lot Description" are not indicated 2. Some entries in "Current Condition of the Subject Land" are not indicated
11. Region XIII	<p><i>Pending Reversion Cases:</i></p> <ol style="list-style-type: none"> 1. Some entries did not indicate the "Current Condition of Land" 2. No data submitted on "Administrative case/s against DENR employees filed with complete details"

For guidance, the inventory report should include the following:

For Reversion Cases Pending in Court:	For Titles under Investigation:
<ol style="list-style-type: none"> 1. Case Title 2. Docket Number 3. Venue 4. Grounds for Reversion 5. Handling Lawyer/ Action Officer (Regional Office) & OSC Counterpart 6. Case Status 7. Current Condition of the subject land 8. Total lot area covered by/subject of reversion case 9. Administrative case/s against DENR employees filed with complete details 	<ol style="list-style-type: none"> 1. OCT/ TCT No. 2. Name of the Title holder 3. Lot Description (including the total lot area covered by/subject of reversion case and location of the lot) 4. Possible ground for Reversion 5. Handling Lawyer/ Action Officer 6. Status / Remarks

From the foregoing, this Office is following up the compliance of the regional Offices which have not yet submitted their inventory reports up to this date. While the Regional Offices with lacking data in their submitted inventories are directed to

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Legal and Administration

The OIC, Director
Policy and Planning Service

The Director
Land Management Bureau

³ Copy of the the inventory template is attached as Annex "C"



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 Department of Environment and Natural Resources
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Subject: MEMO DTD 11/06/2023 REITERATION ON THE SUBMISSION OF DATA ON REVERSION CASES IN THE DIFFERENT REGIONAL OFFICES OF THE DENR PURSUANT TO SPECIAL ORDER 2021-716

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Republic of the Philippines
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 Visayas Avenue, Diliman, Quezon City
 Tel. No. 929-6626 to 29; 929-6633 to 35
 Website: <https://www.denr.gov.ph> / Email:

MEMORANDUM

03 MAY 2023

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ATTY. MICHELLE ANGELICA D. GO, CESO II

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Land Management Bureau

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Republic of the Philippines
DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES
 Visayas Avenue, Dilliman, Quezon City

DENR Special Order
 No. 2021 - 716

DEC 06 2021

SUBJECT: RECONSTITUTION OF THE ANTI-FAKE TITLES COMMITTEE MEMBERS, EXPANDING ITS FUNCTIONS AND RENAMING IT AS "ANTI-ILLEGAL LAND TITLING (AILT) COMMITTEE"

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Members:

From the Legal Affairs Service (LAS)

The Chief, Claims and Conflicts Division	Member
The Chief, Litigation and Prosecution Division	Member
The Chief, Investigation and Arbitration Division	Member
The Head, Zero Backlog Task Force	Member
The Chief, Legal Research and Opinion Division	Member
The Chief, Internal Affairs Division	Member
The Chief, Legal Crisis Prevention and Management Division	Member

From the Field Office (FO):

The Regional Executive Director of the area of concern.	Provisional Member
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A **Technical Working Group** is hereby created to assist the Committee in the performance of its functions which shall be composed of the following:

The Chief, Legal Crisis Prevention and Management Division, LAS	TWG Head
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Office

PENDING REVERSION CASES

As of (date)

Case Title	Docket Number	Venue	Ground for Reversion	Handling Lawyer/Action Officer (Regional Office) & OSG Counterpart	Case Status	Current Condition of the Subject Land	Total Lot Area covered by/subject of reversion case	Administrative case/s against DENR Employees filed with Complete Details

Total number of pending reversion cases: _____

Breakdown of reversion cases based on ground: _____

ANNEX C

Office

CERTIFICATES OF TITLE UNDER INVESTIGATION FOR POSSIBLE INITIATION OF REVERSION COMPLAINTS

As of (date)

Original Certificate of Title or Transfer Certificate of Title	Name of Titleholder	Lot Description (Total Lot Area covered and Location)	Possible Ground for Reversion	Handling Lawyer or Action Officer	Status/Remark

Office
PENDING REVERSION CASES
As of (date)

Case Title	Docket Number	Venue	Ground for Reversion	Handling Lawyer/Action Officer (Regional Office) & OSG Counterpart	Case Status	Current Condition of the Subject Land	Total Lot Area covered by/subject of reversion case	Administrative case/s against DENR Employees filed with Complete Details

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Breakdown of reversion cases based on ground: _____

Office

CERTIFICATES OF TITLE UNDER INVESTIGATION FOR POSSIBLE INITIATION OF REVERSION COMPLAINTS

As of (date)

Original Certificate of Title or Transfer Certificate of Title	Name of Titleholder	Lot Description (Total Lot Area covered and Location)	Possible Ground for Reversion	Handling Lawyer or Action Officer	Status/Remark