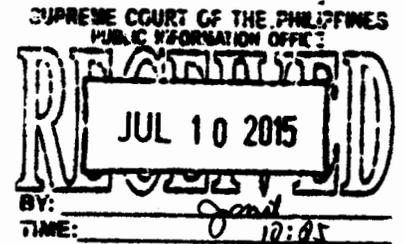




Republic of the Philippines
Supreme Court
Manila

FIRST DIVISION

NOTICE



Sirs/Mesdames:

*Please take notice that the Court, First Division, issued a Resolution dated **June 15, 2015** which reads as follows:*

“G.R. No. 216541 (Camilo G. Serna v. Paulo O. Libed). - The petitioner’s first and second motions for extension totaling thirty (30) days within which to file a petition for review on certiorari are **GRANTED**, counted from the expiration of the reglementary period.

After a judicious perusal of the records, the Court resolves to **DENY** the instant petition and **AFFIRM** the April 10, 2014 Decision¹ and January 14, 2015 Resolution² of the Court of Appeals (CA) in CA-G.R. SP No. 132031 for failure of petitioner Camilo G. Serna (petitioner) to show that the CA committed any reversible error in upholding his liability to pay back rentals to respondent Paulo O. Libed (respondent).

As correctly found by the CA, the subject property had already been transferred to respondent through a valid sale in 1993 which was known to petitioner, as in fact, the latter made a rental payment to the former in October 1994. As owner, therefore, respondent is entitled to the lease rentals of the subject property since the tenancy relation was not severed by the change of ownership thereof.

Finally, it is settled that the determination of back rentals is a finding of fact of an administrative agency, which when duly supported by substantial evidence and affirmed by the CA, is accorded respect and finality.³

- over - two (2) pages

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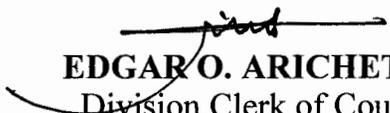
¹ *Rollo*, pp. 38-48. Penned by Associate Justice Ramon R. Garcia with Associate Justices Rebecca de Guia-Salvador and Danton Q. Bueser concurring.

² *Id.* at 49-50.

³ See *Natividad v. Mariano*, G.R. No. 179643, June 3, 2013, 697 SCRA 63, 74; citations omitted.

SO ORDERED.”

Very truly yours,


EDGAR O. ARICHETA
Division Clerk of Court ¹¹³

11

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