

SECTION 7. Non-allowable Motions. — The following motions shall not be allowed:

- a. Motion to declare defendant or respondent in default or for a default judgment;
- b. All other motions filed before an Answer, except Motions to Dismiss on the ground of prescription, lack of jurisdiction or failure to state a cause of action, improper venue or when there is another action pending between the same parties for the same cause or where the cause of action is barred by a prior judgment;
- c. Motion for extension of time to file an appeal, motion for reconsideration, or appeal memorandum.

RULE XII

Intervention

SECTION 1. Who May Intervene. — A person who has a legal interest on the matter in litigation, or in the success of either of the parties or an interest against both, or has a substantial right or interest in the subject matter of the case before the Adjudicator or Board, may be allowed to intervene in the action by filing a pleading-in-intervention.

In case where the Board or the Adjudicator has competent jurisdiction, agrarian reform beneficiaries or identified beneficiaries and/or their associations shall have legal standing and interest to intervene concerning their individual or collective rights and/or interests under the CARP.

The fact of non-registration of such associations with the Securities and Exchange Commissions, or Cooperative Development Authority, or any concerned government agency shall not be used against them to deny the existence of their legal standing and interest in a case filed before such courts and quasi-judicial bodies.

SECTION 2. Time to Intervene. — A person desiring to intervene may, before judgment by the Adjudicator or the Board, file a motion for leave to intervene attaching the pleading-in-intervention with notice upon all the parties to the action.

In allowing or disallowing a motion for leave to intervene, the Adjudicator or the Board shall consider if the intervention will unduly delay or prejudice the adjudication of the rights of the original parties or if the intervenor's right may be fully protected in a separate proceeding.

SECTION 3. Answer-in-Intervention. — The answer-in-intervention shall be filed within fifteen (15) days from notice of the order allowing the intervention, unless a different period is fixed by the Adjudicator or the Board.

RULE XIII

Decisions/Resolutions/Final Orders

SECTION 1. Decisions/Resolutions/Final Orders. — The decisions/resolutions/ final orders of the Adjudicator shall be in writing, prepared and signed by him and filed with the Regional or Provincial Clerk of the Adjudicator. It shall clearly and