

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN241107011693

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)  
查冊日期及時間 SEARCH DATE AND TIME: 07/11/2024 14:34  
查冊者姓名/名稱 NAME OF SEARCHER: chan ka wah  
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 07/11/2024 07:30 之資料  
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 07/11/2024.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易，以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨無關之目的，使用所提供的資料須符合《個人資料（私隱）條例》的規定。

The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to provide means whereby the title to real and immovable property may be easily traced and ascertained. The information contained in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

《政府租契續期條例》已經生效，土地登記冊的適用政府租契年期資料不會相應更新。適用政府租契的年期屆滿日期，以地政總署根據該條例刊憲的任何相關「續期公告」為準。

The Extension of Government Leases Ordinance is in force. Information on lease term for an applicable lease is not updated in the land register accordingly. For the expiry date of the lease term of an applicable Government lease, please refer to the relevant "Extension Notice" published by the Lands Department which should prevail.

進行任何交易前，應先向土地註冊處查閱最新的土地紀錄。

Before any dealings, up-to-date land search should be conducted with the Land Registry.

**物業資料**

**PROPERTY PARTICULARS**

**物業參考編號**

PROPERTY REFERENCE NUMBER (PRN): A3693015

**地段編號**

LOT NO.: YAU TONG INLAND LOT NO. 32

批約 HELD UNDER: CONDITIONS OF SALE NO. 11015

年期 LEASE TERM: 99 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 01/07/1898

每年地稅 RENT PER ANNUM: \$1,000.00

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所佔地段份數

SHARE OF THE LOT: 15/886

ADDRESS: UNIT NO.5 ON 3RD FLOOR  
SUNRAY INDUSTRIAL CENTRE  
NO.610 CHA KWO LING ROAD  
KOWLOON

地址: 中文地址不詳

備註

REMARKS: CONSENT GIVEN BY LAND OFFICER DATED 8/4/80 TO ENTER INTO AGREEMENTS FOR SALE AND PURCHASE

## 業主資料

OWNER PARTICULARS

| 業主姓名<br>NAME OF OWNER                              | 身分<br>(如非唯一擁有人)<br>CAPACITY<br>(IF NOT SOLE OWNER) | 註冊摘要編號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 代價<br>CONSIDERATION  |
|--|--|------------------------|-------------------------------|---------------------------------|----------------------|
| SUNRAY ESTATES LIMITED<br>-                        |  | -                      | -                             | -                               | -                    |
| 備註 REMARKS: CONDITIONS OF SALE NO.11015 OF YTIL 32 |  |                        |                               |                                 |                      |
| CHIU CHUNG KWAN<br>-                               | TENANT IN COMMON<br>(1/4)                          | UB2021652              | 10/11/1980                    | 13/02/1981                      | \$1,293,350.00 (PT.) |
| LIU LEUNG CHUEN<br>-                               | TENANT IN COMMON<br>(1/4)                          |                        |                               |                                 |                      |
| YAM SUI FUN<br>-                                   | TENANT IN COMMON<br>(1/4)                          |                        |                               |                                 |                      |
| HO SHIU TONG<br>-                                  | TENANT IN COMMON<br>(1/4)                          |                        |                               |                                 |                      |

備註 REMARKS: ASSIGNMENT WITH PLAN

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物業涉及的轆轤  
INCUMBRANCES

| 註冊摘要編號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 文書性質<br>NATURE                                   | 受惠各方<br>IN FAVOUR OF  | 代價<br>CONSIDERATION  |
|------------------------|-------------------------------|---------------------------------|--|---|----------------------|
| UB1650980              | 11/01/1979                    | 27/01/1979                      | INSTRUMENT WITH LAYOUT<br>PLAN OF PARKING SPACES | -   | -                    |
| UB1650982              | 11/01/1979                    | 27/01/1979                      | UNDERTAKING BY BANGKOK<br>BANK LIMITED           | THE REGISTRAR GENERAL (LAND OFFICER)  | -                    |
| UB1921216              | 09/05/1980                    | 15/08/1980                      | DECLARATION OF VIRGINIA<br>WING-KIU YIPP         | -   | -                    |
| UB1932185              | 06/08/1980                    | 04/09/1980                      | AGREEMENT FOR SALE AND<br>PURCHASE WITH PLANS    | CHIU CHUNG KWAN 1/4<br>-<br>LIU LEUNG CHUEN 1/4<br>-<br>YAM SUI FUN 1/4<br>-<br>HO SHIU TONG 1/4<br>-<br>(TENANTS-IN-COMMON)<br>- | \$1,293,350.00 (PT.) |

備註 REMARKS: SEE ASSIGNMENT MEM.NO.2021652

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|------------------------|-------------------------------|---------------------------------|---|---|---------------------|
| UB1943264              | 09/08/1980                    | 26/09/1980                      | DEED OF MUTUAL COVENANT   | -<br>-                                    | -                   |
| UB2021653              | 10/11/1980                    | 13/02/1981                      | MORTGAGE TO SECURE<br>BANKING FACILITIES  | THE NATIONAL COMMERCIAL BANK LIMITED<br>- | -                   |
|                        |                               |                                 | 備註 REMARKS: FOR CONSIDERATION, SEE MEMORIAL   |   |                     |
| 23063001370020         | 27/06/2023                    | 30/06/2023                      | MEMORANDUM OF CHARGE ON<br>OUTSTANDING MANAGEMENT<br>FEES   | -<br>-                                    | -                   |
|                        |                               |                                 | 備註 REMARKS: BY THE INCORPORATED OWNERS OF SUNRAY INDUSTRIAL CENTRE  |   |                     |
| 23120500880171         | 30/06/2015                    | 05/12/2023                      | NOTICE NO.<br>"UMB/50C110/1401-<br>068/0001" BY THE<br>BUILDING AUTHORITY<br>UNDER S.30B(3) OF THE<br>BUILDINGS ORDINANCE | -<br>-                                    | -                   |
|                        |                               |                                 | 備註 REMARKS: RE: COMMON PARTS  |   |                     |

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等待註冊的契約

DEEDS PENDING REGISTRATION

| 註冊摘要編號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 交付日期<br>DATE OF<br>DELIVERY | 文書性質<br>NATURE | 受惠各方<br>IN FAVOUR OF | 代價<br>CONSIDERATION |
|------------------------|-------------------------------|-----------------------------|----------------|----------------------|---------------------|
|------------------------|-------------------------------|-----------------------------|----------------|----------------------|---------------------|

\*\*\*\*\* 無 NIL \*\*\*\*\*

\*\*\*\*\* 登記冊末端 END OF REGISTER \*\*\*\*\*