

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESS210912002358

印製於 PRINTED AT: INTERNET SEARCH (E-MAIL)  
查冊日期及時間 SEARCH DATE AND TIME: 12/09/2021 15:30  
查冊者姓名 NAME OF SEARCHER: 8693015ZU  
查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至 12/09/2021 07:30 之資料  
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 12/09/2021.

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 titles 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.

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): B2922760

地段編號  
LOT NO.: TSEUNG KWAN O TOWN LOT NO. 62

批約 HELD UNDER: NEW GRANT NO. 9342  
年期 LEASE TERM: 50 YEARS FROM 26-8-1998  
開始日期 COMMENCEMENT OF LEASE TERM: 26/08/1998  
每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 55/165973

ADDRESS: FLAT E ON 30TH FLOOR OF TOWER 1,  
BAUHINIA GARDEN,  
11 TONG CHUN STREET, TSEUNG KWAN O,  
SAI KUNG, NEW TERRITORIES.

地址: 中文地址不詳

備註

REMARKS: AN ANNUAL RENT OF AN AMOUNT EQUAL TO 3% OF THE RATEABLE VALUE FROM TIME TO TIME OF THE LOT,

SUBJECT TO GENERAL CONDITION NO. 4 OF NEW GRANT NO. 9342

CONSENT DATED 7.10.1999 GIVEN BY THE DIRECTOR OF LANDS TO ENTER INTO AGREEMENT FOR SALE AND PURCHASE

CREATION OF EASEMENTS AND OTHER PERMANENT RIGHTS CREATED IN FAVOUR OF THE GOVERNMENT OF THE HONG KONG

SPECIAL ADMINISTRATIVE REGION AT MID-NIGHT ON 13 NOVEMBER 2015 AND THE PERIOD OF RIGHTS OF TEMPORARY

OCCUPATION OF THE LAND CREATED IN FAVOUR OF THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION

FROM 14 NOVEMBER 2015 TO 27 JULY 2016 SEE MEM. NO. 15090201720018 (RE PORTION)

業主資料

**OWNER PARTICULARS**

業主姓名 NAME OF OWNER	身分 (如非唯一擁有人) CAPACITY (IF NOT SOLE OWNER)	註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	註冊日期 DATE OF REGISTRATION	代價 CONSIDERATION
JADE CITY INTERNATIONAL LIMITED		-	-	-	-

備註 REMARKS: NEW GRANT NO. 9342 OF TKOTL 62

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CHAU TAM SHING -	JOINT TENANT	SK465679	19/04/2001	17/05/2001	\$1,111,800.00
LEUNG CHE CHUN -	JOINT TENANT				
備註 REMARKS: ASSIGNMENT WITH PLAN					
CHAU TAM SHING 周譚成		07100801900168 ASSIGNMENT	19/09/2007	08/10/2007	-

物業涉及的輓轄  
**INCUMBRANCES**

註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	註冊日期 DATE OF REGISTRATION	文書性質 NATURE	受惠各方 IN FAVOUR OF	代價 CONSIDERATION
SK333762	31/07/1998	04/08/1998	DEBENTURE	BANK OF CHINA, HONG KONG BRANCH - THE HONGKONG AND SHANGHAI BANKING CORPORATION LIMITED - HANG SENG BANK LIMITED -	\$2,265,000,000.00

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				STANDARD CHARTERED BANK -	
				WESTDEUTSCHE LANDESBANK GIROZENTRALE, HONG KONG BRANCH -	
				CITIC KA WAH BANK LIMITED -	
				DAO HENG BANK LIMITED -	
				THE DEVELOPMENT BANK OF SINGAPORE LTD HONG KONG BRANCH -	
				INTERNATIONAL BANK OF ASIA LIMITED -	
				LIU CHONG HING BANK LIMITED -	
				SOCIETE GENERALE, HONG KONG BRANCH -	
				THE FUJI BANK, LIMITED, HONG KONG BRANCH -	
SK464517	19/04/2001	08/05/2001	PARTIAL RELEASE	-	-
SK447290	27/10/2000	03/11/2000	MODIFICATION LETTER	JADE CITY INTERNATIONAL LIMITED -	-

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備註 REMARKS: BY DISTRICT LANDS OFFICER, SAI KUNG					
SK449751	29/08/1998	29/11/2000	UNDERTAKING (WITH PLAN)	-	-
SK449752	27/04/1999	29/11/2000	UNDERTAKING (WITH PLAN)	-	-
SK454780	29/01/2001	08/02/2001	PERMIT TO OCCUPY A NEW BUILDING	JADE CITY INTERNATIONAL LIMITED	-
備註 REMARKS: BY BUILDING AUTHORITY OF HONG KONG					
SK454939	09/02/2001	10/02/2001	STATUTORY DECLARATION OF LIU YEE MAN JOHN	-	-
備註 REMARKS: FOR RESIDENTIAL UNITS					
SK454940	09/02/2001	10/02/2001	STATUTORY DECLARATION OF LIU YEE MAN JOHN	-	-
備註 REMARKS: FOR NON-RESIDENTIAL UNITS					
SK456610	20/02/2001	08/03/2001	DEED OF GUARANTEE	DIRECTOR OF HOUSING	-
備註 REMARKS: BY BANK OF CHINA AND JADE CITY INTERNATIONAL LTD.					
SK456611	20/02/2001	08/03/2001	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	-

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備註 REMARKS: BY BANK OF CHINA AND JADE CITY INTERNATIONAL LTD.					
SK458118	23/02/2001	19/03/2001	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	CHAU TAM SHING - LEUNG CHE CHUN - (JOINT TENANTS) -	\$1,111,800.00
備註 REMARKS: SEE ASSIGNMENT MEMORIAL NO. 465679					
SK464179	12/04/2001	04/05/2001	CONSENT TO ASSIGN (RESIDENTIAL UNITS)	- -	-
備註 REMARKS: BY LANDS DEPARTMENT LEGAL ADVISORY AND CONVEYANCING OFFICE					
SK464180	11/04/2001	04/05/2001	CERTIFICATE OF COMPLIANCE	- -	-
備註 REMARKS: BY DISTRICT LANDS OFFICE, SAI KUNG					
SK464519	19/04/2001	08/05/2001	DEED OF MUTUAL COVENANT AND MANAGEMENT AGREEMENT	- -	-
SK465680	19/04/2001	17/05/2001	LEGAL CHARGE	BANK OF CHINA -	\$1,056,210.00

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07100801900151	19/09/2007	08/10/2007	RECEIPT ON DISCHARGE OF A CHARGE	-	-
SK546119	23/01/2003	07/02/2003	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	\$18,000,000.00
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	-	
SK547842	05/03/2003	08/03/2003	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	\$76,000,000.00
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	-	
SK626915	07/01/2005	14/01/2005	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	\$18,000,000.00
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	-	
05021600910040	01/02/2005	16/02/2005	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	-
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	(BENEFICIARY)	
07020101860021	24/01/2007	01/02/2007	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING	\$18,000,000.00
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	(BENEFICIARY)	
07100801900131	12/02/2007	08/10/2007	CONSENT LETTER	-	-

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備註 REMARKS: FROM HONG KONG HOUSING AUTHORITY					
07100801900143	17/08/2007	08/10/2007	APPROVAL LETTER FOR ASSIGNMENT	-	-
備註 REMARKS: FROM HONG KONG HOUSING AUTHORITY TO MESSRS. CHU & LAU, SOLICITORS					
07100801900170	19/09/2007	08/10/2007	LEGAL CHARGE	WING HANG BANK LIMITED	\$867,348.25
09060800290012	02/06/2009	08/06/2009	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING (BENEFICIARY)	-
備註 REMARKS: BY THE BANK OF EAST ASIA, LIMITED					
15090201720018	13/08/2015	02/09/2015	G.N. 6050 DATED 13.8.2015 UNDER ROADS (WORKS, USE AND COMPENSATION) ORDINANCE (CHAPTER 370)	-	-
備註 REMARKS: (INTERPRETED IN ACCORDANCE WITH THE PROVISIONS OF THE HONG KONG REUNIFICATION ORDINANCE NO.110 OF 1997) (NOTICE UNDER SECTION 16) ANNEXED WITH PLAN NOS. SKM8274D & SKM8269D RE : PWP ITEM NO. 7160TB-FOOTBRIDGE ACROSS PO YAP ROAD LINKING AREA 55 AND AREA 65, TSEUNG KWAN O CREATION OF EASEMENTS AND OTHER PERMANENT RIGHTS AND RIGHTS OF TEMPORARY OCCUPATION OF LAND RE : TKOTL 62 (PORTION) AND TKOTL 75 (PORTION)					



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等待註冊的契約

**DEEDS PENDING REGISTRATION**

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			***** 無 NIL *****		

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