

印製於 PRINTED AT: INTERNET SEARCH (E-MAIL)
查冊日期及時間 SEARCH DATE AND TIME: 05/02/2017 19:39
查冊者姓名 NAME OF SEARCHER: 6100726DV
查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至 05/02/2017 07:30 之資料
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 05/02/2017.

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): B8730884

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: -

所佔地段份數

SHARE OF THE LOT: 40/165973

ADDRESS: FLAT J ON 2ND FLOOR OF TOWER 2,
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

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
CHAU YU SHUI -	JOINT TENANT	SK466846	21/04/2001	19/05/2001	\$637,800.00
CHOW KWAN SIU FONG -	JOINT TENANT				
		備註 REMARKS: ASSIGNMENT WITH PLAN			
MA YUK LAN 馬玉蘭		06092602130699 ASSIGNMENT	06/09/2006	26/09/2006	\$1,020,000.00
LUO MINBING 羅敏冰	JOINT TENANT	06123000370167 ASSIGNMENT	08/12/2006	30/12/2006	\$1,151,000.00
WONG WING SHING 黃永成	JOINT TENANT				
		備註 REMARKS: NOW AS TENANTS IN COMMON IN EQUAL SHARES SEE MEM. NO. 09110500960010			
YUEN YU WO GISELE 袁宇和		14031300500213 ASSIGNMENT	25/02/2014	13/03/2014	\$3,130,000.00

物業涉及的轉讓
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 - 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 -	\$2,265,000,000.00

土地註冊處 THE LAND REGISTRY

土地登記冊 LAND REGISTER

印製編號 PRINT CONTROL: HSS170205002037

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				THE FUJI BANK, LIMITED, HONG KONG BRANCH	
SK465999	21/04/2001	18/05/2001	PARTIAL RELEASE	-	-
				-	
			備註	REMARKS: SEE DEED OF CONFIRMATION M/N 545293	
SK447290	27/10/2000	03/11/2000	MODIFICATION LETTER	JADE CITY INTERNATIONAL LIMITED	-
				-	
			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	-	-
				-	

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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 -	-
備註 REMARKS: BY BANK OF CHINA AND JADE CITY INTERNATIONAL LTD.					
SK458834	27/02/2001	23/03/2001	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	CHAU YU SHUI - CHOW KWAN SIU FONG - (JOINT TENANTS) -	\$637,800.00
備註 REMARKS: SEE ASSIGNMENT MEMORIAL NO. 466846					
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	- -	-

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備註 REMARKS: BY DISTRICT LANDS OFFICE, SAI KUNG					
SK464519	19/04/2001	08/05/2001	DEED OF MUTUAL COVENANT AND MANAGEMENT AGREEMENT	-	-
SK466847	21/04/2001	19/05/2001	LEGAL CHARGE	THE HONGKONG AND SHANGHAI BANKING CORPORATION LIMITED	\$300,000.00
SK595151	01/04/2004	23/04/2004	RELEASE	-	-
SK545293	19/12/2002	22/01/2003	CONFIRMATORY DEED	THE HONGKONG AND SHANGHAI BANKING CORPORATION LIMITED	-
備註 REMARKS: BETWEEN JADE CITY INTERNATIONAL LIMITED AND THE HONGKONG & SHANGHAI BANKING CORPORATION LIMITED					
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

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備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED					
05021600910040	01/02/2005	16/02/2005	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING - (BENEFICIARY)	-
備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED					
06063002320112	16/06/2006	30/06/2006	AGREEMENT FOR SALE AND PURCHASE	MA YUK LAN 馬玉蘭	\$1,020,000.00
備註 REMARKS: SEE ASSIGNMENT MEM. NO. 06092602130699					
06092602130709	06/09/2006	26/09/2006	MORTGAGE	STANDARD CHARTERED BANK (HONG KONG) LIMITED 渣打銀行(香港)有限公司	ALL MONEYS
07010402180249	08/12/2006	04/01/2007	RECEIPT ON DISCHARGE OF A CHARGE	-	-
06093000250011	06/09/2006	30/09/2006	LETTER FOR REMOVAL OF THE ALIENATION RESTRICTIONS	-	-
備註 REMARKS: FROM HONG KONG HOUSING AUTHORITY					
06120101990248	22/11/2006	01/12/2006	AGREEMENT FOR SALE AND PURCHASE	LUO MINBING 羅敏冰 (JOINT TENANT)	\$1,151,000.00

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				WONG WING SHING 黃永成 (JOINT TENANT) 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 06123000370167	
07020101860021	24/01/2007	01/02/2007	DEED OF GUARANTEE	THE DIRECTOR OF HOUSING - (BENEFICIARY) 備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED	\$18,000,000.00
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	-
09110500960010	30/10/2009	05/11/2009	DEED OF SEVERANCE	- -	-
14012400190138	20/01/2014	24/01/2014	AGREEMENT FOR SALE AND PURCHASE	YUEN YU WO GISELE 袁宇和 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 14031300500213	\$3,130,000.00
14031300500227	25/02/2014	13/03/2014	MORTGAGE	BANK OF CHINA (HONG KONG) LIMITED -	ALL MONEYS

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15090201720018	13/08/2015	02/09/2015	G.N. 6050 DATED 13.8.2015 UNDER ROADS (WORKS, USE AND COMPENSATION) ORDINANCE (CHAPTER 370)	-	-
<p>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)</p>					

等待註冊的契約

DEEDS PENDING REGISTRATION

註冊摘要編號 MEMORIAL NO.	文書日期 DATE OF INSTRUMENT	交付日期 DATE OF DELIVERY	文書性質 NATURE	受惠各方 IN FAVOUR OF	代價 CONSIDERATION
***** 無 NIL *****					

***** 登記冊末端 END OF REGISTER *****