

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN240425018434

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)
查冊日期及時間 SEARCH DATE AND TIME: 25/04/2024 16:41
查冊者姓名/名稱 NAME OF SEARCHER: LEUNG LAI HAR
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 25/04/2024 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 25/04/2024.

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 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): D4314673

地段編號

LOT NO.: THE REMAINING PORTION OF NEW KOWLOON INLAND LOT
NO. 6514

批約 HELD UNDER: CONDITIONS OF EXCHANGE NO. 20238

年期 LEASE TERM: 50 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 19/12/2014

每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 45/170502

ADDRESS: UNIT J (INCLUDING BALCONY AND
UTILITY PLATFORM THEREOF)
ON 23RD FLOOR OF TOWER 2 OF PHASE I
GRAND CENTRAL
NO. 33 HIP WO STREET
KOWLOON

地址: 中文地址不詳

備註

REMARKS: THE ANNUAL RENT IS 3% OF THE RATEABLE VALUE FROM TIME TO TIME OF THE LOT SUBJECT TO GENERAL CONDITION NO. 1 OF C/E NO. 20238 (RE NKIL 6514)

CONSENT GIVEN BY DIRECTOR OF LANDS DATED 29.11.2018 TO ENTER INTO AGREEMENTS FOR SALE AND PURCHASE FOR 1025

RESIDENTIAL UNITS IN TOWERS 1 AND 2, 178 RESIDENTIAL CAR PARKING SPACES AND 17 RESIDENTIAL MOTOR CYCLE

PARKING SPACES IN PHASE I OF THE DEVELOPMENT

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
TANG KA YAN		21091500270135 ASSIGNMENT	19/08/2021	15/09/2021	\$10,000,000.00

鄧嘉欣

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物業涉及的轉讓

INCUMBRANCES

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18062502460278	21/06/2018	25/06/2018	DEED POLL WITH PLAN 備註 REMARKS: RE S.A AND R.P.	-	-
18103102250510	02/10/2018	31/10/2018	APPROVAL LETTER 備註 REMARKS: FROM DIRECTOR OF LANDS RE NKIL 6514 S.A AND R.P.	-	-
18103102250527	02/10/2018	31/10/2018	APPROVAL LETTER WITH PLAN 備註 REMARKS: FROM DIRECTOR OF LANDS RE NKIL 6514 S.A AND R.P.	-	-
18103102250535	02/10/2018	31/10/2018	APPROVAL LETTER WITH PLAN 備註 REMARKS: FROM DIRECTOR OF LANDS RE NKIL 6514 S.A AND R.P.	-	-
18121102100245	03/12/2018	11/12/2018	FINANCE UNDERTAKING 備註 REMARKS: BY CHINA CONSTRUCTION BANK (ASIA) CORPORATION LIMITED	THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION THE DIRECTOR OF LANDS	-

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18121102100259	10/12/2018	11/12/2018	STATUTORY DECLARATION	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, CHIANG KAM WAH, CHOW SIU NGOR AND CHOI MARGARET		
18121701870257	06/12/2018	17/12/2018	FINANCE UNDERTAKING	THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION - THE DIRECTOR OF LANDS -	-
			備註 REMARKS: BY BANK OF CHINA (HONG KONG) LIMITED		
18121701870266	14/12/2018	17/12/2018	STATUTORY DECLARATION	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, LEUNG WAI MAN ROGER, CHOW SIU NGOR AND CHOI MARGARET		
19011500700470	27/12/2018	15/01/2019	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	CHU KIN WAI 朱健偉 TANG KA YAN 鄧嘉欣	\$9,105,900.00
			備註 REMARKS: SEE ASSIGNMENT MEM. NO. 21061100930050		
19052102480412	08/05/2017	21/05/2019	DUPLICATE OF UNDERTAKING LETTER FOR GREENERY AREAS	-	-
			備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT		

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19052102480423	01/09/2015	21/05/2019	DUPLICATE OF UNDERTAKING LETTER FOR THE EXCLUSION OF FLOOR AREA FOR RECREATIONAL USE	-	-
			備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT		
19052102480435	01/09/2015	21/05/2019	DUPLICATE OF UNDERTAKING LETTER	-	-
			備註 REMARKS: FOR THE EXCLUSION OF FLOOR AREA FOR AMENITY FEATURES - BUILDING MANAGEMENT OFFICES, CARETAKER COUNTERS, STORES AND GUARD ROOMS TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT		
19072202190211	24/05/2019	22/07/2019	APPROVAL LETTER	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE, KOWLOON EAST RE NKIL 6514 S.A AND R.P.		
19082802210252	27/08/2019	28/08/2019	SUPPLEMENTAL STATUTORY DECLARATION (PHASE I)	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, CHIANG KAM WAH, CHOW SIU NGOR AND CHOI MARGARET		
19082802210260	27/08/2019	28/08/2019	SUPPLEMENTAL STATUTORY DECLARATION (PHASE II)	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, CHIANG KAM WAH, CHOW SIU NGOR AND CHOI MARGARET		

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19090502360326	10/06/2016	05/09/2019	DUPLICATE OF UNDERTAKING LETTER FOR GREEN FEATURES FROM GFA AND SITE COVERAGE CALCULATION	-	-
			備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT		
19111101560037	13/09/2019	11/11/2019	APPROVAL LETTER	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE, KOWLOON EAST RE NKIL 6514 S.A AND R.P.		
20062202140347	09/04/2020	22/06/2020	OCCUPATION PERMIT (PERMIT NO. KN 10/2020(OP))	-	-
20121702070166	26/11/2020	17/12/2020	OCCUPATION PERMIT (PERMIT NO. KN 37/2020(OP))	-	-
21012802310018	27/01/2021	28/01/2021	SECOND SUPPLEMENTAL STATUTORY DECLARATION (PHASE I)	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, CHIANG KAM WAH, CHOW SIU NGOR AND CHOI MARGARET		

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21012802310022	27/01/2021	28/01/2021	SECOND SUPPLEMENTAL STATUTORY DECLARATION (PHASE II)	-	-
			備註 REMARKS: OF YIP TUNG SANG, LUI YIU FAI, CHIANG KAM WAH, CHOW SIU NGOR AND CHOI MARGARET		
21050502320231	28/04/2021	05/05/2021	CERTIFICATE OF COMPLIANCE	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE/ KOWLOON EAST		
21052602620561	07/05/2021	26/05/2021	DEED OF MUTUAL COVENANT AND MANAGEMENT AGREEMENT WITH PLANS	SINO ESTATES MANAGEMENT LIMITED 信和物業管理有限公司 (MANAGER)	-
21063000310074	15/06/2021	30/06/2021	AGREEMENT FOR SALE AND PURCHASE	TANG KA YAN 鄧嘉欣	\$10,000,000.00
			備註 REMARKS: SEE ASSIGNMENT MEM. NO. 21091500270135		
21091500270148	19/08/2021	15/09/2021	MORTGAGE	CHINA CONSTRUCTION BANK (ASIA) CORPORATION LIMITED -	ALL MONEYS

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等待註冊的契約

DEEDS PENDING REGISTRATION

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***** 登記冊末端 END OF REGISTER *****