

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN230220011993

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)  
查冊日期及時間 SEARCH DATE AND TIME: 20/02/2023 13:43  
查冊者姓名/名稱 NAME OF SEARCHER: WONG MEI YUNG  
查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至 20/02/2023 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 20/02/2023.

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): A5819042

地段編號

LOT NO.: NEW KOWLOON INLAND LOT NO. 6129

批約 HELD UNDER: GOVERNMENT LEASE

年期 LEASE TERM: FROM 25 JAN 1992 TO 30 JUNE 2047

開始日期 COMMENCEMENT OF LEASE TERM: 25/01/1992

每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 40/92230

ADDRESS: FLAT NO. 15 ON 11TH FLOOR OF BLOCK B  
HONG NGA COURT  
NO. 189 PIK WAN ROAD  
KOWLOON

地址: 中文地址不詳

備註

REMARKS: THE RENT IS \$1 P.A. (IF DEMANDED) UNTIL 30/6/1997 THEREAFTER 3% OF THE RATEABLE VALUE OF THE LOT

EASEMENTS AND OTHER PERMANENT RIGHTS UNDER THE RESPECTIVE PORTIONS OF ALL THOSE PIECES OR PARCELS OF LAND

AT SUCH LEVELS AND LOCATIONS AS INDICATED AND SHOWN COLOURED PURPLE, PURPLE HATCHED BLACK, PURPLE

CROSS-HATCHED BLACK AND PURPLE STIPPLED BLACK ON PLAN NO. KM8892A SHALL BE CREATED FROM 10.6.2017 IN FAVOUR

OF THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION. SEE MEM. NO. 17032300550018 (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
THE HONG KONG HOUSING AUTHORITY -		-	-	-	-
					備註 REMARKS: GOVERNMENT LEASE OF NKIL 6129
MAN WAI KWONG -		UB5776808	09/08/1993	08/09/1993	\$575,700.00
					備註 REMARKS: ASSIGNMENT WITH PLAN

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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
HO KAM WA -	JOINT TENANT	UB7987145	17/01/2000	11/02/2000	\$1,500,000.00
LIU YIP MEI -	JOINT TENANT				
KWONG HONG WAI 鄭康為	JOINT TENANT	10031002310219 ASSIGNMENT	12/02/2010	10/03/2010	\$1,690,000.00
KOO YAT TUNG 古日東	JOINT TENANT				

備註 REMARKS: NOW AS TENANTS IN COMMON IN EQUAL SHARES SEE MEM. NO. 19110601610075

物業涉及的轆轄  
**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
UB5164761	25/01/1992	29/01/1992	MANAGEMENT UNDERTAKING	-	-
22072500880020	22/06/2022	25/07/2022	DEED OF RELEASE OF MANAGEMENT UNDERTAKING	-	-

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UB5238018	13/03/1992	24/04/1992	SALE AND PURCHASE AGREEMENT (DUPLICATE COPY)	MAN WAI KWONG	\$575,700.00
				-	
			備註 REMARKS: SEE ASSIGNMENT MEM. NO. 5776808		
UB5238019	01/04/1992	24/04/1992	EQUITABLE MORTGAGE BY MAN WAI KWONG	STANDARD CHARTERED BANK	\$518,130.00
				-	
UB7987144	17/01/2000	11/02/2000	RECEIPT ON DISCHARGE OF A CHARGE	-	-
				-	
UB5754069	09/08/1993	19/08/1993	COMPLETION CERTIFICATE FOR BLKS. A, B & C	-	-
				-	
UB5757569	09/08/1993	21/08/1993	DEED OF MUTUAL COVENANT AND DEED OF GRANT WITH PLANS	-	-
				-	
UB5776809	09/08/1993	08/09/1993	LEGAL CHARGE	STANDARD CHARTERED BANK	\$518,130.00
				-	
UB7987144	17/01/2000	11/02/2000	RECEIPT ON DISCHARGE OF A CHARGE	-	-
				-	

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UB7955080	24/12/1999	12/01/2000	AGREEMENT FOR SALE AND PURCHASE	HO KAM WA - LIU YIP MEI - (JOINT TENANTS) -	\$1,500,000.00
			備註 REMARKS: SEE ASSIGNMENT MEM.NO.7987145		
UB7987143	17/01/2000	11/02/2000	LETTER (CONFIRMATION OF REMOVAL OF ALIENATION RESTRICTIONS)	- -	-
			備註 REMARKS: FROM HONG KONG HOUSING AUTHORITY		
UB7987146	17/01/2000	11/02/2000	MORTGAGE TO SECURE GENERAL BANKING FACILITIES	HANG SENG BANK LIMITED -	-
			備註 REMARKS: THE CONSIDERATION IS ALL MONEYS		
10040102650312	12/02/2010	01/04/2010	RECEIPT ON DISCHARGE OF A CHARGE	- -	-

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07012700200011	26/01/2007	27/01/2007	SUPERSEDING ORDER NO. D-HD-0008 BY THE BUILDING AUTHORITY UNDER SECTION 26 OF THE BUILDINGS ORDINANCE	-	-
			備註 REMARKS: RE: EXTERIOR AND COMMON AREAS OF THE BUILDING		
09042102710067	02/04/2009	21/04/2009	LETTER OF COMPLIANCE	-	-
10020302400335	08/01/2010	03/02/2010	AGREEMENT FOR SALE AND PURCHASE	KWONG HONG WAI  鄭康為 (JOINT TENANT)  KOO YAT TUNG 古日東 (JOINT TENANT)	\$1,690,000.00
			備註 REMARKS: SEE ASSIGNMENT MEM. NO. 10031002310219		
10031002310222	12/02/2010	10/03/2010	MORTGAGE	BANK OF COMMUNICATIONS CO., LTD.	ALL MONEYS
17032300550018	09/03/2017	23/03/2017	G.N. 1200 DATED 9.3.2017 UNDER ROADS (WORKS, USE AND COMPENSATION) ORDINANCE (CHAPTER 370)*	-	-

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			備註 REMARKS: *(NOTICE UNDER SECTION 16) ANNEXED WITH PLAN NO. KM8892A RE CREATION OF EASEMENTS AND OTHER PERMANENT RIGHTS FOR PWP ITEM NO. 7823TH TSEUNG KWAN O - LAM TIN TUNNEL RE PORTION		
17051001320023	10/05/2017	10/05/2017	SECOND LEGAL CHARGE	WING FUNG CREDIT LIMITED 永豐信貸有限公司	ALL MONEYS
			備註 REMARKS: BY KWONG HONG WAI		
19121101650011	19/11/2019	11/12/2019	RECEIPT ON DISCHARGE OF A CHARGE	-	-
19110601610075	24/10/2019	06/11/2019	NOTICE OF SEVERANCE	-	-
19110801930018	24/10/2019	08/11/2019	SECOND MORTGAGE	NIC SANG FINANCE COMPANY LIMITED 力生金融有限公司	ALL MONEYS
			備註 REMARKS: BY KWONG HONG WAI RE 1/2 SHARE		
20120700090052	17/11/2020	07/12/2020	RECEIPT ON DISCHARGE OF A CHARGE	-	-
19111301010040	17/06/2019	13/11/2019	THIRD LEGAL CHARGE	I-CHOICE LIMITED 匡財有限公司	ALL MONIES UP TO A MAXIMUM AMOUNT OF \$300,000.00
			備註 REMARKS: BY KWONG HONG WAI		

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21010500130089	17/11/2020	05/01/2021	RECEIPT ON DISCHARGE OF A CHARGE	-	-
20111200170055	11/11/2020	12/11/2020	SECOND MORTGAGE 備註 REMARKS: BY KWONG HONG WAI RE 1/2 SHARE	PAKLIN CREDIT LIMITED 百年信貸有限公司	ALL MONEYS
21052500790230	18/05/2021	25/05/2021	RECEIPT ON DISCHARGE OF A CHARGE	-	-
21043001970063	29/04/2021	30/04/2021	SECOND LEGAL CHARGE 備註 REMARKS: BY KWONG HONG WAI RE 1/2 SHARE	GOODWAY FINANCE LIMITED 668財務有限公司	ALL MONEYS
21121701990013	01/12/2021	17/12/2021	SEALED COPY OF DEBTOR'S BANKRUPTCY PETITION 備註 REMARKS: IN BANKRUPTCY PROCEEDINGS NO. 6768 OF 2021 RE 1/2 SHARE	KWONG HONG WAI 鄭康為 (DEBTOR) OFFICIAL RECEIVER (OFFICIAL RECEIVER)	-



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22033101000173	11/01/2022	31/03/2022	SEALED COPY OF BANKRUPTCY ORDER ON DEBTOR'S PETITION	KWONG HONG WAI  鄭康為 (BANKRUPT)  OFFICIAL RECEIVER (OFFICIAL RECEIVER AND PROVISIONAL TRUSTEE) - 備註 REMARKS: IN BANKRUPTCY PROCEEDINGS NO. 6768 OF 2021 WITH ATTACHMENT NOTICE RE 1/2 SHARE	-
22053001050010	31/03/2022	30/05/2022	CERTIFIED TRUE COPY OF MEMORANDUM TO COURT OF RESOLUTIONS PASSED AT THE GENERAL MEETING OF CREDITORS	KWONG HONG WAI  鄭康為 (BANKRUPT)  THE OFFICIAL RECEIVER (OFFICIAL RECEIVER AND RECEIVER) - FRED LEE AND CHOW WAI LAN CHRISTINE (JOINT AND SEVERAL TRUSTEES OF THE PROPERTY OF THE BANKRUPT) - 備註 REMARKS: IN BANKRUPTCY PROCEEDINGS NO. 6768 OF 2021 RE 1/2 SHARE	-

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22081700361026	19/05/2022	17/08/2022	ORDER NO. "C-HD-10089" BY THE BUILDING AUTHORITY UNDER S. 24(1) OF THE BUILDINGS ORDINANCE	-	-
23011600840880	11/10/2022	16/01/2023	LETTER OF COMPLIANCE (ORDER NO. "C-HD- 10089")	-	-

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
21120700110018	11/10/2021	07/12/2021	CERTIFIED TRUE COPY OF LOAN AGREEMENT	CENTRAL LINK CREDIT LIMITED  中正財號信貸有限公司	\$43,452.00
備註 REMARKS: BY KWONG HONG WAI (中止註冊 REGISTRATION WITHHELD)					

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等待註冊的契約

**DEEDS PENDING REGISTRATION**

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21120700110022	11/10/2021	07/12/2021	CERTIFIED TRUE COPY OF LOAN AGREEMENT	ROYAL CREDIT LIMITED 皇室信貸有限公司	\$48,315.00
備註 REMARKS: BY KWONG HONG WAI (中止註冊 REGISTRATION WITHHELD)					

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