

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN241003016734

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)
查冊日期及時間 SEARCH DATE AND TIME: 03/10/2024 17:25
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 03/10/2024 07:30 之資料
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 03/10/2024.

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): A5820889

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.7 ON 23RD 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 |
|-----------------------|--|------------------------------|-------------------------------|---------------------------------|---------------------|
| TO SUNG SUNG | | 07121402860053 ASSIGNMENT | 15/11/2007 | 14/12/2007 | \$1,385,000.00 |

杜生生

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物業涉及的輓轡
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 |
|------------------------|-------------------------------|---------------------------------|--|-------------------------|---------------------|
| 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 | - | - |
| UB9293834 | 13/07/2004 | 07/08/2004 | LETTER OF REMOVAL OF ALIENATION RESTRICTIONS | - | - |
| | | | 備註 REMARKS: FROM HONG KONG HOUSING AUTHORITY | | |
| 06062002610068 | 01/06/2006 | 20/06/2006 | MORTGAGE ASSIGNMENT | DAH SING BANK LIMITED | - |
| | | | 備註 REMARKS: BY PACIFIC FINANCE (HONG KONG) LIMITED | | |
| 07100800960119 | 18/09/2007 | 08/10/2007 | AGREEMENT FOR SALE AND PURCHASE | TSUI MAN YU ANNA 徐文瑜 | \$1,210,000.00 |
| | | | 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 07110101380178 | | |
| 07110702820030 | 12/10/2007 | 07/11/2007 | AGREEMENT FOR SALE AND PURCHASE | TO SUNG SUNG 杜生生 | \$1,385,000.00 |
| | | | 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 07121402860053 | | |

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|------------------------|-------------------------------|---------------------------------|--|---|---------------------|
| 07121402860063 | 15/11/2007 | 14/12/2007 | MORTGAGE | BANK OF CHINA (HONG KONG) LIMITED - | 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) * | - - 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 | - |
| 24073001840093 | 25/07/2024 | 30/07/2024 | AGREEMENT FOR SALE AND PURCHASE | WONG KA KIN 黃家健 | \$4,250,000.00 |

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 ***** | | | | | |

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***** 登記冊末端 END OF REGISTER *****