

土地註冊處 THE LAND REGISTRY

土地登記冊 LAND REGISTER

印製編號 PRINT CONTROL: ESN170227022114

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)
查冊日期及時間 SEARCH DATE AND TIME: 27/02/2017 18:22
查冊者姓名 NAME OF SEARCHER: GARY
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 27/02/2017 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 27/02/2017.

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): D0183913

地段編號

LOT NO.: TSEUNG KWAN O TOWN LOT NO. 75

批約 HELD UNDER: NEW GRANT NO. SK9687

年期 LEASE TERM: 50 YEARS FROM 28-3-2002

開始日期 COMMENCEMENT OF LEASE TERM: 28/03/2002

每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 588/991826

ADDRESS: FLAT C ON 8TH FLOOR OF TOWER 3
THE GRANDIOSE
NO.9 TONG CHUN STREET
TSEUNG KWAN O
SAI KUNG
NEW TERRITORIES

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 NEW GRANT NO. 9687 (TKOTL 75)

CONSENT GIVEN BY DIRECTOR OF LANDS DATED 31.3.2005 TO ENTER INTO AGREEMENTS FOR SALE AND PURCHASE FOR THE RESIDENTIAL UNITS OF BLOCKS 1, 2 & 3 COMPRISING 1472 RESIDENTIAL UNITS,

184 RESIDENTIAL CAR PARKING SPACES AND 25 MOTOR CYCLES SPACES

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)

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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
YAN SAU WAI SUSANE 甄秀慧	JOINT TENANT	06112401440243 ASSIGNMENT WITH PLAN	27/10/2006	24/11/2006	\$3,191,000.00
TAM HUNG 譚鴻	JOINT TENANT				

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
SK544229	28/12/2002	07/01/2003	DEED OF SURRENDER WITH PLAN	THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION	-
			備註 REMARKS: RELEASE OF THE SURRENDEROR FROM ALL OBLIGATIONS IMPOSED UPON THEM OF ALL THAT STRATUM OF LAND (SEE MEM.)		
SK590816	03/03/2004	16/03/2004	MODIFICATION LETTER	-	-
			備註 REMARKS: ADDITIONAL PREMIUM : \$3,500,000.00 BY CHIEF ESTATE SURVEYOR/RAILWAY DEVELOPMENT, LANDS DEPARTMENT		
SK608632	30/06/2004	20/07/2004	APPROVAL LETTER	-	-

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			備註 REMARKS: BY LANDS DEPARTMENT		
SK625267	01/12/2004	30/12/2004	UNDERTAKING FOR MODIFICATION ON GREEN FEATURES	THE BUILDING AUTHORITY	-
			備註 REMARKS: BY MTR CORPORATION LIMITED		
SK629210	31/01/2005	02/02/2005	MEMORANDUM WITH CERTIFIED TRUE COPIES OF APPROVED CARPARK LAYOUT	SAI KUNG NEW TERRITORIES LAND REGISTRY	-
			備註 REMARKS: PLAN (AS PER PLAN)		
05022102030148	30/09/2002	21/02/2005	UNDERTAKING LETTER	-	-
			備註 REMARKS: BY MTR CORPORATION LIMITED		
05022102030156	30/09/2002	21/02/2005	UNDERTAKING LETTER	-	-
			備註 REMARKS: BY MTR CORPORATION LIMITED		
05042202860243	20/04/2005	22/04/2005	UNDERTAKING	THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION	-
				THE DIRECTOR OF LANDS	-

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05042602550285	11/04/2005	26/04/2005	STATUTORY DECLARATION	-	-
				-	
			備註 REMARKS: OF PETER PHILIP AHERNE, WENDY CHOW, LI WING YIN, AMY AND WANG WEI HAN, ROBERT		
06020302340051	17/01/2006	03/02/2006	OCCUPATION PERMIT (PERMIT NO. PR 1/2006(OP))	-	-
				-	
			備註 REMARKS: BY BUILDING AUTHORITY OF HONG KONG		
06060602770073	01/06/2006	06/06/2006	CERTIFICATE OF COMPLIANCE	-	-
				-	
			備註 REMARKS: FROM LANDS DEPARTMENT (RAILWAY DEVELOPMENT SECTION)		
06062902700124	14/06/2006	29/06/2006	DEED OF MUTUAL COVENANT AND MANAGEMENT AGREEMENT WITH PLANS	MTR CORPORATION LIMITED 地鐵有限公司 (MANAGER)	-
06111602200077	13/10/2006	16/11/2006	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	YAN SAU WAI SUSANE 甄秀慧 (JOINT TENANT) TAM HUNG 譚鴻 (JOINT TENANT)	\$3,191,000.00

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備註 REMARKS: SEE ASSIGNMENT MEM. NO. 06112401440243					
09122402650020	02/12/2009	24/12/2009	MORTGAGE	BANK OF CHINA (HONG KONG) LIMITED -	ALL MONEYS
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)					
16111500930012	11/10/2016	15/11/2016	PROVISIONAL AGREEMENT FOR SALE AND PURCHASE	LEUNG SHUI HAN -	\$8,280,000.00
16112400950024	04/11/2016	24/11/2016	AGREEMENT FOR SALE AND PURCHASE	LEUNG SHUI HAN 梁瑞嫻	\$8,280,000.00

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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 *****