

**重要事項** : 本文件內可能載有個人資料，不可用作直銷用途並必須妥為處理及在使用後將之妥善處置。  
**IMPORTANT NOTES** : THIS DOCUMENT MAY CONTAIN PERSONAL DATA WHICH SHALL NOT BE USED FOR DIRECT MARKETING AND MUST BE HANDLED PROPERLY AND BE DISPOSED OF PROPERLY AFTER USE.

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[View OWNER PARTICULARS](#)

[View INCUMBRANCES](#)

[View DEEDS PENDING REGISTRATION](#)

**土地註冊處 THE LAND REGISTRY**  
**土地登記冊 LAND REGISTER**

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)

查冊日期及時間 SEARCH DATE AND TIME: 23/01/2021 13:50

查冊者姓名 NAME OF SEARCHER: CANDY

查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至 23/01/2021 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 23/01/2021.

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): A6077027

地段編號

LOT NO.: NEW KOWLOON INLAND LOT NO. 6046

批約 HELD UNDER: CONDITIONS OF GRANT NO. UB12034

年期 LEASE TERM: FROM 24 JAN 1989 UNTIL 30 JUNE 2047

開始日期 COMMENCEMENT OF LEASE TERM: 24/01/1989

每年地稅 RENT PER ANNUM: -

## 所佔地段份數

SHARE OF THE LOT: 29/611133 OF 80000/100000

ADDRESS: SHOP NO.65 OF UNIT 1 ON LEVEL (SITE  
1) 36 OF COMMERCIAL DEVELOPMENT  
SCENEWAY GARDEN  
NO.8 SCENEWAY ROAD KOWLOON

地址: 中文地址不詳

## 備註

REMARKS: THE RENT IS AS SPECIFIED IN G.C.(1) OF C/G NO.12034 (NKIL 6046)

MODIFICATION/EXEMPTION GRANTED BY BUILDING AUTHORITY'S PERMIT NO. 16/92/MT/M DATED 29/6/92 L.O.12408

## 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
GRAND PROMISE LIMITED -		UB7210356	26/06/1997	14/08/1997	\$455,000,000.00 (PT.)
備註 REMARKS: ASSIGNMENT WITH PLANS					
GREAT EXPRESS ENTERPRISE LIMITED -		UB7535579	30/06/1998	29/07/1998	\$2,106,720.00
備註 REMARKS: ASSIGNMENT WITH PLAN					
YU YAN OI -		UB8537766	23/10/2001	20/11/2001	\$1,690,000.00
GRACE TREND LIMITED 嘉通有限公司		09060302190013 ASSIGNMENT	06/05/2009	03/06/2009	\$3,230,000.00

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
UB4333546	12/02/1990	16/02/1990	LETTER (WITH CAR PARK LAYOUT PLANS ATTACHED)	- -	-
UB4475003	05/07/1990	11/07/1990	STATUTORY DECLARATION OF IVY S.C. CHAN "THE DECLARANT"	- -	-
			備註 REMARKS: RE 49115/611133 OF 80000/100000 SHARES OF NKIL 6046 (COMMERCIAL DEVELOPMENT)		
UB5065750	06/11/1991	08/11/1991	LETTER WITH AMENDED CAR PARK LAYOUT PLAN	- -	-
UB5246956	29/04/1992	02/05/1992	MODIFICATION LETTER WITH PLAN	- -	-
UB5246957	29/04/1992	02/05/1992	UNDERTAKING BY SILVER COSMOS COMPANY LIMITED	DISTRICT LANDS OFFICER/KOWLOON EAST -	-
UB5289957	20/12/1991	01/06/1992	OCCUPATION PERMIT NO. NT179/91 (MTR) RE BLKS. 2-7	- -	-
UB5289960	28/05/1992	01/06/1992	CONSENT TO ASSIGN	- -	-
			備註 REMARKS: RE RESIDENTIAL UNITS IN BLKS. 2-7 & 9-17, SHOPS & OTHER COMMERCIAL UNITS, CARPARKS & KINDERGARTEN		
UB5303590	29/05/1992	11/06/1992	MANAGEMENT UNDERTAKING BY SILVER COSMOS COMPANY LIMITED	THE GOVERNMENT OF HONG KONG -	-

UB5316526	01/06/1992	23/06/1992	DEED OF MUTUAL COVENANT WITH PLANS	- -	-
UB5511753	09/12/1992	16/12/1992	MODIFICATION LETTER	- -	-
UB6092639	06/08/1994	13/08/1994	NO-OBJECTION LETTER WITH PLAN	- -	-
			備註 REMARKS: FROM THE GOVERNMENT OF HONG KONG BY THE DISTRICT LANDS OFFICER/ KOWLOON EAST		
UB6362802	14/07/1995	07/08/1995	DEED OF MUTUAL GRANT OF RIGHT OF WAY WITH PLAN	- -	-
			備註 REMARKS: BY GHANIA LTD. & REMSHINE LTD. RE UNIT 2 ON LEVEL (SITE 1) 31 & UNIT 1 ON LEVEL (SITE 1) 36 & STAIRCASES ST1-ST7 ON EACH LEVEL (SITE 1), GROUND, 26, 31 & 36 OF COMMERCIAL DEVELOPMENT		
UB6362803	14/07/1995	07/08/1995	MANAGEMENT APPOINTMENT LETTER WITH PLAN	YAOHAN HONGKONG CORPORATION LIMITED -	-
			備註 REMARKS: BY GHANIA LTD. & REMSHINE LTD. RE UNIT 2 ON LEVEL (SITE 1) 31 & UNIT 1 ON LEVEL (SITE 1) 36 & STAIRCASES ST1-ST7 ON EACH LEVEL (SITE 1), GROUND, 26, 31 & 36 OF COMMERCIAL DEVELOPMENT		
UB7210359	26/06/1997	14/08/1997	DEED OF ALLOCATION AND GRANT WITH PLANS	- -	-
			備註 REMARKS: BY GRAND PROMISE LTD., JOINT REALTY LTD. & SINCERE UNITED LTD. FOR PREMISES AFFECTED SEE MEMORIAL		
UB7210361	26/06/1997	14/08/1997	LEASE FOR THE TERM OF 6 YEARS FROM 27.6.1997 TO	YAOHAN DEPARTMENT STORE (H.K.) LIMITED	- (PT.)

			26.6.2003	-	
			備註 REMARKS: FOR PREMISES AFFECTED AND RENT SEE MEMORIAL		
UB7355032	29/10/1997	02/12/1997	SURRENDER	- -	-
UB7210362	26/06/1997	14/08/1997	MORTGAGE	CANADIAN EASTERN FINANCE LIMITED -	\$291,000,000.00
			備註 REMARKS: FOR PREMISES AFFECTED SEE MEMORIAL		
UB7524413	30/06/1998	16/07/1998	PARTIAL RELEASE	- -	-
UB7383821	23/12/1997	05/01/1998	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	EASTERN MAX DEVELOPMENT LIMITED -	\$3,511,200.00
UB7490586	06/05/1998	28/05/1998	CANCELLATION AGREEMENT	- -	-
UB7487377	08/05/1998	25/05/1998	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	GREAT EXPRESS ENTERPRISE LTD. -	\$2,106,720.00
			備註 REMARKS: SEE ASSIGNMENT MEM.NO.7535579		
UB7495254	02/06/1998	04/06/1998	MEMORANDUM OF RE- ALLOCATION OF UNDIVIDED SHARES	- -	-
			備註 REMARKS: FOR PREMISES AFFECTED SEE MEMORIAL		
UB7499227	03/06/1998	10/06/1998	FURTHER DEED OF ALLOCATION AND GRANT WITH PLANS	- -	-

備註 REMARKS: BY GRAND PROMISE LTD. & SMART BUSINESS INVESTMENT LTD.  
FOR PREMISES AFFECTED SEE MEMORIAL

UB7535580	30/06/1998	29/07/1998	LEGAL CHARGE	THE CHINA STATE BANK LIMITED	-
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備註 REMARKS: THE CONSIDERATION IS ALL MONEYS

UB8537765	23/10/2001	20/11/2001	RECEIPT ON DISCHARGE OF A CHARGE	-	-
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UB7877888	21/09/1999	24/09/1999	CERTIFICATE OF COMPLIANCE	-	-
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備註 REMARKS: FROM DISTRICT LANDS OFFICE KOWLOON EAST LANDS DEPARTMENT

UB8008744	03/02/2000	03/03/2000	SUPPLEMENTAL DEED	-	-
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備註 REMARKS: (TO DEED OF MUTUAL GRANT OF RIGHTS OF WAY M/N 6362802)  
BY GRAND PROMISE LTD. & UNITS PROPERTIES LTD.  
FOR PREMISES AFFECTED SEE MEMORIAL

UB8490183	06/09/2001	14/09/2001	AGREEMENT FOR SALE AND PURCHASE	YU YAN OI -	\$1,690,000.00
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備註 REMARKS: SEE ASSIGNMENT MEM. NO.8537766

UB8537767	23/10/2001	20/11/2001	MORTGAGE TO SECURE GENERAL BANKING FACILITIES	FIRST PACIFIC BANK LIMITED -	-
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備註 REMARKS: THE CONSIDERATION IS ALL MONEYS

UB9188495	19/03/2004	17/04/2004	RECEIPT ON DISCHARGE OF A CHARGE	-	-
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09042101890188	23/03/2009	21/04/2009	PROVISIONAL AGREEMENT FOR SALE AND PURCHASE	WONG YEE WONG 黃義煌	\$3,230,000.00
備註 REMARKS: SEE ASSIGNMENT MEM. NO. 09060302190013					
09042101890192	01/04/2009	21/04/2009	NOMINATION	GRACE TREND LIMITED 嘉通有限公司 (BENEFICIAL OWNER)	-
備註 REMARKS: BY WONG YEE WONG SEE ASSIGNMENT MEM. NO. 09060302190013					
09042101890206	06/04/2009	21/04/2009	AGREEMENT FOR SALE AND PURCHASE	GRACE TREND LIMITED 嘉通有限公司	\$3,230,000.00
備註 REMARKS: SEE ASSIGNMENT MEM. NO. 09060302190013					
09060302190020	06/05/2009	03/06/2009	MORTGAGE	WING LUNG BANK LIMITED -	ALL MONIES
15041401460223	10/03/2015	14/04/2015	RECEIPT ON DISCHARGE OF A CHARGE	- -	-

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
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\*\*\*\*\* 無 NIL \*\*\*\*\*

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