

土地註冊處 **THE LAND REGISTRY**

土地登記冊 **LAND REGISTER**

印製編號 PRINT CONTROL: ESN250628003288

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)
查冊日期及時間 SEARCH DATE AND TIME: 28/06/2025 15:58
查冊者姓名/名稱 NAME OF SEARCHER: LUI LAI SAN
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 28/06/2025 07:30 之資料
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 28/06/2025.

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): D5798724

地段編號

LOT NO.: THE REMAINING PORTION OF YAU TONG INLAND LOT
NO. 45

批約 HELD UNDER: CONDITIONS OF EXCHANGE NO. 20347

年期 LEASE TERM: 50 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 19/06/2019

每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 68/35858

ADDRESS: FLAT B ON 19TH FLOOR
OF TOWER 1 OF
THE COAST LINE I
THE COAST LINE
NO. 8 TUNG YUEN 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. 20347 (YTIL 45)

CONSENT GIVEN BY DIRECTOR OF LANDS DATED 2.5.2023 TO ENTER INTO AGREEMENTS FOR SALE AND PURCHASE FOR 228 RESIDENTIAL UNITS IN TOWER 1, 39 RESIDENTIAL CAR PARKING SPACES AND 3 MOTOR CYCLE PARKING SPACES (RE PHASE 1 OF THE DEVELOPMENT)

"NO. 8 TUNG YUEN STREET" ALLOTTED TO YTIL 45 S.A (1ST PORTION), S.B AND R.P. (1ST PORTION) RE SITE A (PHASE 1)

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 |
|---|--|------------------------|-------------------------------|---------------------------------|---------------------|
| KORN REACH INVESTMENT LIMITED 康啟投資有限公司 | | - | - | - | - |

備註 REMARKS: CONDITIONS OF EXCHANGE NO. 20347 OF YAU TONG INLAND LOT NO. 45

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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 |
|------------------------|----------------------------|------------------------------|--|---|---------------------|
| 23032400620015 | 23/03/2023 | 24/03/2023 | DEED POLL WITH PLAN | - | - |
| | | | 備註 REMARKS: RE YTL 45 S.A, S.B AND R.P. | | |
| 23061400640143 | 09/06/2023 | 14/06/2023 | FINANCE UNDERTAKING | THE GOVERNMENT OF THE HONG KONG SPECIAL ADMINISTRATIVE REGION | - |
| | | | | THE DIRECTOR OF LANDS | |
| | | | 備註 REMARKS: BY THE HONGKONG AND SHANGHAI BANKING CORPORATION LIMITED RE PHASE 1 OF THE COAST LINE OF 9685/35858 SHARES | | |
| 23061400640155 | 13/06/2023 | 14/06/2023 | STATUTORY DECLARATION | - | - |
| | | | 備註 REMARKS: OF CHAN SAU CHING IVY RE PHASE 1 OF THE COAST LINE OF 9685/35858 SHARES | | |
| 23081100430013 | 10/08/2023 | 11/08/2023 | SUPPLEMENTAL STATUTORY DECLARATION | - | - |
| | | | 備註 REMARKS: OF CHAN SAU CHING IVY RE PHASE 1 OF THE COAST LINE OF 9685/35858 SHARES | | |
| 23090600490174 | 25/08/2023 | 06/09/2023 | AGREEMENT FOR SALE AND PURCHASE WITH PLAN | CHAU WING HIN 鄒永軒 | \$12,685,000.00 |

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|------------------------|-------------------------------|---------------------------------|--|------------------------------------|---------------------|
| 23112900570010 | 28/11/2023 | 29/11/2023 | SECOND SUPPLEMENTAL STATUTORY DECLARATION | - | - |
| | | | 備註 REMARKS: OF CHAN SAU CHING IVY RE PHASE 1 OF THE COAST LINE OF 9685/35858 SHARES | | |
| 23120501420045 | 20/11/2023 | 05/12/2023 | EQUITABLE MORTGAGE | HANG SENG BANK LIMITED 恒生銀行有限公司 | ALL MONIES |
| | | | 備註 REMARKS: BY CHAU WING HIN | | |
| 24052300470048 | 01/06/2020 | 23/05/2024 | UNDERTAKING LETTER - SITE COVERAGE OF GREENERY AREAS | - | - |
| | | | 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | |
| 24052300470058 | 01/06/2020 | 23/05/2024 | UNDERTAKING LETTER - CARETAKER'S OFFICE | - | - |
| | | | 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | |
| 24052300470077 | 01/06/2020 | 23/05/2024 | UNDERTAKING LETTER - VERTICAL GREEN WALL | - | - |
| | | | 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | |

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|---|-------------------------------|---------------------------------|--|----------------------|---------------------|
| 24052300470092 | 01/06/2020 | 23/05/2024 | UNDERTAKING LETTER - EXCLUSION OF RECREATIONAL FACILITIES FROM GFA CALCULATIONS | - | - |
| 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | | | | |
| 24052300470107 | 01/06/2020 | 23/05/2024 | UNDERTAKING LETTER - EXCLUSION OF NON- STRUCTURAL PREFABRICATED EXTERNAL WALLS UNDER JPNS | - | - |
| 備註 REMARKS: FROM SITE COVERAGE AND GFA CALCULATIONS TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | | | | |
| 24052300470117 | 14/03/2022 | 23/05/2024 | UNDERTAKING LETTER - EXCLUSION OF ACOUSTIC FINS UNDER JPNS FROM SITE COVERAGE AND GFA CALCULATIONS | - | - |
| 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | | | | |
| 24052300470131 | 11/05/2022 | 23/05/2024 | UNDERTAKING LETTER - MAINTENANCE AND REPAIR ACCESS | - | - |
| 備註 REMARKS: TO THE BUILDING AUTHORITY BUILDINGS DEPARTMENT | | | | | |

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|---|-------------------------------|---------------------------------|---------------------------------------|----------------------|---------------------|
| 24112200540080 | 06/11/2024 | 22/11/2024 | OCCUPATION PERMIT NO. KN55/2024/OP | - | - |
| 25052200440065 | 20/05/2025 | 22/05/2025 | CONSENT TO ASSIGN | - | - |
| 備註 REMARKS: FROM LEGAL ADVISORY AND CONVEYANCING OFFICE/HOUSING SUPPLY SECTION LANDS DEPARTMENT TO MESSRS. WOO KWAN LEE & LO, SOLICITORS FOR KORN REACH INVESTMENT LIMITED "THE DEVELOPER" | | | | | |

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 |
|------------------------------|-------------------------------|-----------------------------|---|---|---------------------|
| 25060900470083 | 27/05/2025 | 09/06/2025 | DEED OF MUTUAL COVENANT INCORPORATING MANAGEMENT AGREEMENT WITH PLANS | GOODWELL PROPERTY MANAGEMENT LIMITED 高衛物業管理有限公司 (MANAGER) | - |
| (中止註冊 REGISTRATION WITHHELD) | | | | | |

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|------------------------|-------------------------------|-----------------------------|----------------------|------------------------------------|---------------------|
| 25062500960070 | 17/06/2025 | 25/06/2025 | ASSIGNMENT WITH PLAN | CHAU WING HIN 鄒永軒 | \$12,685,000.00 |
| 25062500960085 | 17/06/2025 | 25/06/2025 | MORTGAGE | HANG SENG BANK LIMITED 恒生銀行有限公司 | ALL MONIES |

***** 登記冊末端 END OF REGISTER *****

[LSS-INS12-V241024]