

土地註冊處 THE LAND REGISTRY

土地登記冊 LAND REGISTER

印製編號 PRINT CONTROL: ESN240724018921

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD)
查冊日期及時間 SEARCH DATE AND TIME: 24/07/2024 21:06
查冊者姓名/名稱 NAME OF SEARCHER: CHEUNG CHI HANG
查冊種類 SEARCH TYPE: CURRENT

本登記冊列明有關物業截至 24/07/2024 07:30 之資料
THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 24/07/2024.

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): D1534393

地段編號

LOT NO.: THE REMAINING PORTION OF YAU TONG INLAND LOT
NO. 38

批約 HELD UNDER: CONDITIONS OF SALE NO. UB11311

年期 LEASE TERM: 99 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 01/07/1898

每年地稅 RENT PER ANNUM: -

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所佔地段份數

SHARE OF THE LOT: 68/14500

ADDRESS: FLAT E ON 36TH FLOOR WITH BALCONY
AND UTILITY PLATFORM
THE SPECTACLE
NO.8 CHO YUEN STREET
KOWLOON

地址: 中文地址不詳

備註

REMARKS: THE RENT IS \$1,000 P.A. (YTIL 38)

CONSENT GIVEN BY DIRECTOR OF LANDS DATED 15.6.2009 TO ENTER INTO AGREEMENTS FOR SALE AND PURCHASE FOR 185 RESIDENTIAL UNITS

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
CHONG KA MING 莊家明	JOINT TENANT	11031600740190 ASSIGNMENT WITH PLAN	28/02/2011	16/03/2011	\$5,584,000.00
TSANG AH FUNG ELIZA 曾阿鳳	JOINT TENANT				

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物業涉及的轉讓

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UB2827755	16/07/1985	25/07/1985	DEED OF VARIATION OF CROWN LEASE	-	-
			備註 REMARKS: RE YTIL 38		
UB9265377	28/06/2004	08/07/2004	MODIFICATION LETTER WITH PLAN	-	-
			備註 REMARKS: RE YTIL 38		
08072100560155	14/07/2008	21/07/2008	DEED POLL WITH PLAN	-	-
			備註 REMARKS: RE S.A AND R.P.		
08091000900140	26/08/2008	10/09/2008	LETTER (RE: EXEMPTION OF BALCONIES AND UTILITY PLATFORMS FROM GROSS FLOOR AREA CALCULATION)	-	-
			備註 REMARKS: FROM DISTRICT LANDS OFFICE, KOWLOON EAST LANDS DEPARTMENT RE YTIL 38 R.P. AND S.A		
08112000670170	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR BALCONIES OF DOMESTIC UNITS	-	-

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			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670185	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR UTILITY PLATFORMS OF DOMESTIC UNITS	-	-
			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670199	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR WIDER COMMON CORRIDORS AND LIFT LOBBIES	-	-
			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670208	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR MAIL DELIVERY ROOMS	-	-
			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670215	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR PREFABRICATED EXTERNAL WALLS	-	-

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			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670229	31/07/2006	20/11/2008	UNDERTAKING LETTER FOR GUARD ROOMS AND CARETAKERS' COUNTER	-	-
			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
08112000670232	16/08/2006	20/11/2008	UNDERTAKING LETTER FOR RESIDENTS' RECREATIONAL FACILITIES	-	-
			備註 REMARKS: FROM HENDERSON REAL ESTATE AGENCY LIMITED FOR AND ON BEHALF OF THE REGISTERED OWNER "LENFIELD LIMITED" TO BUILDING AUTHORITY RE YTIL 38 R.P. AND S.A		
09021900450012	08/01/2007	19/02/2009	UNDERTAKING LETTER RE: GREEN FEATURES-MAIL DELIVERY ROOM WITH MAILBOXES	-	-
			備註 REMARKS: RE YTIL 38 R.P.		
09030900640283	02/03/2009	09/03/2009	OCCUPATION PERMIT (PERMIT NO. KN10/2009(OP))	-	-

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備註 REMARKS: BY BUILDING AUTHORITY OF HONG KONG RE YTIL 38 R.P.					
09071701030012	09/07/2009	17/07/2009	BANK 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 YTIL 38 R.P.					
09071701030026	16/07/2009	17/07/2009	STATUTORY DECLARATION	- -	-
備註 REMARKS: OF CHAN SAU CHING IVY RE YTIL 38 R.P.					
09102801610175	21/10/2009	28/10/2009	CERTIFICATE OF COMPLIANCE	- -	-
備註 REMARKS: FROM DISTRICT LANDS OFFICE, KOWLOON EAST LANDS DEPARTMENT					
09120400560022	21/11/2009	04/12/2009	DEED OF MUTUAL COVENANT INCORPORATING MANAGEMENT AGREEMENT WITH PLANS	HANG YICK PROPERTIES MANAGEMENT LIMITED 恒益物業管理有限公司 (MANAGER)	-

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11010700940210	22/12/2010	07/01/2011	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	CHONG KA MING 莊家明 (JOINT TENANT) TSANG AH FUNG ELIZA 曾阿鳳 (JOINT TENANT) 備註 REMARKS: SEE ASSIGNMENT MEM. NO. 11031600740190	\$5,584,000.00
11031600740206	28/02/2011	16/03/2011	MORTGAGE	HANG SENG BANK LIMITED -	ALL MONEYS
23091301830045	21/08/2023	13/09/2023	SECOND LEGAL CHARGE	KAKAFU CREDIT LIMITED 家家富信貸有限公司 備註 REMARKS: BY CHONG KA MING	ALL MONIES

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等待註冊的契約

DEEDS PENDING REGISTRATION

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24020701490023	30/01/2024	07/02/2024	THIRD MORTGAGE	CREDIT TRUSTFUL LIMITED 卓豐信貸有限公司	ALL MONEYS

(中止註冊 REGISTRATION WITHHELD)

***** 登記冊末端 END OF REGISTER *****