

APPENDIX 1

NOTES TO PART 4

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1. SAMPLE LAND SEARCH

A sample land register search contains the following details:

View PROPERTY PARTICULARS

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: 1/4/2006 09:01

查冊者姓名 NAME OF SEARCHER: E A AGENCY COMPANY

查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至 1/4/2006 08:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 08:30 ON 1/4/2006.

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.

物業資料

PROPERTY PARTICULARS

物業參考編號

PROPERTY REFERENCE NUMBER (PRN): B1234567

地段編號

LOT NO.: SECTION A OF HUNG HOM INLAND LOT NO. 888

批約 HELD UNDER: GOVERNMENT LEASE

年期 LEASE TERM: 75 YEARS

開始日期 COMMENCEMENT OF LEASE TERM: 08/07/1959

每年地稅 RENT PER ANNUM: \$35,646.00

所佔地段份數

SHARE OF THE LOT: 1/387

ADDRESS: UNIT NO.1 ON 8/F PEACE

地址: -

BUILDING OF SERENITY GARDEN

NO.88 HARMONY ROAD

KOWLOON

備註

REMARKS: THE DETERMINED RENT IS \$35646 P.A. (HHIL 8)

THE DETERMINED RENT IS \$96 P.A.

SEE DEED POLL WITH PLAN (MEM.NO. 1196119)

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
BIG DEVELOPER LIMITED		UB1027669	25/10/1973	27/10/1973	\$131,600,000.00
備註 REMARKS: ASSIGNMENT OF HHIL 888 S.A					
LEE TAI PANG	TENANT IN COMMON 1/2	UB1468443	25/10/1977	10/01/1978	\$109,000.00
CHEUNG MEI LING	TENANT IN COMMON 1/2				
備註 REMARKS: ASSIGNMENT WITH PLAN					
CHAN TAI MAN	JOINT TENANT	UB5914986	24/01/1994	08/02/1994	\$1,388,000.00
WONG SIU FUNG	JOINT TENANT				
-					

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物業涉及的轉讓 INCUMBRANCES

<u>註冊摘要編號</u> <u>MEMORIAL NO.</u>	<u>文書日期</u> <u>DATE OF INSTRUMENT</u>	<u>註冊日期</u> <u>DATE OF REGISTRATION</u>	<u>文書性質</u> <u>NATURE</u>	<u>受惠各方</u> <u>IN FAVOUR OF</u>	<u>代價</u> <u>CONSIDERATION</u>
UB1399758	27/06/1977	18/07/1977	AGREEMENT FOR SALE AND PURCHASE WITH PLAN	LEE TAI PANG CHEUNG MEI LING (TENANTS IN COMMON)	\$109,000.00
備註 REMARKS: SEE ASSIGNMENT MEMORIAL NO.1468443					
UB1411138	03/08/1977	16/08/1977	OCCUPATION PERMIT NO.K51/77	-	-
UB1434869	12/09/1977	13/10/1977	DEED OF MUTUAL COVENANT WITH PLAN	-	-
UB1468444	-	-	MORTGAGE	-	-
UB1836582	-	-	REASSIGNMENT	-	-
UB2269151	11/06/1982	11/06/1982	GOVERNMENT NOTICE NO.1856 OF 1982 PURSUANT TO SECTION 22(1)	-	-
備註 REMARKS: THE CROWN RENT AND PREMIUM (APPORTIONMENT) ORDINANCE					
UB2462731	02/09/1983	02/09/1983	GOVERNMENT NOTICE NO.2876 OF 1983 PURSUANT TO SECTION 22 (2)	-	-
備註 REMARKS: THE CROWN RENT AND PREMIUM (APPORTIONMENT) ORDINANCE					
UB5899397	04/01/1994	22/01/1994	AGREEMENT FOR SALE AND PURCHASE	CHAN TAI MAN WONG SIU FUNG (JOINT TENANTS)	\$1,388,000.00
備註 REMARKS: SEE ASSIGNMENT MEM. NO. 5914986					
UB5914987	24/01/1994	08/02/1994	MORTGAGE	THE ABC BANK LIMITED	-
備註 REMARKS: THE CONSIDERATION IS ALL MONIES					
UB9344764	30/06/2004	07/10/2004	ORDER NO.DH0095/K/04/C UNDER SEC. 27A OF THE BUILDINGS ORDINANCE	-	-
備註 REMARKS: BY THE BUILDING AUTHORITY WITH PLAN (RE: COMMON PARTS) 等待註冊的契約 DEEDS PENDING REGISTRATION					
<u>註冊摘要編號</u> <u>MEMORIAL NO.</u>	<u>文書日期</u> <u>DATE OF INSTRUMENT</u>	<u>交付日期</u> <u>DATE OF DELIVERY</u>	<u>文書性質</u> <u>NATURE</u>	<u>受惠各方</u> <u>IN FAVOUR OF</u>	<u>代價</u> <u>CONSIDERATION</u>
***** 無 NIL *****					
***** 登記冊末端 END OF REGISTER *****					

2. CHARGES FOR LAND REGISTRY SERVICES

1.	A search in the Land Registry -	
	(a) for each memorial or Government lease	\$10
	(b) for each Memorial Day Book	\$150
2.	Supplying any information contained in any Memorial Day Book in respect of each memorial in any form by any method	\$10
3.	Supplying a copy, or a hard copy from a microfilm, of the register card(s) of a property	\$30
4.	Supplying information in the form of a computer printout or any other form indicating -	
	(a) current particulars of a property	\$10
	(b) historical and current particulars of a property	\$25
5.	Supplying a copy, imaged copy, or a hard copy from a microfilm, or in any form by any method, of the whole document of any instrument, memorial or Government lease -	
	(a) for each memorial and any instrument annexed thereto supplied	\$100
	(b) for each Government lease supplied	\$120
	(c) for each sheet or portion thereof from other instrument supplied	\$10
6.	Supplying a copy, imaged copy, or a hard copy from a microfilm, or in any form by any method -	
	(a) of a plan or plans attached to a memorial or a Government lease, per memorial or Government lease	\$15
	(b) of other plans, per plan	\$15
	(c) of a memorial	\$10
	(d) of a letter or letters of compliance attached to a Government lease, per Government lease	\$10
	(e) of a page of a Block Government Lease, per page	\$10
7.	Supplying a coloured plan	\$150
8.	Certifying as a true copy	\$150

3. BASIC HONG KONG STATISTICS, CENSUS AND STATISTICS DEPARTMENT

Basic statistics related to housing and property can be obtained from the Government's annual reports and the website of the Census and Statistics Department (<http://www.censtatd.gov.hk/hkstat/srh/index.jsp>).

4. POPULATION STATISTICS, HOUSING DEPARTMENT

The relevant statistics can be found on the Housing Authority's website (<http://www.housingauthority.gov.hk/en/about-us/publications-and-statistics/index.html>)

5. HOUSING AUTHORITY PROGRAMMES

The relevant statistics can be found on the Housing Authority's website (<http://www.housingauthority.gov.hk/en/home-ownership/index.html>)

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6. CONTACTING RELEVANT GOVERNMENT DEPARTMENTS/ PUBLIC BODIES

- (1). A list of telephone and fax numbers, addresses, websites and e-mail addresses for relevant government departments:

T: Telephone H: Hotline F: Faxline

Buildings Department		
H : 2626 1616 F : 2537 4992 Building Information Centre H : 2626 1207	Address: 12/F, Pioneer Centre, 750 Nathan Road, Kowloon	Website: www.bd.gov.hk Email: enquiry@bd.gov.hk
Companies Registry		
H : 2234 9933 T : 2867 2600 F : 2596 0585	Address: 14/F, Queensway Government Offices, 66 Queensway, Hong Kong	Website: www.cr.gov.hk Email: crenq@cr.gov.hk
Consumer Council		
T : 2856 3113 F : 2856 3611 Consumer complaint and enquiry H : 2929 2222 F : 2856 3611	Address: 22/F, K Wah Centre, 191 Java Road, North Point, Hong Kong Complaints and Advice Division Room1410, 14/F, Kodak House II, 39 Healthy Street East North Point, Hong Kong Consumer Advice Centres#	Website: www.consumer.org.hk Consumer Enquiry Form* Consumer Complaint Form* Email: cc@consumer.org.hk
Department of Justice		
T : 2867 2198 F : 2877 2353	Address: 23/F, High Block, Queensway Government Offices, 66 Queensway, Hong Kong	Website: www.doj.gov.hk Email: dojinfo@doj.gov.hk

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Estate Agents Authority		
Offices: H : 2111 2777 F : 2598 9596	Address: 48/F, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong	Website: www.eaa.org.hk Email: enquiry@eaa.org.hk
Equal Opportunities Commission		
H : 2511 8211 F : 2511 8142	Address: 19/F, Cityplaza Three, 14 Taikoo Wan Road, Taikoo Shing, Hong Kong	Website: www.eoc.org.hk On-line complaint form* Email: eoc@eoc.org.hk
Home Affairs Department		
Central Telephone Enquiry Centre T : 2835 2500 F : 2834 7649	Address: 29/F, Southorn Centre, 130 Hennessy Road, Wanchai, Hong Kong Other Public Enquiry Service Centres#	Website: www.had.gov.hk Email: hadgen@had.gov.hk
Building management T : 2835 2500 F : 2147 0984	Building Management Division Division IV, Home Affairs Department 31/F, Southorn Centre 130 Henessey Road Wanchai, Hong Kong District Building Management Liaison Teams#	Website: www.buildingmgt.gov.hk Email: bm_enq@had.gov.hk
Hong Kong Housing Authority/Hong Kong Housing Department		
General enquiries H : 2712 2712 F : 2711 4111 Home ownership Buying at the secondary market H : 2712 2712 T : 3162 0680	Address: 33 Fat Kwong Street, Ho Man Tin, Kowloon, Hong Kong	Website: www.housingauthority.gov.hk HA forms* Email: hkha@housingauthority.gov.hk

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<p>Sell an HOS / a TPS flat H : 2712 2712 (HOS: Home Ownership Scheme; TPS: Tenants Purchase Scheme)</p> <p>HOS sales hotline H : 2712 8000</p> <p>Home Assistant Loan Scheme (The Scheme has ceased to accept new application) T : 3162 0666 (Office hours) / 2712 2712 (Outside office hours)</p> <p>Rent Allowance for the Elderly Scheme (The Scheme has ceased to accept new application) H : 2712 2712 T : 2794 5135 (Helpline service for the elderly)</p> <p>Public housing - Rent Enquiry Hotline H : 2712 0660</p>		
<p>Hong Kong Housing Society</p>		
<p>H : 2882 1717 T : 2839 7888 F : 2882 2001</p>	<p>Address: 29/F, World Trade Centre, 280 Gloucester Road, Causeway Bay, Hong Kong</p> <p>Estate / Property Management Offices#</p>	<p>Website: www.hkhs.com Email: enquiry@hkhs.com</p>
<p>Hong Kong Mortgage Corporation Limited</p>		
<p>T : 2536 0000 F : 2536 0999</p> <p>Mortgage Insurance Programme H : 2536 0136</p>	<p>Address: 80/F Two International Finance Centre, 8 Finance Street, Central, Hong Kong</p>	<p>Website: www.hkmc.com.hk</p>

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Independent Commission Against Corruption		
<p>Corruption Prevention H : 2526 6363 F : 2521 8479</p> <p>Report Centre H : 2526 6366 F : 2868 4344</p>	<p>Address: 303 Java Road North Point, Hong Kong</p> <p>Report Centre, G/F, 303 Java Road North Point, Hong Kong</p> <p>7 Regional Offices#</p>	<p>Website: www.icac.org.hk</p> <p>Email: general@icac.org.hk</p>
Information Services Department		
<p>T : 2842 8777 F : 2845 9078</p> <p>Purchase of Government publications T : 2537 1910 F : 2523 7195</p>	<p>Address: 2/F, 6/F, 7/F, 8/F, 25/F, Harbour Building, 38 Pier Road, Central Hong Kong</p> <p>Publications Sales Unit, Room 626, 6/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong</p>	<p>Website: www.isd.gov.hk</p> <p>Email: internet@isd.gov.hk</p> <p>Email: puborder@isd.gov.hk</p>
Inland Revenue Department		
<p>General Matters H : 187 8088 F : 2519 9316</p> <p>Apply for Business Registration T : 2594 3149 F : 2824 1482</p> <p>Property tax matters H : 187 8055 F : 2877 1232</p> <p>24-Hour Fax-A-Form Service H : 2598 6001</p> <p>Stamp Duty</p>	<p>Address: Revenue Tower, 5 Gloucester Road, Wanchai, Hong Kong</p> <p>GPO Box 132, Hong Kong</p>	<p>Website: www.ird.gov.hk Inland Revenue Forms*</p> <p>Email: taxinfo@ird.gov.hk</p>

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Lease, share transfer documents and other documents T : 2594 3201		
Property transfer documents T : 2594 3202		
Land Registry (LR)		
H : 3105 0000 F : 2596 0281	Address: 28/F, Queensway Government Offices, 66 Queensway, Hong Kong 3 New Territories Land Search Offices#	Website: www.landreg.gov.hk LR Forms* Email: csa@landreg.gov.hk
Lands Department		
Lands Administration Office T : 2525 6694 F : 2868 4707	Address: 20/F North Point Government Offices, 333 Java Road, North Point, Hong Kong District Lands Offices#	Website: www.landsd.gov.hk Email: landsd@landsd.gov.hk
Law Society of Hong Kong		
T : 2846 0500 F : 2845 0387	Address: 3/F, Wing On House, 71 Des Voeux Road Central, Hong Kong	Website: www.hklawsoc.org.hk Email: adceag@hklawsoc.org.hk
Mandatory Provident Fund Schemes Authority		
H : 2918 0102 F : 2259 8806	Address: Level 36, Tower 1 Metroplaza, 223 Hing Fong Road, Kwai Fong, New Territories	Website: www.mpfa.org.hk Email: mpfa@mpfa.org.hk
Planning Department		
H : 2231 5000 F : 2877 0389	Address: 17/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong	Website: www.pland.gov.hk Email: enquire@pland.gov.hk

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Office of the Privacy Commissioner for Personal Data (PCPD)		
H: 2827 2827 F: 2877 7026	Address: 12/F, 248 Queen's Road East, Wanchai, Hong Kong	Website: www.pcpd.org.hk PCPD Complaint Form* Email: enquiry@pcpd.org.hk
Rating and Valuation Department (RVD)		
24-Hour Automated Telephone Enquiry Service H: 2152 2152 General Enquiry H: 2152 0111 F: 2152 0138 Property Information Online H: 2150 8836 F: 2152 0117 Tenancy Services Section H: 2150 8229 F: 2152 0115	Address: 15/F, Cheung Sha Wan Government Offices, 303 Cheung Sha Wan Road, Kowloon	Website: www.rvd.gov.hk RVD Forms* Email: enquiries@rvd.gov.hk Email: pio_enquiries@rvd.gov.hk
Transport & Housing Bureau		
Transport H: 3509 7199 F: 2868 4643 Housing Private housing issues H: 2712 2712 F: 2624 5685 General enquiries H: 2712 2712 F: 2711 4111	Address: 20-22/F, East Wing, Central Government Offices, 2 Tim Mei Avenue, Tamar, Hong Kong Address: 6/F, Block 1, Hong Kong Housing Authority Headquarters, 33 Fat Kwong Street, Ho Man Tin, Kowloon	Website: www.thb.gov.hk Email: enquiry@thb.gov.hk Email: hbrefer@thb.gov.hk

T: Telephone H: Hotline F: Faxline

* Relevant documents can be downloaded from the website.

For details, please refer to the website or pamphlet published by the organisation.