

ORIGINAL



APPROVED

KENNDY C. KERIAH
ACLR, KK

Date: 12.11.22

LAND ORDINANCE CAP. 68

LAND ENQUIRY No. 23 OF 2018

BETWEEN

HONG LEONG BANK BERHAD [97141-X]

..... CHARGE

AND

CHAN LAI YENG

.....1ST CHARGOR

[NRIC.NO.: 800831-02-5934]

CHAN WAI TATT

.....2ND CHARGOR

[NRIC.NO.: 790130-02-5169]

PROCLAMATION OF SALE

IN PURSUANT of an Order of Sale by the Assistant Collector of Land Revenue **KOTA KINABALU (ACLR)** at the instance of **Charge** made on the **20th day of October 2022**, **NOTICE IS HEREBY GIVEN** that the under-mentioned property **will be sold** by public auction on Thursday, the day **09th Februari 2023** at **11.00 am** at the Office of the Assistant Collector of Land Revenue, Kota Kinabalu, Sabah.

DESCRIPTION OF THE LAND REFERRED TO:-

Title No. : CL 015375676 , Kota Kinabalu

Area : 1,300.64 m2 (14,000 ft2) more or less

The property : 2-Storey Detached House

Term : Leasehold 99 years commencing from 01st January 1975 to 31st December 2073 (Unexpired: 55 years), more or less

Locality : Lot No.1 (DBKK House No.11) Lorong Kinabalu Satu, Taman Luyang , Phase 7, Off Jalan Kolam ,88300 Kota Kinabalu.

Reserved Price : RM1,650,000.00

All interested bidders are required to register with the Auctioneer appointed by the Assistant Collector of Land Revenue Kota Kinabalu and shall submit the following:-

1. An amount equivalent to **25%** of the Reserved Price.
2. Board of Directors' Resolution and Written Authorisation where the bidder is a company bidding through an authorized person.
3. Written authorisation where the bidder is acting as a proxy.

A deposit of 25% of the Reserved Price to be paid by **CASHIER'S ORDER** or by **BANK DRAFT to MESSRS. Alex Pang & Co**, agent for Assistant Collector Land Revenue Kota Kinabalu immediately after the fall of the hammer and the balance of the purchase price shall be paid within ninety (90) days from the date of auction. **Failure to pay** the balance as stipulated above will result in **FORFEITURE** of the deposit.

The auction and all bidders shall be **subject to the Conditions of Sale**, details of which may be obtained from:-

1. **Messrs. Alex Pang & Co**
Advocates & Solicitors,
Lot 1-4, 2nd Floor, Block A, Damai Plaza
P.O.Box 14819
88855 Kota Kinabalu
Tel. : 088-218100
Fax : 088-219097 & 219092
E-mail : litigation@alexpang.co
H/P : 013-8607877 , 013-8604778
2. **Messrs PG Actfast Auction (Sabah) Sdn Bhd**,
Peti Surat 12737
88300 KOTA KINABALU
Tel: 088-387711
Faxes : 088-387772
3. **Assistant Collector of Land Revenue,**
KOTA KINABALU.
Tel. : 088527637/636/639/634
Fax : 088413703

THIS Proclamation of Sale is PREPARED AND APPROVED by the ASSISTANT COLLECTOR OF LAND REVENUE, KOTA KINABALU.