

Storage or light engineering works etc.
Total Land Area 50,440 FS
Covered / Walling Space = 5,000 FS
Covered Open Space = 20,000 FS
Open Space = 25,440 FS
Monthly Rental : RM25,000.00 or Negotiable
Interested party please contact : 016-9227101 (Roger) / 016-6627101 (O)

Vehicles

CASH, CASH, CASH

Tawau/Sandakan/Kota Kinabalu

- Syarikat kami banyak membeli kereta terpakai secara Cash, urusan cepat, tukar nama.
- Kami juga membeli tanah bergeran.

Tel: 016-8210345

Jobs

JAWATAN KOSONG

1) PEMANDU LORI

- Lesen: D, GDL & E

2) GENERAL WORKER

- Kolombong *

Tel: 088-428742/5

0145676188

MALAYSIA
IN THE HIGH COURT IN
SABAH AND SARAWAK

AT KOTA KINABALU

PETITION NO. BK1-

31NCvC-187-8/2023

IN THE ESTATE OF

YEO SIOK KHNG @

YEO SIEH KNG

(DECEASED)

PUBLIC NOTICE

All persons having claims against the Estate of the abovenamed Deceased who died intestate at Lot 310, No. 57, Jalan Sultan Hashim, Seria KB1133, Brunei on the 07th December 2013 are required to submit their claims in writing to the undersigned within **three months** from the date of the publication of this notice after which the estate will be distributed among the persons entitled thereto subject only to claims received within the said period.

Dated the

01st March 2024.

Signed

C. L. LIM & CO
Advocates & Solicitors
Lot 42-2, Block E,
Damai Plaza Phase IV,
88300 Kota Kinabalu
Sabah.

Tel: (088) 251320

(Solicitors for Sim Kong Yun, Administrator of the abovenamed deceased's estate)

MALAYSIA
IN THE HIGH COURT IN

K.K.: 088-720730,

016-8338097

Tawau: 089-911119

Labuan: 016-8323293

megaqsabaha@gmail.com

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For further enquiry contact:

088-713682, 718682

MALAYSIA
IN THE HIGH COURT IN
SABAH AND SARAWAK

AT KOTA KINABALU

PETITION NO. BK1-

31NCvC-188-8/8-2023

IN THE ESTATE OF

SIM KWANG MENG (DE-

CEASED)

PUBLIC NOTICE

All persons having claims against the Estate of the abovenamed Deceased who died intestate at Gle-neagles Jerudong Park Medical Centre, Jerudong Park BG3122, Negara Brunei Darussalam on the 7th day of February 2007 are required to submit their claims in writing to the undersigned within **three months** from the date of the publication of this notice after which the estate will be distributed among the persons entitled thereto subject only to claims received within the said period.

Dated the

01st March 2024.

Signed

C. L. LIM & CO
Advocates & Solicitors
Lot 42-2, Block E,
Damai Plaza Phase IV,
88300 Kota Kinabalu
Sabah.

Tel: (088) 251320

(Solicitors for Sim Kong Yun, Administrator of the abovenamed deceased's estate)

MALAYSIA
IN THE HIGH COURT ININ THE MATTER OF
FACILITY AGREEMENT DATED 18TH DECEMBER 2013
AND 1ST PARTY DEED OF ASSIGNMENT
DATED 30TH DECEMBER 2013

Between

MALAYAN BANKING BERHAD

[Co. Reg. No. 196001000142 (3813-K)]

- ASSIGNEE / BANK

And

GUMUUSIN SDN BHD

[Co. Reg. No. 201201010751 (984271-X)]

- ASSIGNOR / BORROWER

PROCLAMATION OF SALE

IN EXERCISE OF THE RIGHTS AND POWERS conferred upon the Assignee/Bank under the Facility Agreement dated 18.12.2013 and 1st Party Deed of Assignment dated 30.12.2013, it is hereby proclaimed that the said Assignee/Bank with the assistance of the under mentioned auctioneer, WILL SELL THE PROPERTY DESCRIBED BELOW BY PUBLIC AUCTION ON FRIDAY THE 15TH DAY OF MARCH 2024 @ 10:00 A.M. at NO. 1-1-6, 1ST FLOOR, BLOCK B, KOLAM CENTRE PHASE 2, HILLTOP, LUYANG, JALAN LINTAS, 88300 KOTA KINABALU, SABAH.

PARTICULARS OF PROPERTY

Type of Property: A six (6) storey semi detached corporate office
Legal Description: Lot No. 7, Donggongan Avenue erected on a parcel of land held under Native Title No. 213210989 located at Kampung Mekanibong, in the District of Penampang, Sabah
Beneficial Owner: Gumuusin Sdn Bhd [Co. Reg. No. 201201010751 (984271-X)]
Land Area: 4,702.25 square feet
Developer: Homesign Network Sdn. Bhd. [Co. Reg. No. 792728-A]

NOTE :-

Prospective bidders are advised to : (i) inspect the subject property and check on the issuance of subdivided title (ii) seek independent legal advice on all matters in connection with the auction sale including the Conditions of Sale herein (iii) conduct official search at the relevant Land Office and/or other relevant authorities and (iv) make the necessary enquiries with the relevant authorities as to whether the sale is open to all races or to Malaysian Citizens who are Bumiputra only and also on the other terms of consent to the sale herein prior to the auction sale. The Successful Purchaser shall immediately upon the sale undertake to apply for and obtain the consent to transfer (if any) from the Developer and/or the Proprietor and/or State Authorities or relevant bodies.

The property will be sold on an "as is where is" basis, subject to the following reserve price of RINGGIT MALAYSIA FIVE MILLION FIVE HUNDRED THOUSAND (RM 5,500,000.00) ONLY subject to the Conditions of Sale and by way of an assignment from the above Assignee/Bank, subject to consent being obtained by the Successful Purchaser from the Developer and relevant authorities, if any, including all terms, conditions, stipulations and covenants which were and may be imposed by the relevant authority. All intending bidders are required to deposit **10% of the fixed reserve price by Bank Draft or Cashier's Order** only in favour of **Malayan Banking Berhad** prior to the sale with the under mentioned Auctioneer.

Any arrears of water, quit rent, assessment and fees due to the Government (if any) which may be lawfully due (the Assignee/Bank reserves the right to refuse to pay any sums not lawfully due and/or those sums that are time-barred) to any relevant authority or Developer up to the date of successful sale shall be paid out of the proceeds of sale, provided that the Assignee/Bank is in receipt of the extracted bills from the Successful Purchaser within ninety (90) days from the date of the sale. In the event such extracted bills are not submitted within the stipulated ninety (90) days from the auction date, any subsequent claims made thereunder, the Assignee/Bank shall be entitled at their absolute discretion not to entertain and the same shall be borne by the Successful Purchaser.

The Balance of the Purchase Price is to be settled within ninety (90) days from the date of auction sale by Bank Draft or Cashier's Order drawn in favour of **Malayan Banking Berhad**. Prior to the commencement of the auction sale, all bidders are required to register with the Auctioneer appointed by the Assignee/Bank and shall submit the following to the Auctioneer:-
1) An amount equivalent to 10% of the Reserved Price by Bank Draft or Cashier's Order in favour of **Malayan Banking Berhad**;
2) Board of Directors resolution or a written authorization where the bidder is a company or other body recognized by law as capable of purchasing and owning lands, bidding through an authorized person; and
3) Written authorization where the bidder is acting as a proxy.

For further particulars, please contact Messrs. Fernandez & Co, Solicitors for the Assignee/Bank herein whose address is at No. 143, Jalan Tangki, Dezsos Building, Karamunsing, 88100 Kota Kinabalu, [Ref: VMF/MBB-RCRM/GSB/024-11(23)/RD-rm] [Tel. No. 088-222410 / 221-583, Fax No. 088-217111] or the under mentioned Auctioneer.

Messrs. Mega Auction House

Licensed Auctioneer

13A, Taman Baginda, Jalan Penampang

88300 Kota Kinabalu, Sabah

Tel : 017-8511838 / 014-8611838

SABAH, MALAYSIA
DI PEJABAT PENOLONG PEMUNGUT HASIL TANAH
KOTA KINABALU
SIASATAN TANAH PPHT (KOTA KINABALU)
NO. 33 TAHUN 2024
SCHEDULE XXIV
(Section 120, Land Ordinance (Sabah, Cap. 68)
NOTICE OF LOSS OF DOCUMENT OF TITLE

Application having been made to the Collector at KOTA KINABALU by ANTHONY THIEN @ PETER THIEN for a certified copy of CL. NO. 015486389 in the district of KOTA KINABALU on the ground that ANTHONY THIEN @ PETER THIEN, PAUL THIEN AND PETER THIEN @ ANTHONY is the registered owner thereof and that the issue document of title has been lost / destroyed.

In accordance with the provisions of Section 120 of the Land Ordinance, notice is hereby given that, unless within 1 month of the date of publication of this notice good cause be shown to the Collector of Land Revenue for refusing this application, the certified copy applied for will, subject to the provisions of the said section, be issued.

Dated at Kota Kinabalu this 28/02/2024

KENNEDY CARTER BIN KERIAH
Asst. Collector of Land Revenue
KOTA KINABALU

PROCLAMATION OF SALE

In exercise of the rights and power conferred upon the Assignee by the Assignor, it is hereby proclaimed that the Assignee with the assistance of the undermentioned Auctioneer.

WILL SELL BY PUBLIC AUCTION

ON FRIDAY THE 15TH DAY OF MARCH 2024 AT 3.30 P.M.

AT THE AUCTION VENUE OF PG ACT FAST AUCTION (SABAH) SDN BHD
AT LOT 14, 1ST FLOOR, BLOCK B, LORONG KAYU MANIS 1, DAMAI PLAZA,
LUYANG, 88300 KOTA KINABALU, SABAH.

Prospective bidders may submit bids for the property online via www.eauction2u.com.my (Please register at least one (1) working day before the auction day for registration & verification purposes) ONLINE BIDDERS ARE FURTHER SUBJECT TO THE TERMS AND CONDITIONS ON www.eauction2u.com.my

NOTE: Prospective bidders are advised to inspect the subject properties, seek independent legal advice on the Conditions of Sale, conduct an official title search at the relevant Land Office and to make enquiries with the Developer and/or other relevant authorities on all matters relating to the property being auctioned as well as the terms of consent to the sale herein prior to the auction sale and obtain a copy of the Contract and Condition of Sale from the Auctioneer/Solicitors.

The photographs shown herein are solely for general identification. It makes no representation or warranty as to their accuracy or the actual conditions of the properties.

LOT 1	RESERVE PRICE RM 891,000.00	KOTA KINABALU
Parents Title: Town Lease No. 017538788		
The Property: Unit No. A-23A-C1, (A-23A-06), Block A, Level 23A, Jesselton Residences, Jalan Haji Saman, Kota Kinabalu, Sabah		
Description: Condominium unit on Level 23A (Type C1)		
Floor Area: 965 square feet, More or Less		
Assignor: Angela Chong Ann Chee		
Assignee: Public Bank Berhad		
Cur Ref: AFSB/158/PBB		
Solicitors: Messrs. Wong & Shim (Tel: 088-233171/235312)		

Prior to the commencement of the auction sale, all bidders are required to register with the Auctioneer appointed by the Assignee. The bidders shall submit the following to the Auctioneer:

- 1) an amount equivalent to 10% of the Reserve Price;
- 2) Board of Directors resolution or otherwise and written authorization where the bidder is a company or other body recognized by law as capable of purchasing and owning lands, bidding through an authorized person; and
- 3) Written authorization where the bidder is acting as a proxy.

DEPOSIT.

(a) All intending bidders are required to deposit with the Auctioneer, prior to the auction sale 10% of the Reserve Price by **BANK DRAFT or CASHIER'S ORDER** only in favour of **Public Bank Berhad** and the balance of the purchase money to be settled within ninety (90) days from the date of sale to **Public Bank via RENTAS**. For Online bidders, please refer to the Terms & Conditions on www.eauction2u.com.my

(b) In the event that the actual Purchase Price is higher than the Reserve Price, the Successful Bidder shall immediately after the fall of the hammer remit to the Assignee a sum equivalent to the difference between the Bidding Deposit and 10% of the actual Purchase Price either in cash or by way of a valid draft or cashier's order drawn in favour of Public Bank Berhad which together with the Bidding Deposit will form the Purchase Price Deposit.

(c) The balance of the purchase price [together with inward RENTAS Service Charges (if any)] shall be paid in full by the Purchaser to the Assignee or to the Solicitors within ninety (90) days from the date of the auction sale by remitting the payment directly to the **Public Bank Berhad via RENTAS**. Failure to pay the balance as stipulated above will result in FORFEITURE of 10% of the actual Purchase Price. For Online bidders, please refer to the Terms & Conditions on www.eauction2u.com.my

(d) The Assignee be and is hereby at liberty to bid for the property at the sale without having to prepare the prerequisite 10% deposit.

The auction and all bidders shall be strictly SUBJECT TO THE Conditions of Sale, details of which may be obtained from:-

Auctioneer :-
PG Act Fast Auction (Sabah) Sdn Bhd.,
Lot 14, 1st Floor, Block B,
Lorong Kayu Manis 1, Damai Plaza,
Luyang 88300 Kota Kinabalu.
Tel No. (088) 377711

Cynthia Chin Nyuk Moi
Licensed Auctioneer