IDENTITY MALTA

Searches Unit,
Archbishop Street,
Valletta

No Remarks

Order 1124832 Front Page (Update)

Name **ELZAN PROPERTIES LTD.**
Spouse
Father
Mother

ID Card **C86669** Birthplace Date Of Birth

Liabilities From 22/10/2021 To 19/11/2021 Malta & Gozo
Transfers From 22/10/2021 To 19/11/2021 Malta & Gozo
Fidi From 22/10/2021 To 19/11/2021 Malta & Gozo

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Order No: 1124832 | Update | Different Maternity | Notary Group: Enzo Refalo | Client: Enzo Refalo
Number of Entries: 17 | Date Submitted: 23/11/2021 | Date Completed: 24/11/2021

1094340

Identity Malta

4119

The Seventh (7th) day of September of the year two thousand and twenty one (2021).

Sale made by the limited liability company 'ELZAN PROPERTIES LIMITED', C86669, and the Company 'CAMFAM LIMITED', C95619, as to one half (1/2) undivided share each, in this note and in the deed referred to as "the Vendor Companies" in favour of REBECCA ZAMMIT nee' Pisani, wife of Zachary Zammit, daughter of Paul Pisani and Louise Pisani nee' Bugeja, born in Pieta' on the 10.05.1991 and residing in Gharghur, holder of identity card number 251091M, in this note and in the deed referred to as "the Purchaser", the said Rebecca Zammit nee' Pisani having declared that she is married to Zachary Zammit, however the regime of the separation of estates regulates this marriage, of the following property namely:-

(i) The PENTHOUSE, in shell form, including its airspace, without official number but internally numbered fifteen (15), located at the upper most level of the Development, measuring approximately fifty-four square meters (54sq.m.) internally and fifteen square meters (15sq.m) externally. The said penthouse shall be the second penthouse from the right-hand side of the Development once one looks at the block from Triq il-Skapuccina, Zebbug, Gozo. The Block shall be named "Knobs Corner." Said penthouse is bounded from the southeast by Triq il-Kaccaturi, and by the northeast and southwest by properties in the same block; and

(ii) The lock-up GARAGE, in shell form, excluding the door, without its airspace and without its sub-terrain, without official name but which shall be internally identified as garage number fourteen (14), and which shall be located at the ground floor level, accessible through a drive which abuts in Triq Skapuccina, Zebbug, Gozo, measuring approximately thirteen point seven square meters (13.7 sq.m.) Said garage is bounded from the southwest and the northeast by other garages and from the southeast by the common parts.

The said apartment enjoys the right of perpetual use transferable to third parties of the common parts of the Block, jointly with all the other unit owners in the Block and is being transferred as enjoying active rights and as subject to passive servitudes arising out of its position in the Block when built, otherwise as free and unencumbered, with all its rights and appurtenances and with vacant possession.

The Property was sold as subject to the regulations, terms and conditions mentioned on or attached to the deed, as subject to the servitudes resulting from its position in the Development and those established by virtue of the deed, but otherwise, as free and unencumbered, with free and vacant possession and with all its rights and appurtenances.

The apartment sold is better shown on the plans marked as Documents 'A' and 'B' attached to the deed, and the garage sold is better shown on the plan marked as Document 'B' attached to the deed. The site plan is marked as Document 'C' also attached to the deed.

For all intents and purposes, the property referred to above forms part of the unnumbered development named "Knobscorner" in Triq Skapuccina, corner with Triq il-Kaccaturi, Zebbug, Gozo; in this note and in the deed referred to as the "Development", which development consists of garages and an apartment at basement level, accessible said garages from a main

Not. Dr. Reuben Debono
INS256-2021