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Searches Unit,
Archbishop Street,
Valletta

No Remarks

Arkivre Arkivre

Order 2126160 Front Page (Update)

Name **GSM MGARR PROPERTIES**

Comp. Reg. No. **C 105360**

Liabilities	From 22/01/2026	To 19/02/2026	Malta & Gozo	
Transfers	From 22/01/2026	To 19/02/2026	Malta & Gozo	
Fidi	From 22/01/2026	To 19/02/2026	Malta & Gozo	**No Different Maternity**

Search Results

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Note Type	Note Year	Note Num	V D/P D/M I
GI	2026	293	
GI	2026	551	
GPP	2026	1517	
GPP	2026	2096	
GPP	2026	3512	

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Order No: 2126160 | Update | No Different Maternity | Notary Group: Dimech & Dimech Notaries | Client: MaryBeth Cauchi
Number of Entries: 5 | Date Submitted: 23/02/2026 | Date Completed: N/A

293

€33.45

Nin[illegible]th (19th) of December two thousand and [illegible]ty five (2015)

Deed of Sale made by:

Of the first part:
GSM Mgarr Properties Limited, with registration number C105360, with its office in 'TUM Invest Head Office, Zentrum Business Centre, Mdina Road, Qormi, Malta, referred to as "the Vendor" in favour of **Raymond Pace**, legally separated, son of Robert Pace and the late Mary Pace nee Vella, born in Sliema on the thirty first (31st) of October one thousand nine hundred and sixty three (1963) and residing at Msida, Malta, holder of identity card number 617963M - hereinafter referred to as the "Purchaser".

The Vendor and the Purchaser are in the deed collectively referred to as "the Parties" and each one "a Party".

The Parties agreed that in the deed and the annexes attached thereto:

(a) Unless otherwise expressly stated or the contrary intention appears, the following capitalised terms have the following meanings respectively assigned to them:

"Administrator" means the person appointed as such in accordance with article fifteen (15) of the Condominium Act.

"Architect" means Architect Leonard Spiteri or any architect who may be engaged by the Vendor for the purpose of applying for the building permit and supervising the construction of the Complex.

"The Oaks Block A" shall in terms of the Building Permit consist of two (2) maisonettes at Ground Floor Level, two (2) apartments at each of the First, Second and Third floor levels, and two (2) penthouses at the Fourth or recessed floor level of the Block. The Oaks Block A shall be the block on the left hand side when the Development is viewed from Triq tal-Moxa.

"The Oaks Block B" shall in terms of the Building Permit consist of one (1) maisonette at Ground Floor Level, two (2) apartments at each of the First, Second and Third floor levels, and two (2) penthouses at the Fourth or recessed floor level of the Block. The Oaks Block B shall be the block on the right hand side when the Development is viewed from Triq tal-Moxa.

"The Oaks Block C" shall in terms of the Building Permit consist of two (2) maisonettes at Ground Floor Level, two (2) apartments at each of the First, Second and Third floor levels, and two (2) penthouses at the Fourth or recessed floor level of the Block. The Oaks Block C shall be the block on the left hand side when the Development is viewed from Triq Marsilja.

"The Oaks Block D" shall in terms of the Building Permit consist of two (2) maisonettes at Ground Floor Level, two (2) apartments at each of the First, Second and Third floor levels, and two (2) penthouses at the Fourth or recessed floor level of the Block. The Oaks Block D shall be the block on the right hand side when the Development is viewed from Triq Marsilja.

Each of the blocks shall include its overlying airspace without height limitation and may, subject to the terms and conditions mentioned in the Deed, extend upwards from time to time.

"Blocks" means all of the above-described blocks being the residential part of the Development.

"Block Common Parts" means the common parts, areas and services of the Block intended for the common use or benefit of the apartments and the penthouse in the Block, including the main entrance and lobby; the stairwell, corridors, stairs, landings, lift shaft, lift (which common areas extend up to the penthouse level of the Block and down to the Garage Complex); the lift room and meter room (even if located within the Garage Complex); the internal service shafts; the communal drainage, plumbing and electrical systems up to where the said systems branch off for the exclusive use of an apartment in the Block and all other common parts, areas, facilities and services mentioned in paragraphs (b) and (c) of article five (5) of the Condominium Act as well as all services, installations and objects installed in the Block Common Parts and other utility lines, lighting facilities, decorations, and other facilities intended for the common use or benefit of owners of apartments in the Block and not devoted to or for the exclusive use of any one apartment in the Block.

If any common part, area or service mentioned above does not exist in the Block the definition of Block Common Parts for the purposes of the Block shall be construed accordingly.

Dr. Anthony Hili LL.D.

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