



Tel.no 26804160  
Fax no: 26306129

MINISTRY OF INTERIOR  
DEPARTMENT OF LANDS AND SURVEYS  
PAPHOS DISTRICT LANDS OFFICE  
PO BOX 60008  
8100 PAPHOS

padlo@dls.moi.gov.cy

Dear

*Mrs and Mr*  
-----  
-----  
-----

**Subject: Alpha Bank's application for the Sale of  
Y. Liasides Developers' Properties**

I would like to refer to your letter dated the 12<sup>th</sup> December 2011, concerning your objection to the above matter.

Firstly, it should be clarified that the mortgage in issue was registered prior to the deposit of your contract of sale in the Land Registry records. It is always advisable to apply for a search as to any relevant information regarding the immovable property one intends to purchase.

Furthermore, since Alpha Bank have registered their mortgage agreement with Y. Liasides Developers Ltd, they are entitled under the 9/65 legislation to apply for the sale of the relevant property.

In such cases, according to the 81(I)/2011 specific performance law, purchasers are protected in the sense that when a public auction is to be carried out, they are given due notice as to their right to apply to the court to be granted an order for the amount of money that is payable to them by virtue of the registration of their contract of sale, in case the property in question is actually sold.

Having said the above, you should bear in mind that the application lodged by Alpha Bank is a very recent one, compared to the pile of similar applications pending from previous years. Therefore, the possibility of scheduling a public auction is not a matter you should worry about in the near future.

Lastly the human rights issues involved in these cases are perfectly understandable. However the Land Registry is restricted in its obligation to apply the law. It is not the appropriate authority to examine any particular issues or liabilities of contracting parties in loan or mortgage agreements. Nevertheless, you retain every right to pursue justice in a competent court forum.

NEOFYTOS NEOFYTOY

For District Lands and Surveys Officer  
Paphos