



Seah Chwee Lim

Consultant
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Profile

Hailing from an established Chinese Middle School during the late 1960s, Chwee Lim is effectively bilingual and fluent in all the main Chinese dialects – Hokkien, Teochew and Cantonese. He has been appointed a Notary Public and Commissioner for Oaths since 1996.

Practising for close to four decades, he has extensive experience in conveyancing work, general solicitors' work and civil litigation. He majors in conveyancing, landlord & tenant matters, debt recovery and litigation in connection with property disputes, enforcement actions and trademark registrations. Notable matters include:

- Advising on a hawking charge commenced by the Ministry of Environment resulting in the Ministry clarifying that certain categories of fruit, which doubled as vegetables, would only be sold by fruit vendors at hawker centres.
- Advising in a case where the Court clarified the position of a purchaser's rights with reference to the exercise of the equity of redemption under a defaulting Mortgagor *vis-a-vis* the Mortgagee.
- Acting in a case on road-widening provisions in the sale of a property and the impact on the purchaser's right to rescind on the ground of unsatisfactory reply to legal requisitions, per the Road Interpretation Plan (now the Road Lines Plan).
- Acting in a case on how overdue interest should be computed and the extent of a developer's right of forfeiture on a defaulting purchaser's deposit/part payment where the purchaser's total payment did not meet the minimum forfeiture sum prescribed in a licensed developer's sale & purchase agreement under the then Housing Developers' Rules.

Aside from retail conveyancing work, Chwee Lim has handled substantial conveyancing work for more than three decades, acting for developers in at least 15 residential and

mixed-development projects, while concurrently representing a dozen banks, local and foreign, and finance companies in loan-related conveyancing work since the early 1980s.

He had participated in a public forum on the Women's Charter in the 1980s and more recently in 2009 and 2012 on Wills/Family Trust and Settlements and property laws, and on legislative frameworks which posed SME with tremendous legal challenges.

He lectured part-time with SIM on contract & commercial laws (bilingual) in the mid 1980s and gave lectures and private talks to financial institutes and organisations on insurance related trust/property law. He had been invited to give *ad hoc* law lectures and talks at the Business School of NUS on their short courses.

He was twice a co-part-time Contract/Company lecturer at NTU (famously known as Mayor Classes – Masters in Managerial Economics) (bilingual) for mid-level cadres and officials from PRC.

Qualifications

- LL.B. (Hons), 1973 (University of Singapore, now National University of Singapore)
- Advocate & Solicitor of the Supreme Court of Singapore, 16.01.1974

Professional History

Jul 2011 – present	Consultant, Eldan Law LLP
Oct 1976 – Jun 2011	Sole Proprietor, Seah Chwee Lim & Associates

Memberships

- Member, Law Society of Singapore
- Member, Singapore Academy of Law
- Legal Advisor to a dozen or so industrial and trade organisations, literary and the art societies, clans, alumni, TCM and charity associations and societies.