



YUEN LAW LLC
ADVOCATES & SOLICITORS

FORWARD THINKING, FUTURE PLANNING



About Yuen Law

Yuen Law LLC is a highly accoladed and reputable Singapore law practice established in 2012. Our practitioners are highly experienced in their chosen fields of the law and they are ably supported by a team of approachable and effective executives recruited from a spectrum of disciplines.

Our firm has been recognised as one of the best law firms in Singapore by a variety of industry watchers¹. Yuen Law's practitioners are also well known for providing best-in-class and cost-effective legal advice and services to discerning clients.

The four values of integrity, honesty, compassion and excellence shape our firm culture, practice and guide our interactions with clients.

Our global client base encompasses the United Kingdom and multiple key jurisdictions in Asia-Pacific, Greater China, Europe and North America.

Our firm is structured into four key practices:

- Corporate Practice
 - Startups and Corporate Actions Team led by Managing Director Samuel Yuen.
 - Fintech and Financial Services Regulatory Team led by Senior Director Kevin Chua.
- Dispute Resolution Practice led by Director Amos Cai.
- Private Wealth and Family Practice led by Director Lim Fung Peen.
- Integrated Property Practice led by Associate Director Tris Xavier.



We take pride in assisting our clients in establishing or redomiciling operations in Singapore, as well as to take advantage of Singapore's unique position as the gateway and strategic centre of Southeast Asia and the greater region.

¹ Yuen Law has been ranked in asialaw, IFLR1000, Benchmark Litigation, Legal 500, Chamber & Partners, and Asian Legal Business (ALB).



Accolades

Yuen Law has been recognised by various prestigious legal rankings across multiple practice areas since 2021. Our recent accolades include:



THE LEGAL 500
(2025) INVESTMENT FUNDS
(2024) FINTECH AND
FINANCIAL SERVICES
REGULATIONS

“Senior director Kevin Chua spearheads the practice at Yuen Law and handles a range of investment fund formations, with a strong focus on the VCC regime.”



CHAMBERS & PARTNERS
(2025) STARTUPS &
EMERGING COMPANIES
(2025) FINTECH LEGAL

“Yuen Law have a deep understanding of the business world and how legal issues impact their clients’ commercial interest.”



IFLR1000 (2024)
RECOGNISED FIRM FOR
M&A, FINANCIAL SERVICES
REGULATORY INVESTMENT
FUNDS

“Hands-on team approach. Managing Director Samuel Yuen heads the the team of lawyers that advised us. His team offered good and prudent legal advice.”



ASIALAW (2024)
CORPORATE M&A,
INVESTMENT FUNDS,
REGULATORY, DISPUTE
RESOLUTION, PRIVATE
EQUITY

“Yuen Law has consistently been the firm that I go back to for practical, sound and contextualised advice that balances my objectives, financial capacity and business acumen.”



ASIAN LEGAL BUSINESS
ASIA SUPER 50 TMT
LAWYERS (2024)

Samuel Yuen is featured as one of the top lawyers in the region’s fast growing technology, media and telecommunications practices.



BENCHMARK LITIGATION
(2024) RECOMMENDED FIRM
FOR COMMERCIAL
TRANSACTIONS, AND FAMILY
& MATRIMONIAL

“They are patient, helpful, and are often willing explore and provide useful recommendations.” – Commercial arbitration

Corporate Practice



Our Corporate Practice Group understands the intricacies and nuances of transactions.

Clients value our extensive deal-making experience and expertise in navigating complex areas of company and financial regulatory law.

We count it our privilege to be considered a trusted partner by startups, venture capital firms, fund managers, financial institutions, payments service providers, credit card firms, token issuers, digital asset exchanges, and government-related entities.

Our firm also serves ultra high-net-worth individuals in their investment, governance and philanthropic needs.

Managing Director Samuel Yuen leads the Startups and Corporate Actions practice team. Resourceful, ambitious, and ready to take on novel challenges, the team's technically pragmatic approach has earned it its 'Wild West' moniker within the firm. It has a strong focus on mergers and acquisitions and private equity transactions, advising on more than 30 such deals annually.

Leading our Regulatory and Securities practice team is Senior Director Kevin Chua. He is a well-respected technical expert in the laws relating to cryptocurrency, financial regulations, fintech, investment funds and payment services matters. Private sector stakeholders regularly seek his expertise on matters related to digital tokens, blockchain services, gold-backed offerings and licensing applications.

Our firm's reputation has drawn a diverse clientele that spans across high-growth industries such as clean energy, artificial intelligence, deep technology, sustainable foods, life sciences, hospitality and healthcare.

Accolades



Ranked in Chambers and Partners (2021-2024)
Startups and Emerging Companies



Ranked in IFLR1000 (2021-2024)
Mergers & Acquisitions



Ranked in asialaw Profiles (2021-2024)
Corporate and Mergers & Acquisitions, Private Equity

Work Highlights



Acted for a financial institution – whose shareholder is a listed company in China – in various matters, including its application to the Monetary Authority of Singapore for a Major Payments Institution licence.



Represented Pine Venture Partners in leading a USD25 million Series B fundraise for United States based virtual reality developer Spatial Systems Inc under the client's Pine Metaverse Fund.



Acted as legal counsel for Cap Vista during its investment into Transcelestial, a startup that is developing high-speed internet via a space-based laser network, in a USD9.6 million Series A funding round. Cap Vista is the strategic investment arm of the Defence Science and Technology Agency (DSTA), a statutory board under Singapore's Ministry of Defence.

Areas of Expertise

Mergers & Acquisitions

- Merger and Acquisitions
- Due Diligence
- Joint Ventures and Shareholders Agreements

Financial Services Regulation & Compliance

- Digital Payment Services Licensing
- Family Offices
- Fund Management Licensing
- Anti-Money Laundering Policies
- Regulatory Sandbox
- Blockchain and Cryptocurrencies
- Capital Markets Licensing

Start-ups

- Seed and Series Funding
- Starting a Business
- Employee Share Option or Award Schemes

Corporate

- Data Protection
- Contract Review

Employment Law & Work Passes

- Employment Agreement
- Human Resource Advisory
- Tech.Pass
- Entrepass
- Employment Pass

Charities

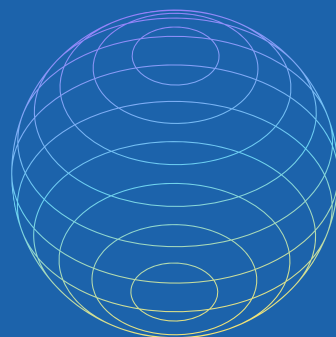
- Setting Up a Charity
- Application for Charity or Institute of Public Character Status



Legal500 (2024)
Firm to Watch
Fintech and Financial
Services Regulatory



The Straits Times
Singapore's Best Law Firms
(2021-2024)
Commercial Law



Samuel Yuen

Founder and Managing Director

Head of Corporate Practice

(Team Lead – Startups and Corporate Actions)

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Samuel Yuen is a leading legal practitioner in Singapore known for his strong focus on corporate and commercial matters relating to startups and emerging companies. In 2024, Samuel was featured in Asian Legal Business' Asia Super 50 TMT lawyers.

Driven by the belief that an effective lawyer is a collaborator for success, he works hand in glove with his clients to meet their needs at their various stages of growth.

An old hand at business development owing to a long family line of entrepreneurs and undertakings in various law firms, Samuel understands the struggles and gratification of running a business. That empathy, combined with business acumen, is what builds greater affinity between him and corporate clients.

Before starting Yuen Law, Samuel earned his stripes in top firms, where he specialised in mergers and acquisitions, public listings and intellectual property. He played a key role in major deals such as the proposed GK Goh and Vickers Ballas merger, listing of Brascabos, and reverse takeover of HSR International Realtors.

As in-house counsel and department head of an intellectual property agency, Samuel successfully defended Grimoldi S.A against Guccio Gucci S.p.A in a high- profile case.

Samuel is the author of "Funding for Startups – A Guide to Fundraising", which draws on his extensive experience in advising startups and venture capital firms in their capital raises.

Samuel is the honorary legal counsel for the Institute of Public Relations of Singapore and founded Guide Dogs Singapore Ltd, a registered charity with Institute of Public Character status. He is also a member of the School Advisory Committee of Tanjong Katong Secondary School.

Notable Cases

- Acted for Dr. Patrick Liew in the acquisition of HSR International Realtors from 3Cnergy Limited for a nominal sum of SGD1.
- Represented a family office in securing a USD300 million investment from a private equity firm for a 3,000 hectare property development joint venture in Laos.
- Represented the controlling shareholder of a leading facilities services group in the sale of its stake for up to SGD72.5 million, to a subsidiary of a top global realtor listed on the London Stock Exchange.

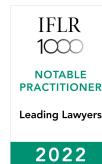
"I see my mission in practice as helping businesses thrive. I derive great satisfaction from helping startups and entrepreneurs overcome their legal challenges and flourish."

"Samuel Yuen is very well regarded in the market as someone who gives a lot of time and attention to clients who need it."

Client feedback, Chambers and Partners

"Yuen Law represented us in our acquisition of an F&B business. The acquisition process had some unexpected complications and the team handled it professionally by working closely with the sellers to ensure that all legal requirements were satisfied. We would like to thank Samuel Yuen and his team for their dedication and professionalism."

Client feedback, asialaw





Kevin Chua
Senior Director
Corporate Practice
(Team Lead - Regulatory and Securities)
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Kevin Chua has both depth and breadth of expertise in corporate and commercial law, and a special focus on regulatory laws and compliance.

He is technically proficient in the legal intricacies governing payment services, digital tokens, cryptocurrencies, blockchain services, as well as anti-money laundering and countering financing of terrorism policies. He is also well versed in fund formation and related fund documentation.

Kevin is the author of "Contract Smart – Understanding Contract Law in Singapore". The book delves into new aspects such as smart contracts on the blockchain, digital signatures, and how contracts are made and broken under complex circumstances such as a pandemic.

His public sector record prior to Yuen Law saw him serve at the Attorney-General's Chambers, the Accounting and Corporate Regulatory Authority and the Monetary Authority of Singapore. His insights into the regulators' approach provide our clients with a distinct, valuable advantage.

He brings to the table practical counsel gleaned from his diverse private sector stints that include a Big Four law firm. He also headed the Regulatory Practice in a boutique law firm, and was also an in-house counsel at an multi-national corporation.

Notable Cases

- Provided legal counsel to one of Singapore's pioneers in robo-advisory and fund management services. Assisted in the application to amend the scope of its Capital Markets Services licence.
- Represented a crypto-mining company with operations in the United States and Australia. We reviewed and negotiated agreements to mine cryptocurrencies, lease of premises and facilities, and loan agreements involving digital tokens as collaterals.

"Kevin was always willing to listen. He helped us understand the complexities of the process and explained (and re-explained) things so we were well informed. Kevin is polite, responsive, and above all professional."

Client feedback, IFLR1000



Valerie Ho
Associate Director
Corporate Practice

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Valerie Ho is a seasoned corporate and commercial lawyer, recognized for her strategic acumen and meticulous approach to legal problem-solving. As an Associate Director at Yuen Law LLC, she advises businesses across various industries, delivering insightful legal solutions tailored to their commercial objectives.

With a solid foundation in general litigation, Valerie brings extensive experience in dispute resolution, encompassing litigation, mediation, and adjudication. Her dual expertise in both contentious and non-contentious matters enables her to provide well-rounded counsel, mitigating risks while facilitating business growth.

At Yuen Law, Valerie plays a pivotal role in corporate advisory work, excelling in the drafting and negotiation of complex commercial agreements. She is committed to helping clients navigate Singapore's regulatory landscape with clarity and confidence, ensuring their legal and business interests are well-protected.

Driven by a client-centric approach, Valerie is known for her ability to distill complex legal issues into practical, actionable advice, making her a trusted legal partner for businesses and entrepreneurs alike.

Notable Cases

- Represented the seller in the USD 10 million sale of a 60% stake in a multinational Target Group with regulated entities in Singapore, Malaysia, Dubai, and Seychelles, managing complex cross-jurisdictional approvals and structuring staggered tranches over three years.
- Represented a broadcast media production and distribution company, in a SGD 1.7 million deal involving the acquisition of 30% shares and making additional investments into a leading videography services provider.
- Acted in the management buy-out of a licensed fund management company regulated by MAS for a six-digit figure.

Disputes Resolution Practice

Our Dispute Resolution Practice Group is sought out by private individuals as well as corporate clients, including high-net-worth business owners.

We enable our clients to, in the words of Theodore Roosevelt, “speak softly and carry a big stick”.

We advise on over 120 civil and commercial disputes annually. Our key clients include companies in technology, consumer goods and services, life sciences, and pharmaceuticals sectors.

We understand the challenges that businesses – small and medium-sized firms, in particular – face with limited resources, and we stand as champions and advocates for our clients' rights and interests, no matter the case's scope or complexity.

The practice group is led by Director Amos Cai, and supported by Director Denise Teo and Associate Director Lim Yun Heng.

Our practitioners undertake a broad breadth of work including shareholders disputes, investment disputes, employment disputes, debt recovery, construction claims, medical negligence claims, and defamation.

By offering guidance early in the process before litigation commences, we also help clients minimise costs and resources by pursuing private settlements.

Our practice's strong reputation is validated by rankings in respected legal publications such as Benchmark Litigation Asia-Pacific and asialaw.



Accolades



Ranked in asialaw Profiles
(2023-2024)
Dispute Resolution



Ranked in Benchmark
Litigation (2023 -2024)
Commercial and
Transactions

Work Highlights



Successfully secured an award of over RM3 million in equitable compensation for our client, in a lawsuit concerning a breach of trust deed in relation to shares of a Malaysian Company. An appeal filed by the defendant in the High Court was subsequently dismissed. *Eller, Urs v Cheong Kiat Wah [2021] SGHC 253, [2020] SGHC 106*



Presented a compelling defence for our client, who was one of several parties sued by a party to a joint venture. The claimant sought indemnity and damages, alleging that the defendants breached an exit agreement by failing to service a loan. The dispute involved issues regarding contract formation. The Court found that the claimant failed to prove that our client was a party to the exit agreement. *Choong Cher Siong Ronnie v Florensia Leovanny Liong and others, [2022] SGDC 286*



Successfully defended two out of three defendants named in a claim for relief against minority oppression initiated by their investor. The claimant alleged that he had been excluded from conduct of the company's affairs and that his shares were wrongfully diluted. The Court found that there was no unfair dilution of shares. *Lim Tong Zhen Kevryn v Cheo Jean Sheng and others [2022] SGHC 315*

Areas of Expertise

Disputes Resolution

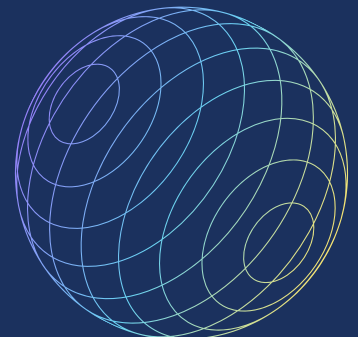
- Commercial & Civil Disputes
- Mediation
- Debt Recovery
- Enforcement Proceeding
- Tenant-Landlord Disputes
- Defamation
- Arbitration

Construction

- Construction Claims
- Security of Payment Act (SOPA) & Debt Recovery

Criminal

- White Collar Crime
- Fraud
- Criminal Breach of Trust
- Bribery and Corruption
- Money Laundering
- Insider Trading
- Drug Offences



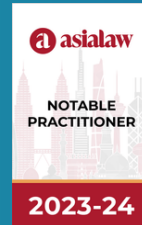


Amos Cai

Director

Head of Disputes Resolution Practice

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Amos Cai is an esteemed legal practitioner whose main areas of practice are civil, commercial and construction litigation.

He has acted for clients on a broad range of legal matters, including debt recovery, insolvency, criminal cases, death claims from medical negligence, defamation, arbitration, adjudication, claims under the Security of Payment Act, hearings at the Strata Title Board, and disciplinary tribunal inquiries by the Singapore Medical Council and the Singapore Dental Council.

Outside of the courtroom, Amos is known for his friendly demeanour, quick thinking, and commitment to excellence. In Court, he is sharp, tenacious and persuasive, and is known for his ability to lead successful outcomes for clients.

Amos takes the time to ensure that his clients have a thorough understanding of their legal situation and provides clear guidance on the available courses of action, remaining agile as circumstances change.

Amos is a pro bono lawyer with the Criminal Legal Aid Scheme (CLAS), a non-profit initiative by the Law Society of Singapore that aids underprivileged individuals in criminal cases. He also volunteers with an NGO that works with migrant workers.

Notable Cases

- Represented a company against claims for salary in lieu of notice and commission by its former employee. Our clients – a defendant and claimant-in-counterclaim – disputed commission amounts due for a number of contracts. The Judge awarded judgment for less than what the claimant had claimed. *Appelqvist, Pontus Paal v Eon Reality Pte Ltd [2022] SGHC 296*
- Represented an employer in defending claims initiated by her domestic worker, for allegedly inflicting psychiatric harm and conspiring with the agent to detain her in the apartment wrongfully. We applied to strike out the action on grounds that it was frivolous, vexatious or an abuse of the court. *Nina Duwi Koriah v Noor Hayah binte Gulam and another [2019] SGDC 285*

"Amos has in-depth experience with regards to disputes in the construction industry and has consistently given practical and realistic advice with regards to actions and their outcomes."

Client feedback, asialaw



P. Padman

Consultant

Disputes Resolution Practice Group

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Padman is a consultant with extensive experience in general and commercial litigation. While his practice covers a broad range of areas, Padman is particularly interested in shareholder and company disputes, property issues, sale of goods/services, contractual disputes, medical malpractice, estates, trust disputes, guarantees, performance bonds, insurance, and defamation.

He is highly skilled in international commercial arbitration, regularly acting as counsel in such disputes under the Singapore International Arbitration Centre, International Chamber of Commerce, UNCITRAL, and court enforcement proceedings of arbitral awards. He has acted for and advised local and international corporations on employment, contracts, and statutory duties.

Appointed by The Law Society of Singapore, Padman regularly defends it in High Court matters and serves as a member of the Inquiry Panel of the Law Society, and the Singapore Medical Council. He also teaches in the Practice Trainees Advocacy Programme and lectures on estate planning, legacy, and anti-money laundering to the insurance and banking industries.

Padman has contributed to an article on employment contract termination and chapters on goods and services, land disputes and remedies to leading practice text, Singapore Precedents of Pleadings. He is a board member of the Children's Cancer Foundation and serves on a charity panel supporting needy students.

Notable Cases

- Acted in a case where the issue was whether there was a common understanding that made a commercial startup company into a quasi-partnership and whether there was an abuse of process. *Ang Xing Yao v Lew Mun Hung Joseph* [2022] SGHC 277
- Acted for The Law Society of Singapore and successfully resisting an application for disciplinary proceedings against criminal defence lawyers at the High Court, and arguing at a special hearing of a five-judge panel of the Court of Appeal on the complex question on whether there was a right of appeal from the High Court. *Iskandar bin Rahmat v The Law Society of Singapore* [2020] SGHC 40
- Attacked an arbitral award on grounds of breach of natural justice. *Zynergy Solar Projects & Services Pvt Ltd v Phoenix Solar Pte Ltd* [2017] SGHC 223
- Successfully set aside a Mareva Injunction asset freezing order on the ground that the plaintiff had participated in the underlying conduct and was not of clean hands. *PSONS Ltd v UPF Holding Pte Ltd and others* [2014] SGHC 55



Denise Teo

Director

Disputes Resolution Practice Group

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Denise Teo is a highly accomplished legal professional, she joined Yuen Law as a Director in 2023. With extensive experience in both civil and criminal law, Denise provides expert advice on a range of legal matters, including civil disputes and criminal investigations.

Prior to joining Yuen Law, Denise spent several years as an associate director at one of the Big Four law firms, where she honed her skills in providing legal counsel to clients. She has a vast experience advising on commercial contracts, shareholder agreements, trusts, insolvency, defamation, negligence and conspiracy.

Denise has worked with a diverse client base, including MNCs, listed companies and unincorporated associations from various industries such as insurance, construction, shipping, real estate and food & beverage. She has a wealth of experience in guiding her clients through internal investigations or investigations by the authorities. Her combined civil and criminal experience allows her to provide holistic advice to clients, approaching their issues from all angles.

Denise's dedication to clients is evident in her belief that success is not limited to Court room victories, it can take many shapes and forms, depending on each client's unique goals.

Notable Cases

- Represented AIA in a claim for more than SGD7 million arising from their policyholders' purchase of a fake policy sold by their insurance agent. The case involved issues of vicarious liability, creation of trusts, conspiracy and negligence. *Ong Han Ling & Anor v American International Assurance Company Ltd & Ors [2017] SGHC 327*
- Represented Sintalow Hardware Pte Ltd against OSK Engineering Pte Ltd in a contract claim for supply of pipes and fittings for the construction of Marina Bay Sands (*Sintalow Hardware Pte Ltd v. OSK Engineering Pte Ltd [2016] SGHC 104, Sintalow Hardware Pte Ltd v. OSK Engineering Pte Ltd [2017] SGCA 33*).
- Advised individual on a dispute in excess of \$7m surrounding the incorporation and business activity in a UAE entity involved in freight business, involving complex issues of governing law and res judicata arising from related proceedings in the UAE.



Lim Yun Heng

Associate Director

Disputes Resolution Practice Group

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With experience as lead counsel at all levels of court, Yun Heng has meticulously refined his legal acumen in dispute resolution and litigation, enabling him to excel in high-stakes environments and effectively navigate complex case scenarios. He finds particular purpose in conducting trials, recognising that the process is the crucible where cases are made or broken.

Yun Heng was previously a partner in a prominent Singapore law firm where he cultivated his passion for dispute resolution, with a primary focus on civil and commercial litigation, arbitration, and mediation. His legal expertise also extends to criminal defence, divorce cases, landlord-tenant matters, and contentious probate matters.

Beyond the courtroom, Yun Heng dons the mantle of a trusted legal advisor, providing expert guidance on a spectrum of matters, from legacy planning to trusts and residential and commercial leases. He brings a personal touch when he engages with clients, taking the time to understand their needs and concerns with patience and understanding.

His fluency in Mandarin and conversational Korean serves him well with clients who prefer communicating in their native tongue, which gives them assurance that their legal issues are well understood.

Notable Case

- Acted for a defendant in a High Court case involving claims of conspiracy and misrepresentation by a Singapore-listed company against an Indian-listed company. The claimants alleged that the defendants never intended for these counterparties to comply with the agreements. *Raffles Education Corp Ltd and others v Shantanu Prakash and another* [2023] SGHC 89
- Represented two investors who were seeking a refund of their investment and repayment of expenses advanced for the Defendant – who was an inventor of camera lenses. While a large bulk of the investor's claims appeared time barred, we sought to argue that certain conduct and documents evidenced an admission of debts owing to the investors – which would mean an extension to the limitation period. These were ultimately not accepted by the trial Judge. Overall, the result was still a victory for the investors as they succeeded in obtaining an award for the loans extended to the Defendant. *Loh Chiang Tien and another v Saman Dharmatileke* [2020] SGHC 45

Private Wealth & Family Practice

Our family practitioners draw from a deep well of experience to assist individuals from all walks of life.

We deal sensitively with matrimonial matters, including prenuptial and marital agreements, divorce, child custody, and maintenance. We also advise on family disputes and enforcement of court orders. Our proficiency extends to unique legal areas, such as applications under the Vulnerable Persons Act.

Our firm also advises on trusts, estate planning, and family business succession planning. Taking a holistic approach helps clients protect their assets and secure the future of loved ones. With diligent foresight and strategic planning, we help safeguard against future disputes.

Guiding our Family Practice Group is Director Lim Fung Peen, an accomplished practitioner with over 30 years' experience.

The team invests the time to thoroughly understand our clients' challenges. Melding empathy and technical acumen has gained the team glowing testimonials from clients.

In alignment with Singapore Family Justice Court's vision for therapeutic justice, we guide clients towards amicable resolutions through mediation and private negotiation.

In situations where cases do proceed to court, our practitioners fight resolutely by a client's side, to help them achieve the best possible outcome.



Accolades



The Straits Times
Singapore's Best Law
Firms (2021-2023)
Family Law



The Straits Times
Singapore's Best Law
Firms (2021-2023)
Inheritance and
Succession



Ranked in Benchmark
Litigation (2024)
Family & Matrimonial
Disputes

Work Highlights



Represented a wife in divorce proceedings and successfully defended an appeal filed by the husband in the High Court. Our client obtained judgment in her favour in this highly contentious case, securing custody, sole care and control of the children, and the matrimonial property. *VDF v VDG [2019] SGFC 135*



Acted for a deputyship applicant whose brother objected to the application. Successfully secured a settlement where the other deputy was required to repay an outstanding debt owed to the patient's estate.



Represented the applicants in a complex adoption application involving the Ministry of Social and Family Development and third-party complainants who opposed the adoption application. We successfully defended the allegations made against our clients, and obtained a Court Order granting the adoption.

Areas of Expertise

Family & Matrimonial

- Divorce
- Prenuptial Agreement
- Adoption
- Annulment
- Deputyship
- Custody, Care & Control of Children
- Spousal Maintenance
- Personal Protection Orders
- Deed of Separation

Estate Planning

- Grant of Probate & Letters of Administration
- Resealing of Foreign Grant of Probate
- Wills
- Lasting Power of Attorney
- Trust Advisory

Personal Injury & Motor Accident Claims

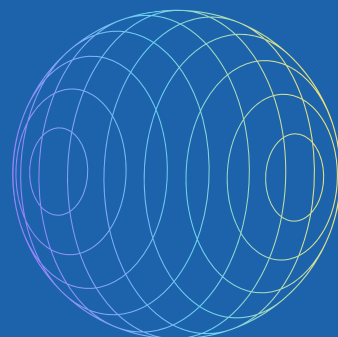
- Personal Injury & Motor Accident
- Insurance
- Medical Negligence
- Workplace Injuries

Criminal

- Criminal Defence & Mitigation Plea
- Criminal Force, Intimidation & Assault
- Crimes of Dishonesty, Theft & Robbery
- Sexual Offences
- Road Traffic Offences

Personal Legal Procedures

- Deed Poll
- Notary Public





Lim Fung Peen

Director

Head of Family Practice

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Lim Fung Peen is a veteran in the field of private client matters, and is consistently highly-rated both for delivering results and for his reassuring demeanor. He is recognised for his work in family and matrimonial disputes by Benchmark Litigation.

He is often approached to handle the legal aspects of sensitive family matters such as divorce, adoption, power of attorney, wills, probate or administration applications, and personal protection orders. He has also helped set up family trusts and facilitated succession planning for family-owned businesses.

His book, "Lasting Power of Attorney: A Guide to the LPA", stems from a personal and professional conviction that everyone should plan ahead to protect their personal welfare and assets, should they become mentally incapacitated due to dementia, an illness or accident.

Fung Peen is also an experienced criminal lawyer and has robustly represented clients who have had brushes with the law to achieve a fair outcome. He is also known for pioneering the successful defence of clients charged with fraudulent trading at the Court of Appeal.

His expertise also extends to conveyancing, debt recovery, building and construction matters, bankruptcy, winding up, personal injury claims, landlord and tenancy matters, and employment disputes.

Notable Cases

- Represented the father in divorce proceedings, and successfully defended an appeal by the wife in the District Court, obtained care and control of a young child in favour of the father. *BEB v BEC [2012] SGDC 69*
- Acted for client in a contested Mental Capacity Act application over patient's estate, obtaining joint application where the other deputy had to repay estate the debt owed to the patient.

"I truly appreciate the swift and professional help from Fung Peen and his team. Fung Peen is a multilateral thinker with good listening and probing skills. His advice is invaluable and infinitely superior to others. He is clearly a good legal strategist with a big heart. He went the extra mile and is clearly in a class of his own. Kudos to Yuen Law for this top-notch legal team."

Google review by client

Integrated Property Practice



Our Integrated Property Group provides robust legal counsel across the domains of real property, intellectual property, and insolvency.

Led by Associate Director Tris Xavier, our team of practitioners helps clients protect their tangible and intangible assets.

We help clients navigate investment deals, sale and purchase transactions, leasing agreements, and other matters in relation to residential, commercial, or industrial real estate. We can represent developers, land owners, real estate holding companies, landlords, tenants, buyers, trusts, financial institutions, and borrowers.

Amid Singapore's thriving technology and business ecosystem, brands and products require protection as they enter global markets. Yuen Law helps businesses to safeguard their intellectual property, by registration of intellectual property rights, technology commercialisation, and licensing.

We also advise individuals and businesses facing financial distress, helping them navigate complex legal proceedings or enter a scheme of arrangement to restructure debts. On the flip side, our practitioners can also act for creditors in enforcing their claims, to minimise losses.

Accolades



The Straits Times
Singapore's Best Law
Firms (2021-2023)
Conveyancing



The Straits Times
Singapore's Best Law
Firms (2021)
Intellectual Property

Work Highlights



Represented Italian luxury brand, Furla in legal action against transshipment firm Megastar Shipping, the consignee of a container of counterfeit goods detained by Singapore customs en route to Batam.



Successfully acted in the restoration of a technology firm that had been struck off, for the purposes of pursuing a debt owed to it by another company.



Acted for a notable international hospitality brand in conveying its S\$30 million office building to an intragroup company.

Areas of Expertise

Insolvency

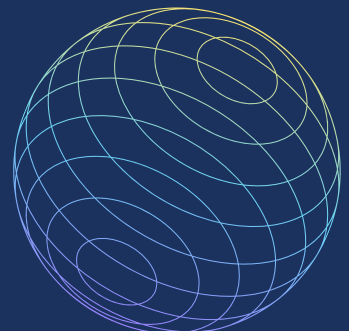
- Winding Up of Companies
- Members' Voluntary Winding Up
- Simplified Insolvency Programme
- Corporate Restructuring
- Judicial Management
- Scheme of Arrangement
- Personal Insolvency & Bankruptcy
- Private Trustee

Brands & Intellectual Property

- Registration of Trade Marks & Designs
- Franchises
- Commercialisation of Technology & Licensing
- Enforcement of Intellectual
- Property Rights

Real Estate & Conveyancing

- Sale & Purchase of Real Estate
- Redemption of Mortgage
- Power of Attorney
- Tenancy
- Post-Divorce Transfer
- Forced Sales
- Sheriff Sales / Auction Sale
- Buying Property Under Trust





Tris Xavier

Associate Director

Head of Integrated Property Practice

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Tris Xavier specialises in legal matters related to real property, intellectual property and insolvency. Tris thrives on building interconnected solutions for clients, believing that the law cannot be approached in silos but must be seen holistically.

As a civil servant prior to joining Yuen Law, he undertook a breadth of work including court work, policy planning and stakeholder management, and was heavily involved with the 2015 reforms of the then Bankruptcy Act, and the 2018 passing of the new omnibus Insolvency, Restructuring and Dissolution Act.

He then joined the Singapore University of Social Sciences as a lecturer, teaching subjects as diverse as Equity and Trusts, Wills, and Constitutional Law, as well as spearheading the inaugural Legal Clerkship Programme.

"It has been easy to understand with their kind and detailed explanations. The responses are always quick as well."

**Client feedback,
Chambers and Partners**

Notable Cases

- Represented the Official Receiver's Office in a novel cross-border insolvency case, where the Court of Appeal had to determine the extent to which Singapore assets could be preserved for payments of locally incurred debts in the winding up of a foreign company. The Court of Appeal found that there was no requirement to ring-fence Singapore assets for payment of local debts where the insolvent company was not registered in Singapore. *Beluga Chartering GmbH (in liquidation) and others v Beluga Projects (Singapore) Pte Ltd (in liquidation) and another (deugro (Singapore) Pte Ltd, non-party)* [2014] 2 SLR 815; [2014] SGCA 14
- Represented the Official Assignee in a case where the High Court had to determine if it had the power to make a bankruptcy order against a debtor that had already been adjudged a bankrupt in a foreign jurisdiction. *Lembaga Tabung Angkatan Tentera (Malaysia) v Ling Lee Soon* [2017] 3 SLR 414; [2016] SGHC 254

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boat in the ocean,
setting big waves
into motion.”

*Samuel Yuen,
Managing Director*



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