

WARRANTY DEED

THIS INDENTURE, made this 13 day of August 1981, BETWEEN VALERIE CREQUE MANSON NUTTING, ALDA CREQUE, BARBARA CREQUE LECUYER, EMILY CREQUE HOLMAN, BETTY CREQUE a/k/a MARY ELIZABETH CREQUE, MARION VAN BEVERHOUDT MILLER, JOAN VAN BEVERHOUDT THORN, JACQUELINE VAN BEVERHOUDT BURTIS, HENRY OWEN CREQUE, HENRIETTA OLGA CREQUE, SALLY EVANGELITA CREQUE, ANTHONY R. CREQUE, MARJORIE ISOBEL CREQUE ROMANO, JOHN BEDFORD CREQUE, JULIETTE CREQUE, WILLIAM CARTER CREQUE, MARY ALICE WOODRUFF, CHRISTIAN VOLLENTINE HANKS, JR., by their attorney-in-fact, CREQUE ESTATES, INC., party of the first part and ARCH W. CUMMIN of 19 East 88th Street, New York, New York 10028, party of the second part

WITNESSETH, that the party of the first part, in consideration of FOUR HUNDRED SEVENTY THOUSAND and 00/100 (\$470,000) DOLLARS and other valuable consideration paid by the party of the second part, does hereby grant, sell, convey and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever, in fee simple absolute.

ALL that certain plot, piece or parcel of land, with all buildings and improvements thereon that may presently exist, described as

3122  
1981  
LITTLE ST. JAMES ISLAND  
No. 6B Red Hook Quarter  
U.S. Virgin Islands

TOGETHER with the appurtenances thereunto belonging and all the estate, title and rights of the party of the first part in and to said premises.

SUBJECT, HOWEVER, to zoning regulations, to covenants, restrictions and easements of record, to Virgin Islands laws and to United States laws.

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs, successors and assigns of the party of the second part forever, in fee simple absolute.

AND the party of the first part covenants and warrants as follows:

- 1. That said party of the first part is seized of the said premises in fee simple, and has good right to convey same;
- 2. That the party of the second part shall quietly enjoy the said premises;
- 3. That the said premises are free from encumbrances, except as aforesaid;
- 4. That the party of the first part will execute or procure any further necessary assurance of the title to said premises; and
- 5. That said party of the first part will forever warrant and defend the title to said premises.

OFFICE OF THE RECORDER OF DEEDS  
100 CHARLOTTE AVENUE  
ST. THOMAS, VIRGIN ISLANDS

IN WITNESS WHEREOF, the party of the first part has duly executed this Deed the day and year first above written.

IN THE PRESENCE OF:

Shane by Walker  
Marion E. Miller

VALERIE CREQUE MANSON NUTTING, ALDA CREQUE, BARBARA CREQUE LECUYER, EMILY CREQUE HOLMAN, BETTY CREQUE a/k/a MARY ELIZABETH CREQUE, MARION VAN BEVERHOUDT MILLER, JOAN VAN BEVERHOUDT THORN, JACQUELINE VAN BEVERHOUDT BURTIS, HENRY OWEN CREQUE, HENRIETTA OLGA CREQUE, SALLY EVANGELITA CREQUE, ANTHONY R. CREQUE, MARJORIE ISOBEL CREQUE ROMANO, JOHN BEDFORD CREQUE, JULIETTE CREQUE, WILLIAM CARTER CREQUE, MARY ALICE WOODRUFF, CHRISTIAN VOLLENTINE HANKS, JR., by their Attorney in Fact, CREQUE ESTATES, INC.

BY Alda L. Creque  
President  
ATTEST: Christ V. Woodman  
Secretary (SEAL)

ACKNOWLEDGMENT

TERRITORY OF THE VIRGIN ISLANDS )  
DISTRICT OF ST. THOMAS & ST. JOHN ) ss:

ON this the 13 day of August, 1981, personally appeared ALDA CREQUE, President of Creque Estates Inc., known to me to be the person whose name is subscribed as president of Creque Estates, Inc., Attorney in Fact for VALERIE CREQUE MANSON NUTTING, ALDA CREQUE, BARBARA CREQUE LECUYER, EMILY CREQUE HOLMAN, BETTY CREQUE a/k/a MARY ELIZABETH CREQUE, MARION VAN BEVERHOUDT MILLER, JOAN VAN BEVERHOUDT THORN, JACQUELINE VAN BEVERHOUDT BURTIS, HENRY OWEN CREQUE, HENRIETTA OLGA CREQUE, SALLY EVANGELITA CREQUE, ANTHONY R. CREQUE, MARJORIE ISOBEL CREQUE ROMANO, JOHN BEDFORD CREQUE, JULIETTE CREQUE, WILLIAM CARTER CREQUE, MARY ALICE WOODRUFF, CHRISTIAN VOLLENTINE HANKS, JR., and she acknowledged herself to be the president of Creque Estates, Inc., a corporation and that she as such president, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as president of the corporation as the act of said corporation's principals for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

NOTED IN THE PUBLIC SURVEYOR'S RECORD FOR COUNTRY PROPER Y. LOOK FOR LITTLE ST. JAMES ISLAND NO. 6B RED HOOK QUARTER ST. THOMAS, VIRGIN ISLANDS

OFFICE OF PUBLIC SURVEYOR  
ST. THOMAS, VIRGIN ISLANDS  
LOUIS M. HARRISON  
PUBLIC SURVEYOR

RECORDED AND INDEXED IN THE RECORDER'S OFFICE FOR THE DISTRICT OF ST. THOMAS AND ST. JOHN, VIRGIN ISLANDS OF THE U.S.A. BOOK 22-7, PAGE 65 SUB NO. 3122 AND ENTERED THE PUBLIC SURVEYOR'S RECORD FOR THE DISTRICT OF ST. THOMAS AND ST. JOHN, VIRGIN ISLANDS OF THE U.S.A. DATE: Sept. 10, 1981 PAGE 34 Sub 3122

RECEIVED FOR RECORDING AT THE RECORDER'S OFFICE ON THE 22nd DAY OF Sept 1981