



PARTITION DEED

THIS INDENTURE made the 7th day of March, 1967, in the City of Charlotte Amalie, St. Thomas, V.I., by and among:

1. Mary Augusta Audain
2. Roy Raimer
3. Alfred Raimer
4. Doris Raimer Small
5. Rachel Raimer Thomas

co-owners of the remainder of:

Parcel No. 4 Estate St. Joseph & Rosendahl
No. 4 Great Northside Quarter
St. Thomas, Virgin Islands

WITNESSETH:

WHEREAS, by Partition Deed dated July 30, 1945, recorded March 7, 1949, at Prot. 4B 269 #70 in the office of the Recorder of Deeds in Charlotte Amalie, V.I., Mary Augusta Audain and David Raimer, deceased, acquired title to Parcel No. 4 of Estate St. Joseph & Rosendahl, aforementioned, as tenants in common; and

WHEREAS, there has been conveyed from said parcel, sub-parcels 4A through 4F, comprising together a total of 20.09 U.S. Acres, more or less, for the account of said Mary Augusta Audain, leaving a remainder of 43.48 Acres, more or less, in said parcel, as more particularly appears in P.W.D. A9-62-T66, dated December 8, 1966; and

WHEREAS, the said Mary Augusta Audain is desirous of effecting a partition of the remainder of her interest in said parcel with the heirs of said David Raimer, deceased, stipulated to be an area comprising 9 Acres from said parcel to include her dwelling thereon; and

WHEREAS, the heirs of Raimer, aforementioned, are further desirous of effecting a partition in equal shares of that portion of the remainder of Parcel 4 appertaining to their father, the said David Raimer, deceased, as more particularly indicated in P.W.D. A9-63-T66, dated December 8, 1966.

NOW THEREFORE, the premises considered, it being the desire of the undersigned to own and possess the respective parcels hereinafter described in severalty and not as tenants in common, the undersigned hereby remise, release and quit-claim each to each in severalty to him/her, his/her heirs and assigns forever as follows:

1. To Roy Raimer:

Parcel 4G
Estate St. Joseph & Rosendahl,
No. 4 Great Northside Quarter,
St. Thomas, Virgin Islands,

comprising 8.62 U.S. Acres, more or less, with the following boundaries:

Beginning at the southeast corner of Parcel #4E the line runs in a general southeasterly and then northeasterly direction a distance of 380 feet along the Estate Road to a boundpost; thence turning and running South 0 degrees 47 minutes east, a distance of 191.8 feet, more or less, along Parcel #1 Estate Wintberg to a boundpost; thence turning and running South 1 degree 26 minutes, a distance of 50.0 feet, more or less, along

RECORDED
A TRUE CORRECT COPY

DATE: 1-10-70

FILED

OFFICE RECORDER OF DEEDS

2332
1967

481

Parcel #1, Estate Wintberg to a boundpost; thence turning and running South 7 degrees 55 minutes west, a distance of 101.7 feet, more or less, along Parcel #1 Estate Wintberg to a boundpost; thence turning and running South 13 degrees 06 minutes west, a distance of 156.2 feet, more or less, along Parcel #1 Estate Wintberg to a boundpost; thence turning and running south 13 degrees 26 minutes west, a distance of 40.7 feet, more or less, thence turning and running South 22 degrees 07 minutes west, a distance of 94.4 feet, more or less, along Parcel #1, Estate Wintberg to a boundpost; thence turning and running North 71 degrees 09 minutes west, a distance of 613.4 feet, more or less, along Parcel #4D to a boundpost; thence turning and running South 33 degrees 48 minutes west, a distance of 214.6 feet, more or less, along Parcel #4D to a boundpost; thence turning and running North 9 degrees 47 minutes east, a distance of 403.2 feet, more or less, along Parcel #4J to a boundpost; thence in the same direction a distance of 327.0 feet, more or less, along Parcel #4 to a boundpost; thence turning and running South 17 degrees 07 minutes east, a distance of 129.3 feet, more or less, along Parcel #4E to a boundpost; thence turning and running North 83 degrees 43 minutes east, a distance of 285.0 feet, more or less, along Parcel #4E to the point of beginning."

2. To Alfred Ralmer:

Parcels Nos. 4H & 4K
Estate St. Joseph & Rosendahl,
No. 4 Great Northside Quarter,
St. Thomas, Virgin Islands,

together comprising 8.62 U.S. Acres, more or less, with the following boundaries:

Beginning at the northwest corner of Parcel #4I the line runs South 79 degrees 58 minutes east, a distance of 426.1 feet, more or less, along Parcel #4I to a boundpost; thence turning and running due North a distance of 570.0 feet, more or less, along Parcel #4 to a boundpost; thence turning and running in a northwesterly direction a distance of 707 feet along the public road to a point; thence turning and running South 1 degree 06 minutes east, a distance of 35.0 feet more or less, along Parcel #3 to a boundpost; thence in the same direction a distance of 1023.1 feet, more or less, along Parcel #3 to the point of beginning.

The above bounded tract contains 7.86 acres, more or less.

Beginning at the southwest corner of Parcel #4D the line runs in a general northwesterly direction a distance of 355 feet along Skyline Drive to a point; thence turning and running in a general northeasterly direction a distance of 385 feet along a 20 foot easement to a point; thence turning and running South 15 degrees 39 minutes west, a distance of 15 feet along Parcel 4D to a boundpost; thence in the same direction a distance of 119.1 feet, more or less, along Parcel 4D to the point of beginning.

The above bounded tract contains 0.76 acres, more or less.

3. To Doris Raimer Small:

Parcel No. 4I
Estate St. Joseph & Rosendahl,
No. 4 Great Northside Quarter,
St. Thomas, Virgin Islands,

comprising 8.62 U.S. Acres, more or less, with the following boundaries:

Beginning at the southeast corner of Parcel #4F the line runs North 3 degrees 08 minutes west, a distance of 429.8 feet, more or less, along Parcel #4F to a boundpost; thence turning and running North 38 degrees 16 minutes west, a distance of 65.9 feet, more or less, along Parcel #4F to a boundpost; thence turning and running North 74 degrees 03 minutes 30 seconds west, a distance of 67.0 feet, more or less, along Parcel #4F to a boundpost; thence turning and running North 1 degree 06 minutes east, a distance of 850.8 feet, more or less, along Parcel #3 to a boundpost; thence turning and running South 79 degrees 58 minutes east, a distance of 426.1 feet, more or less, along Parcel #4H to a boundpost; thence turning and running due south, a distance of 440.0 feet, more or less along Parcel #4 to a boundpost; thence turning and running due west, a distance of 130.0 feet, more or less, along Parcel #4J to a boundpost; thence turning and running South 3 degrees 09 minutes west, a distance of 818.2 feet, more or less, along Parcel #4J to a boundpost; thence turning and running in a general westerly direction a distance of 136 feet along Skyline Drive to the point of beginning.

4. To Rachel Raimer Thomas:

Parcel 4J
Estate St. Joseph & Rosendahl,
No. 4 Great Northside Quarter,
St. Thomas, Virgin Islands,

comprising 8.62 U.S. Acres, more or less, with the following boundaries:

Beginning at the southwest corner of Parcel #4 the line runs due west a distance of 130.0 feet, more or less, along Parcel #4I to a boundpost; thence turning and running South 3 degrees 09 minutes west, a distance of 818.2 feet, more or less, along Parcel #4I to a boundpost; thence turning and running in a general easterly direction a distance of 380 feet along a 20' easement to a point; thence turning and running North 15 degrees 39 minutes east, a distance of 15 feet, more or less, to a boundpost; thence in the same direction a distance of 296.2 feet, more or less, along Parcel #4D to a boundpost; thence turning and running North 33 degrees 48 minutes east, a distance of 122.5 feet, more or less, along Parcel #4D to a boundpost; thence turning and running North 9 degrees 47 minutes east, a distance of 403.2 feet, more or less, along Parcel #4G to a boundpost; thence turning and running South 88 degrees 45 minutes west, a distance of 421.6 feet, more or less, along Parcel #4 to the point of beginning.

5. To Mary Augusta Audain: -

The remainder of:

Parcel No. 4
Estate St. Joseph & Rosendahl,
No. 4 Great Northside Quarter,
St. Thomas, Virgin Islands,

comprising of 9.00 U.S. Acres, more or less, together with all improvements thereon, with the following boundaries:

Beginning at the northeastern corner of Parcel No. 4H, the line runs in a general southeasterly direction a distance of 515 feet, more or less, along the Public Road, to a bound post; thence turning and running South 02 degrees 40 minutes West, a distance of 350.5 feet, more or less, along Parcel No. 4E to a bound post; thence turning and running South 17 degrees 07 minutes East, a distance of 110.0 feet, more or less, along Parcel No. 4E, to a bound post; thence turning and running South 09 degrees 47 minutes West, a distance of 327.0 feet, more or less, along Parcel No. 4G, to a bound post; thence turning and running South 88 degrees 45 minutes West, a distance of 421.6 feet, more or less, along Parcel No. 4J, to a bound post; thence turning and running due North a distance of 440.0 feet, more or less, along Parcel No. 4I, to a bound post; thence in the same direction a distance of 570.0 feet, more or less, along Parcel No. 4H, to the point of beginning.

and each of the parties hereto, hereby covenant with each other that the premises herein remised, released, and quit-claimed one to the other are free from encumbrance; that each Grantee herein shall hereinafter be sole owner in severalty of his said parcel to him, his heirs and assigns forever; that each Grantee shall quietly enjoy his respective parcel.

IN WITNESS WHEREOF, we have hereto subscribed our names and affixed our seals.

Witness as to Mary
Augusta Audain:

Lorin Miller

Mary Augusta Audain [L.S.]
Mary Augusta Audain

Brend Miller

Witness as to Roy Raimer
and Alfred Raimer:

Carly

Roy Raimer [L.S.]
Roy Raimer

Alfred Raimer

Alfred Raimer [L.S.]
Alfred Raimer

Witness as to Doris Small
and Rachel Thomas:

Doris Raimer Small

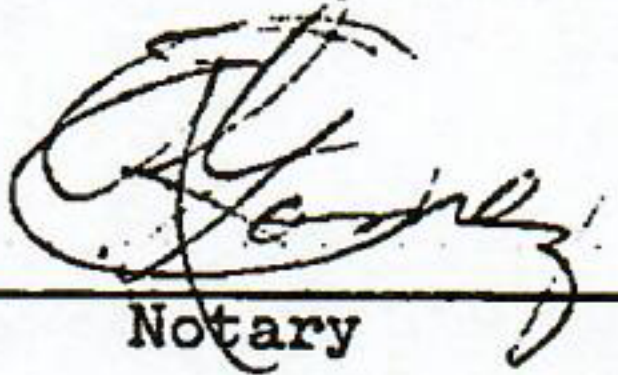
Doris Raimer Small [L.S.]
Doris Raimer Small

Rachel Raimer Thomas

Rachel Raimer Thomas [L.S.]
Rachel Raimer Thomas

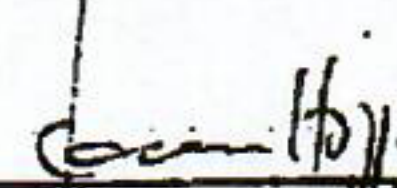
TERRITORY OF THE VIRGIN ISLANDS)
DISTRICT OF ST. THOMAS) ss:

On the 10th day of Feb, 1967, before me came
MARY AUGUSTA AUDAIN to me known and known to me to be the
person who subscribed the foregoing instrument and acknow-
ledged to me she executed same freely and voluntarily for
the purposes therein stated.


Notary

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

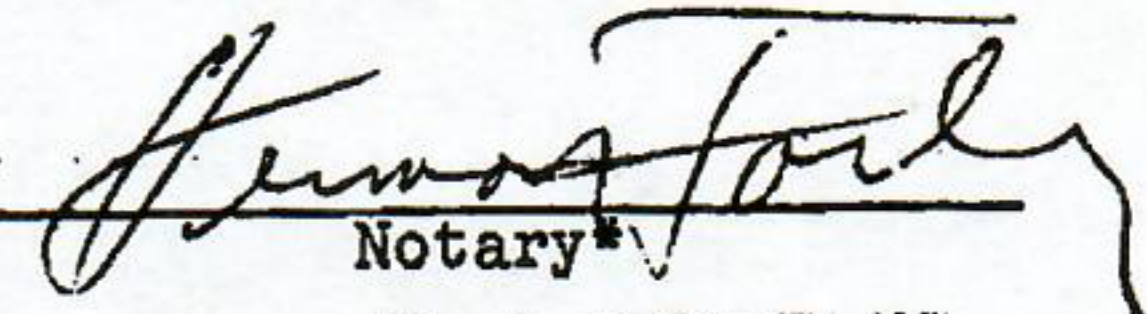
On the 15th day of February, 1967, before me came
ROY RAIMER and ALFRED RAIMER to me known and known to me to
be the persons who subscribed the foregoing instrument and
acknowledged to me they executed same freely and voluntarily
for the purposes therein stated.


Notary

LOUIS HOFFMAN, Notary Public
Territory of the Virgin Islands U.S.A.
Division of St. Thomas & St. John
My Commission Expires Feb. 9, 1968

STATE OF NEW YORK)
COUNTY OF QUEENS) ss:

On the 7th day of MARCH, 1967, before me came
DORIS RAIMER SMALL and RACHEL RAIMER THOMAS to me known
and known to me to be the persons who subscribed the fore-
going instrument and acknowledged to me they executed same
freely and voluntarily for the purposes therein stated.

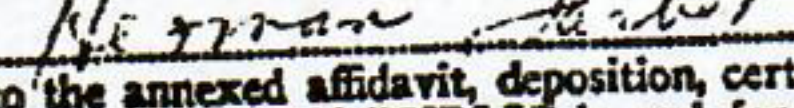

Notary

Form 1

No. 99671

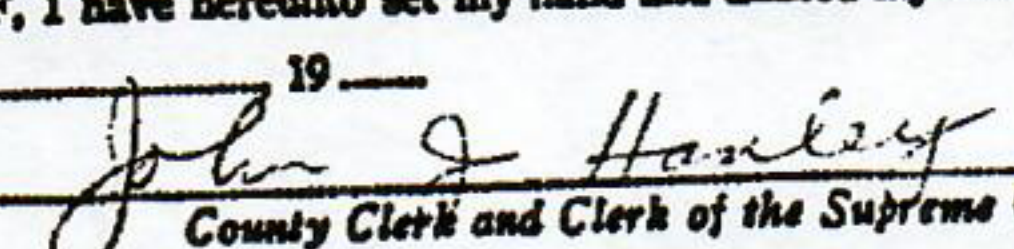
State of New York,) ss:
County of Bronx,)

I, JOHN J. HANLEY, County Clerk and Clerk of the Supreme Court, Bronx County, a Court of Record having
by law a seal, DO HEREBY CERTIFY, THAT


whose name is subscribed to the annexed affidavit, deposition, certificate of acknowledgment or proof, was
at the time of taking the same a NOTARY PUBLIC in and for the State of New York, duly commis-
sioned and sworn and qualified to act as such throughout the State of New York; that pursuant to law a
commission, or a certificate of his official character, and his autograph signature, have been filed in my
office; that as such Notary Public he was duly authorized by the laws of the State of New York to admin-
ister oaths and affirmations, to receive and certify the acknowledgment or proof of deeds, mortgages, powers
of attorney and other written instruments for lands, tenements and hereditaments to be read in evidence, or
recorded in this State, to protest notes and to take and certify affidavits and depositions; and that I am well
acquainted with the handwriting of such Notary Public, or have compared the signature on the or execu-
instrument with his autograph signature deposited in my office, and believe that the signature is genuine.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this
day of MAR 10 1967

THE PAID 50¢


County Clerk and Clerk of the Supreme Court, Bronx County