

WARRANTY DEED

THIS INDENTURE, dated this 27th day of November, 2018 between **L. Mark Lindqvist** of P.O.Box 425, St. Thomas, V.I. 00804 (hereinafter referred to as "**GRANTOR**") and **Najocki Boyd and Kit-Alia Freeman** of P.O.Box 502934, St. Thomas, VI 00805 (hereinafter referred to as "**GRANTEES**")

WITNESSETH: that for and in consideration of the sum of **ONE HUNDRED THIRTY THOUSAND DOLLARS (\$130,000.00)**, U.S currency, receipt hereby acknowledged, the Grantor hereby grants, assigns, bargains, sells, conveys and releases unto Grantees as joint tenants with the right of survivorship their heirs, successors and assigns, in fee simple absolute, all his interest and rights in and to the real property described and certain parcels of land situate, lying and being in St. Thomas, United States Virgin Islands, and designated as:

Parcel No. 19-1-2-4 Estate Smith Bay
Nos. 1, 2 & 3 East End Quarter, St. Thomas, USVI,
consisting of 1.022 acres, more or less (U.S measurement),
as shown on O.L.G file No. D9-8277-T009

Doc # 2018009631
12/13/2018 10:44 AM # Pages 4
Official Records of ST THOMAS / ST JOHN
ERICA DOVER H.P.A., RECORDER OF DEEDS
Fees \$2,746.00

[See also DOC # 2017001500, Recorder of Deeds, Office of Lieutenant Governor]

TOGETHER WITH any improvement thereon and all of the estate, right, title and interest of Grantor, his heirs, successors and assigns, in and to the said premises, all privileges and appurtenances belonging thereto, **SUBJECT** to restriction, covenants, easement, and agreements of record, and

TO HAVE AND TO HOLD, the said described real property unto **GRANTEES** Najocki Boyd and Kit-Alia Freeman, their heirs, successors and assigns, as joint tenants with right of survivorship, in fee simple absolute forever. Grantor covenants and warrants he is seized in fee simple and has good title to convey same. Grantees shall quietly enjoy the premises, the premises are free of encumbrances (except as set forth herein or of record). Grantor will execute or procure any further necessary assurances of title, and will forever warrant and defend title to the premises.

IN WITNESS WHEREOF, the Grantor has signed this instrument as of the date first written above.

GRANTOR:



L. Mark Lindqvist

419 Estate Fortuna
St. Thomas, VI 00803

419 Estate Fortuna
St. Thomas, VI 00803

Address

Witnesses: Winston M.A. Williams
WINSTON M.A. WILLIAMS

Print/sign name

Aracelis A. Williams

Print/sign name

ARACELIS A. WILLIAMS

Doc # 2018009631

Warranty Deed

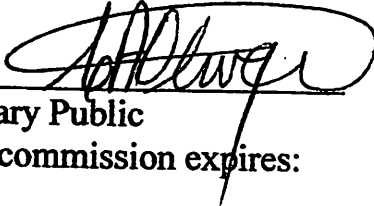
Page 2 of 2

**L. Mark Lindqvist to
Najocki Boyd and Kit-Alia Freeman, as joint tenants,
with right of survivorship**

ACKNOWLEDGEMENT

TERRITORY OF THE U.S VIRGIN ISLANDS)
DIVISION OF ST. THOMAS AND ST. JOHN) ss:

I hereby acknowledge that L. Mark Lindqvist, personally appeared before me with proper identification, and with whom I know to be the same, verified the contents of this Warranty Deed and executed same in my presence and the presence of the witnesses on this 27th day of November, 2018.



Notary Public
My commission expires:

