

VOL 12264PG 056  
COMMONWEALTH OF THE BAHAMAS

New Providence

28-1	Gov't Stamp Duty
Paid	
Amount:	325000.00
Receipt:	816820
Date:	6/2/2015
For Controller:	E. Woodley

**THIS INDENTURE OF CONVEYANCE** is made the 2<sup>nd</sup> day of February in the year of Our Lord Two thousand and Fifteen **BETWEEN THE CAVES COMPANY LIMITED** a Company incorporated under the laws of the Commonwealth of The Bahamas and carrying on business therein (hereinafter called "the Vendor") **AND THE ATAVUS GROUP LIMITED** another Company incorporated and existing under the laws of the said Commonwealth of The Bahamas (hereinafter called "the Purchaser") of the other part.

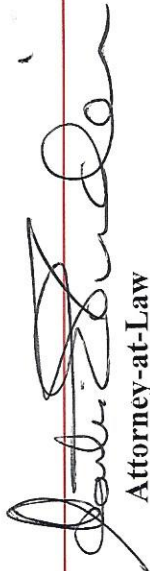
**WHEREAS:-**

(A) The Vendor is seised in unencumbered fee simple in possession of the hereditaments hereinafter described in the Schedule hereto (hereinafter called "the said hereditaments").

(B) The Vendor has agreed to sell and the Purchaser has agreed to purchase the said hereditaments for a like estate in possession free from encumbrances for the sum of Three million and Two hundred and Fifty thousand dollars (\$3,250,000.00) in the currency of the Commonwealth of The Bahamas.

**NOW THIS INDENTURE WITNESSETH** as follows:-

1. In pursuance of the said Agreement and in consideration of the sum of Three million and Two hundred and Fifty thousand dollars (\$3,250,000.00) in the said currency now paid by the Purchaser to the Vendor

  
Attorney-at-Law  
Nassau, Bahamas

**ALL** the said hereditaments **TOGETHER WITH** the appurtenances thereunto belonging **TO HOLD** the same unto and to the use of the Purchaser in fee simple.

2. The Vendor hereby acknowledge the right of the Purchaser at the expense of the Purchaser to the production and copies of all documents of title in the Vendor's possession relating to the said hereditaments and hereby undertakes with the Purchaser for the safe custody of the same damage by fire storm tempest or other inevitable accident excepted.

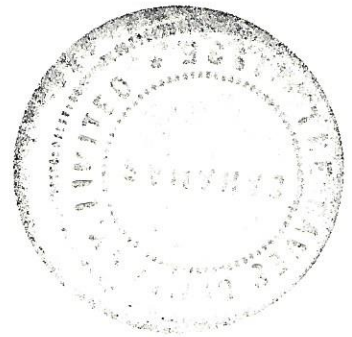
**THE SCHEDULE HEREINBEFORE REFERRED TO**

**ALL THAT** piece parcel or tract of land containing Six and five hundred thousandths (6.500) acres situate at the Southwest corner of the junction of John F. Kennedy Drive and the new Gladstone Road in the Western District of the Island of New Providence one of the Islands of the Commonwealth of The Bahamas and which said piece parcel or tract of land is bounded **NORTHWARDLY AND NORTHWESTWARDLY** by the Old Gladstone Road and running thereon jointly Nine hundred and Ninety-two Six hundredths (992.06) feet **SOUTHEASTWARDLY** in a curve by the New Gladstone Road and running thereon Four hundred and Ninety-three and Twelve hundredths (493.12) feet **SOUTHWESTWARDLY** by other land the property of the Vendor and running thereon Two hundred and Forty-eight and Twenty hundredths (248.20) feet **SOUTHWARDLY** by other land the property of the Vendor and running thereon Five hundred and Eighty-two and Sixty hundredths (582.60) feet and **WESTWARDLY** by land the property of the Bahai National Spiritual Assembly and running thereon Three


dimensions as are shown on the diagram or plan hereto attached and is thereon edged in Pink.

IN WITNESS WHEREOF the  
Vendor has caused its Common Seal  
to be hereunto affixed.

The Common Seal of **The** )  
 )  
**Caves Company Limited** )  
 )  
was hereunto affixed in the )  
 )  
presence of: - )



  
President

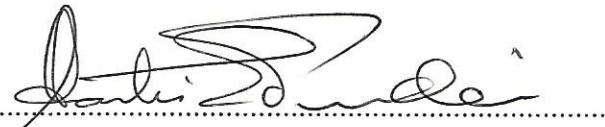
  
Asst. Secretary



**COMMONWEALTH OF THE BAHAMAS****New Providence**

I, **HARTIS E. PINDER** of the Eastern District of the Island of New Providence one of the Islands of the Commonwealth of the Bahamas the Assistant Secretary of **THE CAVES COMPANY LIMITED** make oath and say that I was present and saw the Common Seal of **THE CAVES COMPANY LIMITED** affixed to the annexed Indenture dated the 2<sup>nd</sup> day of February, A.D., 2015 by Geoffrey G. Brown, Sr. the President of the said Company and that I saw the said Geoffrey G. Brown, Sr. sign execute and deliver the said Indenture as and for the act and deed of the said Company and for the purposes mentioned in the said Indenture; and that I subscribed my name as the witness to the due execution thereof; further that the Seal affixed and impressed at the foot or end of the said Indenture is the Common Seal of **THE CAVES COMPANY LIMITED** and was affixed and impressed thereto by the said Geoffrey G. Brown, Sr. by the order and with the authority of the Board of Directors of the said Company and in conformity with the Articles of Association of the Company.

**SWORN** at Nassau, New )  
 Providence, aforesaid )  
 this 4<sup>th</sup> day )  
 of February, A.D., 2015-----)



**BEFORE ME,**



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COMMONWEALTH OF THE BAHAMAS

VOL 12264PG 055

of February, A.D., 2015

CAVES COMPANY LIMITED

TO

THE ATAVUS GROUP LIMITED

OF ALL THAT piece parcel or tract of land  
and five hundred thousandths (6.500) acres situate  
corner of the junction of John F. Kennedy Drive  
dstone Road in the Western District of the Island

ice  
250,000.00  
325,000.00

NNNEY, BANCROFT & HUGHES

Mareva House  
4 George Street  
Nassau, Bahamas

#282074

For Use by Registrar General's Department only.

Lodged For Record by:

Atavus Group Limited

This 6<sup>th</sup> Day of February A.D. 2015  
vexen

(for) Registrar General

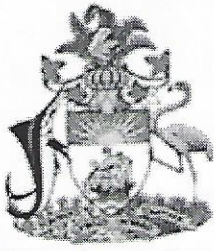
Receipt Number: 885655

COMMONWEALTH OF THE BAHAMAS  
REGISTRAR GENERAL'S DEPARTMENT

I certify the within to be duly proved and recorded in book  
12264 pages 55 to 60 in  
accordance with the provisions of the Registration of Records Act,  
Chapter 187 this 6<sup>th</sup> day of February 20  
15

Margaret

ACTING REGISTRAR GENERAL



**Registrar General's Department  
Deeds and Documents Section**

**RECORDING PAGE**

Received From: **ATAVUS GROUP LIMITED**  
Volume/Page: **Volume 12264 Page 55-60**  
Instrument Type: **Conveyance**  
General Description: **Conveyance**  
Recording Date/Time: **06 February 2015 12.57.59**  
Instrument Number: **282074**  
Control Number: **20559624**  
Receipt Number: **885655**  
Lodging Date/Time: **06 February 2015 12.57.59**  
Consideration: **\$3,250,000.00.**  
From/Of Parties:  
(first entry) **CAVES COMPANY LIMITED**  
To Parties:  
(first entry) **THE ATAVUS GROUP LIMITED**  
Land Details:  
(first entry) **New Providence Western District  
Sub: Gladstone Road**  
Entry Date/Time/User: **05 March 2015 12.55.17 MMILLER**



**Customer Copy**

