

Bermuda Commission of Inquiry Historic Loss of Land

Our Family Legacy



Presented by Cecilia Lynne S Cann, Hugh S L Hollis and Velda G Charlatta Franco
Date: Tuesday 19 January 2021

Our Family Legacy

It all began here ...

**The Wood Family
homestead at the
junction of St.
John's Road and
North Shore Road,
Pembroke, which is
still there today.**



Our Family Legacy

It all began when ... Samuel Wood Married Susanna

Samuel Wood ESQ , born 1756, died 30 Dec 1833 and buried on January 01, 1834. He married Susanna, born about 1757 and she died December 21, 1812. Samuel Wood had 2 children, Eleanor Wood for his wife, Susanna and Joseph Julius “Bulla” Wood for a Slave. Eleanor was the half sister to Joseph Julius “Bulla” Wood. Samuel Wood was wealthy and owned the schooner “Little Eleanor”. On March 11 1826, he launched a 150-ton schooner “Lady Barnaby”, near Hamilton. Samuel Wood was a slave owner, landowner, privateer, ship builder and earned much of his wealth in merchandising.

1· Child: Eleanor Wood, born October 29, 1774, Bermuda; died January 01 1862 and lived at Long House in Hamilton, Pembroke. She married Joseph Wood 1795, he was born January 09, 1757 in Bermuda and died March 22, 1815. He was the son Stow and Francis Wood. No relation to her father Samuel Wood. Joseph Wood was a Merchant, lived at Longwood, Pembroke, which is now where XL Capital was built and the old landmark for the Bermudiana Hotel. He owned with his brothers Stow and Richard Wood, the sloop the “Experiment”. Joseph Wood was also the Master of the Sloop Friendship in 1796 and Master of the Sloop Sally. They were one of the wealthiest families living in Bermuda at this time.

Our Family Legacy

We are able to trace our ancestry back to the 18th century and for the purpose of this commission it starts when Samuel Wood married Susanna Wood. Samuel Wood had 2 children.

1. Child: Eleanor Wood

Eleanor Wood married Joseph Wood and they had one child, Susanna Wood, born October 22nd 1803 in Bermuda. She died January 29th 1873. Susanna married June 26th 1830 to Robert Kennedy, the Colonial Secretary to the Bermuda Government. He was a middle-aged man, and they had no children.

After the death of Joseph Wood, Eleanor Wood married a 2nd Sir William Crisp Head Burnaby on May 2 1816. They lived at Longwood House, Pembroke. He became Lord Burnaby and Eleanor became Lady Burnaby. Lord William Burnaby was a proprietor of slaves and the 1821 registry shows that he owned 14 slaves.

Our Family Legacy

Samuel Wood had another child with one of his house servants. Hannah Dunscombe.

2nd Child: Julius “Bulla” Wood

Born 1788 and died Bet. 1835 - 1870, Bermuda. Julius “Bulla” Wood’s mother was a slave and he was the only son of Samuel Wood. Julius “Bulla” Wood was emancipated on the 25th of February 1827, nine years before the general emancipation of slavery in Bermuda. He was free to roam Bermuda with no restrictions. He had a boat registered to him and kept it at Pitts Bay. He was also a skilled fisherman.

Julius “Bulla” Wood

Below is the legal document declaring Julius “Bulla” Wood a free man on February 26th 1827 – 9 Years before the abolishment of Slavery in Bermuda. This is our direct descendent.

This text taken from the actual document drawn up by Samuel Wood the legal father of Julius Wood (House Servant)

Wood, Samuel: manumission of Julius “Bulla” Wood
dated 26 February 1827

Bermuda alias Somer’s Islands

To all whom these presents shall come or may in anywise concern, Be it Known:

That I **Samuel Wood** of the parish of Pembroke in the Islands of Bermuda aforesaid Merchant, moves as well by the consideration of the long and faithful services of a certain male Slave named **Julius**, as by the desire of affording to him some evidence of my good will and disposition towards him, and to record the sense I entertain of his said services, have manumitted enfranchised and set free the said man **Julius**. An I do, by the virtue of these presents manumit, enfranchise and set free the said man **Julius** and do absolve him from all manner of Slavery and Bondage whatsoever.

In testimony whereof I the said **Samuel Wood**, have hereunto subscribed my name And affixed my seal this twenty sixth day of February 1827.

Samuel Wood (seal)

Sealed and delivered in The presence of us.

Geo. F. Mallory

Jn J Dismont

Bermuda alias Somers Island: His Excellency Lieutenant General **Sir Hilgrove Turner** _____ Governor and Commander in Chief and in these Islands &c &c &c I do here by certify that on this day of February 1827 before me the Governor and Commander in Chief aforesaid personally appeared **George F Mallory** and John J Dismont as witness to (ends)

Our Family Legacy

It all began when ... Samuel Wood was married to Susanna Wood

2nd Child: Julius “Bulla” Wood Married Hannah Dunscombe

Julius “Bulla” Wood married Hannah Dunscombe, her mother was Ruth Dunscombe. Hannah and Ruth worked for Julius’s half sister Elenor Wood and her husband Joseph Wood at Longhouse. Hannah Wood died March 6 1870 at the age of 81 years (widow). She was buried in Pembroke Cemetery. When Joseph Wood died and Eleanor married Lord Barnaby, Hannah and Ruth were also the house servants to Lord and Lady Barnaby.

Julius “Bulla” Wood and Hannah Wood had 3 children Eliza, Elizabeth and Richard.

Our Family Legacy

Julius “Bulla” Wood Married Hannah Dunscombe

Julius “Bulla” Wood and Hannah Wood had 3 children Eliza, Elizabeth and Richard.

1 Child: Eliza Wood, born May 04, 1834, Pembroke, Bermuda. Baptism: October 19, 1834, Pembroke, Bermuda

Our Family Legacy

It all began when ... Julius “Bulla” Wood Married Hannah Dunscombe

Julius “Bulla” Wood and Hannah Wood had 3 children Eliza, Elizabeth and Richard.

2. Child: Elizabeth Wood moved to United States.

Born March 16th 1811 in Bermuda, died July 17th, 1884 in Washington, DC. She married Alfred Jauncey Ketchum, August 27th, 1844 in Pembroke, Bermuda, son of John Ketchum and Susannah Ketchum (nee Jauncey). Alfred Jauncey Ketchum was born April 07th, 1798 in Hartford, CT. A Sea Captain, he died March 12th, 1852 on his ship Medora while it was in Nevis, St Kitt's, West Indies. Their marriage was never accepted by the Ketchum family and many reports by their children of being treated “shamefully” are seen in old family letters. Elizabeth was black, this secret was kept by many descendants who knew she was black. They also destroyed what few photographs there were of her. The notice of their marriage did not appear in the Bermuda newspaper.

Elizabeth and Alfred Ketchum had 11 children.

1. ANGELINA JAUNCEY KETCHUM, b. September 04, 1833; d. August 11, 1911, dsp, San Francisco, CA; m. (1) DAVID M V CAMERON, May 13, 1851; d. Bef. 1862, Battle of the Alma, Crimean War; m. (2) HENRY C BUDD, September 08, 1862.

2. MARINUS JAUNCEY KETCHUM, b. November 12, 1834, Bermuda; d. September 23, 1859, Bermuda.

Our Family Legacy

It all began when ... Joseph Julius “Bulla” Wood Married Hannah Dunscombe

2. Child: Elizabeth Wood married Alfred Ketchum

Elizabeth and Alfred Ketchum had 7 Children by time they got married and had 11 in total.

3. JESSE JAUNCEY KETCHUM, b. May 08, 1836; d. 1876, dsp.

4. ELIZABETH JAUNCEY KETCHUM, b. January 04, 1838, Bermuda; d. dsp. Baptism: September 04, 1838, Pembroke, Bermuda

5. SUSAN JAUNCEY KETCHUM, b. January 30, 1840; d. 1864, Washington, DC.

6. JOHN JAUNCEY KETCHUM, b. April 01, 1841; d. 1874, Mexico.

7. EDWIN NESBITT KETCHUM, b. February 26, 1843, high seas near Bermuda; d. February 19, 1931, The Oaks, Galveston, TX.

8. ALFRED JAUNCEY KETCHUM, b. July 14, 1845; d. February 01, 1905, Willows, Glenn County, CA.

9. ELEANOR JANE KETCHUM, b. September 06, 1846; d. May 22, 1870, dsp, Washington, DC

10. AGNES STEWART KETCHUM, b. December 12, 1847; d. Bef. 1851, died young.

11. AGNES LOUISA KETCHUM, b. January 27, 1851; m. EDMONDS; b. of Mass., and he was blind in the Civil War-Union Soldier.

Our Family Legacy

It all began when ... Joseph Julius “Bulla” Wood Married Hannah Dunscombe

Julius “Bulla” Wood and Hannah Wood had 3 children Eliza, Elizabeth and Richard.

3. Child: Richard Wood

Born about 1815 in Bermuda and died January 11, 1904 at the age of 81 years. He was a fisherman. He married twice, his first wife was Nancy Wood and 2nd wife was Ann Amelia Wood (nee George)

Richard Wood Married Nancy, his 1st Wife.

Richard Wood owned property at Plaice’s Point where he lived with his wife Nancy. Nancy was an invalid and died in the house as a result of a fire. After the house fire, the property was famously known as “Burnt House”. Richard and Nancy had one child, Roseanne Wood, who died in 1914 at 87. Roseanne had children but they had all died.

Our Family Legacy

It all began when ... Julius “Bulla” Wood Married Hannah Dunscombe

Julius “Bulla” Wood and Hannah Wood had 3 children Eliza, Elizabeth and Richard.

3. Child: Richard Wood

Richard Wood then married Ann Amelia George.

Richard and Ann Amelia Wood had 3 children, Eleanor Emeline Wood, Susan Wood and Grace Charlotte Phillip Wood.

1 Child: Eleanor Emeline Wood Ball, married Daniel Ball. She died in March 1902. They only had one son Ambrose Ball, who left Bermuda for New York, United States in 1927.

Our Family Legacy

It all began when ... Richard Wood Married Ann Amelia George

2nd Wife: Ann Amelia Wood (nee George). Richard Married Ann Amelia Wood

Richard and Ann Amelia had 3 children, Eleanor Emeline Wood, Susan Wood and Grace Charlotte Phillip Wood.

2. Child: Susanna Wood

Susanna Wood Married Arthur James Saunders

She died February 1904 and Arthur died 21 April 1921 . They had 8 children

- 1. FRANK SAUNDERS**
- 2. MARY ELEANOR SAUNDERS Married Trott**
- 3. EDITH AMELIA SAUNDERS. Married Beek**
- 4. CHARLOTTE SAUNDERS Married George Harvey Trimingham Wellman**
- 5. EVA SAUNDERS Married Astwood**
- 6. ROBERT SAUNDERS. Note: Robert's Twin died**
- 7. ADA SUSAN SAUNDERS. Married Kennedy**

Our Family Legacy

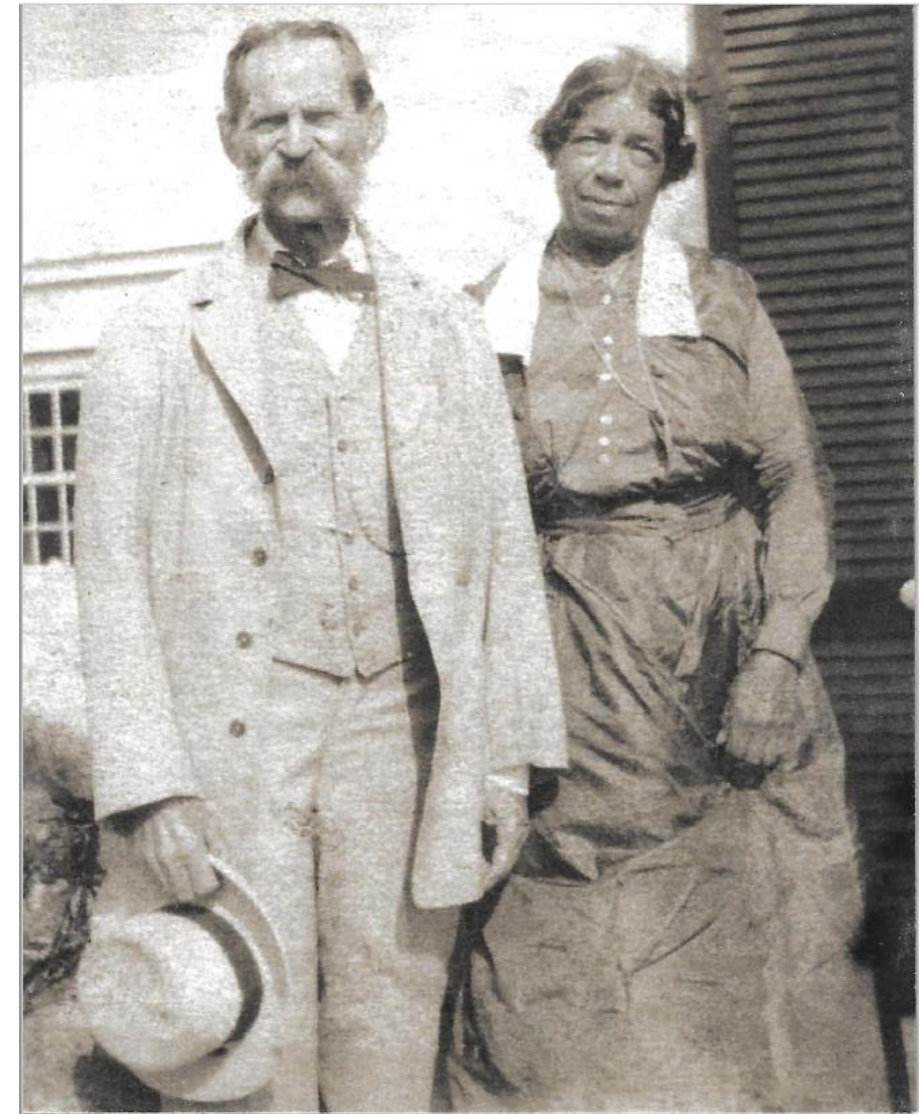
It all began when ... Richard Wood Married Ann Amelia George

2nd Wife: Ann Amelia Wood (nee George). Richard Married Ann Amelia Wood

Richard and Ann Amelia had 3 children, Eleanor Emeline Wood, Susan Wood and Grace Charlotte Phillip Wood.

3. Child: Grace Charlotte Phillip Wood, born July 31 1854 and died 24 May 1956. Married John Oates. John and Charlotte had no children. Everyone called her “Aunt Charlotte”.

John, an Englishman, of Dover, Kent UK, came to Bermuda with the 53rd (Shopshire) Regiment UK from 1870 to 1875. He was born 1846 and died at the age of 87 in 1933. They were married for 59 years.



Our Family Legacy



Grace Charlotte Phillp Oates (nee Wood) was a nurse-maid at the age of 14 for a family at H.M. Dockyard. She and her husband, John Oates ran a laundry business, Boss's Cove, Pembroke. This building is still there today. They hired several people to help with the washing for the entire Spanish Point District including Admiralty House.



Our Family Legacy

Grace Charlotte Phillp Oates (nee Wood) and John Oates lived here in Boss's Cove, Pembroke with their laundry building on the property., Pembroke. These buildings are still there today.

Over a thousand people attended this June Wedding in 1959 at Boss's Cove at the Wood/Oats family homestead, willed to Charlotte Wellman (nee Saunders)



Here is Charlotte Wellman and her grandson, George S Llewellyn Hollis at the family homestead in the early 1970's.



Our Family Legacy



**Grace Charlotte Phillp Oates
(nee Wood)**

"Aunt Charlotte"

Born: July 31 1854

**Died: May 24 1956 at the age of
101.**

**"Aunt Charlotte"
dies, nearly 102**

Death finally came yesterday for Mrs. Charlotte Grace Philippa Oates just two months short of her 102nd birthday, finding her at home in the Boss' Cove house where she had spent the past 80 years of her life.

"Aunt Charlotte," who was born on July 31, 1854, in a house only a few yards away from the house where she died, had enjoyed good health all her long life until last winter, and hard work was as natural to her as breathing.

The daughter of Mr. and Mrs. Richard Wood of Spanish Point, she went to work at the age of 14 as a nursemaid for a family at H.M. Dockyard. It was there that she met her husband, John Oates, Jr., of Dover, Kent, England.

They were married when she was 20, and he built their home at Boss' Cove, near the house where she was born. Their marriage lasted for 59 years, until Mr. Oates' death at the age of 87.

With no children of her own, "Aunt Charlotte" was devoted to children. Years ago, when there was no Sunday School at Spanish Point and the nearest Church was a long walk for youngsters, she gathered the children at her own home and taught Sunday School each week.

And up until two years ago, she had an annual "cake and ice cream" party for the youngsters of the neighborhood during the summer vacations from school.

Her hardiness and her many activities in her nineties were a marvel in this more leisurely age. Despite her age, she regularly took her own rowboat out for a little fishing.

In her younger days — her sixties, she had a donkey cart that she drove into Hamilton, her hand steady on the reins and her bright eyes in a wrinkled face missing little.

She kept her own garden until the past winter, and, upon her illness, her husband was asked to keep the garden in trim until "Aunt Charlotte" would be able to care for it again herself.

Last year she had one of her proudest moments — she received the congratulations of the Queen upon her birthday.

And just to show that age had taken nothing from her, she walked into Hamilton to have her picture taken at the age of 101 years.

The year before that, relatives and friends thought to surprise her with a birthday party, but "Aunt Charlotte" surprised them. She was up and around, tending her garden, when they arrived.

She and her husband had a laundry business at their home, hiring several people to help them with the washing for the entire Spanish Point district, including Admiralty House.

She used to keep her young relatives spellbound with tales of the stay here of H.R.H. Prince George in 1926, when he was a lieutenant on board H.M.S. Durban from October 8 to December 12 that year.

She did his laundry as well, and she told her young grandnieces and grandnephews of the young, high-spirited man driving his car around Spanish Point, leaping out and racing through the daisy fields that then covered the area.

She was the oldest member of the Wesley Methodist Church in Hamilton, and it was at the suggestion of Rev. J. J. Berridge that her body will lie in state at that Church this afternoon from 3.30 to 4.10.

Services will be held there at 4.15 p.m. today, followed by burial at St. John's Church cemetery at 5 p.m.

She is survived by many

Funeral Notice

Funeral services for Mrs. CHARLOTTE GRACE OATES of Boss Cove, Pembroke, will be held at St. John's Church, Pembroke this afternoon at 5 o'clock.

Service at the Wesleyan Methodist Church, Church Street, Hamilton at 4.15.

Relatives and friends may view the remains at the Wesleyan Methodist Church at 3.30 to 4.10 p.m.

Friday May 25th 1956

Mrs. Charlotte Oates Dies At Age Of 101

Funeral services were held yesterday for Mrs. Charlotte Grace Philippa Oates, one of the Colony's oldest residents. She died on Thursday at the age of 101.

Following the services, which were conducted by the Rev. J. A. Berridge at the Wesley Methodist Church, "Aunt Charlotte," as she was known, was buried in St. John's cemetery.

Born on July 31, 1854, "Aunt Charlotte" had lived at Boss's Cove, Spanish Point, all her life.

The closest surviving relatives are nephews and nieces. She had four sisters and three brothers, but all predeceased her.

MARRIED 59 YEARS

Mrs. Oates' husband, John, died about 23 years ago after they had spent 59 years of married life. There were no children of the marriage.

"Aunt Charlotte" was born in Spanish Point next door to the house in which she made her home for the last 80-odd years. All through her life she was extremely active, and, until a recent illness, continued her hobbies which included fishing and gardening.

During her younger years, she worked as a nursemaid. It was during this service that she met her husband who had come to Bermuda from Dover, Kent, England with the 53rd (Shropshire) Regiment.

LOVED CHILDREN

All through her life, "Aunt Charlotte" displayed undying love for other people's children. Until two years ago, she was always having parties for children in the neighbourhood.

It was not an unusual sight for residents of the Spanish Point area to see "Aunt Charlotte" rowing herself out to go fishing. This practice continued until recently when she became ill.

She was a devout churchwoman and taught Sunday school for many years. She was the oldest living member of the Wesley Methodist Church.

Our Family Legacy

Born: December 14 1886. Died 1979 at the age of 93.

Name: Charlotte Alice Wood Wellman (nee Saunders).

Everyone called her “Ma Wellman”

Parents: Arthur James and Susan Eleanor Saunders (nee Wood).

Married George Harvey Trimingham Wellman, born 23rd September 1877 to Joseph Harvey Wellman and Agnes Ophelia Trimingham. He died January 27 1968 at the age of 91.

Children: George Alexander LeRoy Wellman “Flossie”, Beatrice Trott (nee Wellman) “Aunt Sis”, Dorothy Elliott (nee Wellman), Margaret Genevieve Anastasia Hollis (nee Wellman) “Mama Jenny”.



Our Family Legacy



From Left to Right: Charlotte Wellman “Ma Wellman” (Mother). Daughters: Beatrice Trott “Aunt Sis”, Dorothy Elliott, Margaret Genevieve Anastasia Hollis “Mama Jenny”.

Our Family Legacy

Cove Lane Variety

Spanish Point, Pembroke

(Opposite Admiralty House)

Owner: Margaret Genevieve Anastasia Hollis (nee Wellman), was also known as “Mama Jenny”. Genevieve was married to Sherman Hiram Hollis who helped her to run the variety shop. When he was not down on Front Street, Hamilton driving Horse and Carriage. The family residence was next door.



Our Family Legacy

Dated: Undated

Article

Wood's Name Was
Dominant in
Bermuda

Three Centuries Ago
Old Documents
Return to Colony.

Picture: Boss's Cove



Wood Name Was Dominant in Bermuda Three Centuries Ago OLD DOCUMENTS RETURN TO COLONY

A Bermuda resident, Mrs. John Gladwin of San Michele, Fairlands, has fallen heir to an archival treasure in the form of two deeds or indentures and two wills, the earliest dated September 26, 1676, the latest 1776. They are documents of the Wood family in Bermuda and each of the wills bequeaths the land described in the deed nearest its date, with the curious fact that the later will apparently bequeathed the land ten years before it was legally acquired!

The story of the wandering documents that have come home to rest (Mrs. Gladwin has declared her intention to bequeath them to the Bermuda Archives where they will be temporarily exhibited later this year) is not altogether clear. Apparently, the branches of the Wood family concerned left Bermuda years ago. Perhaps they went to Canada, for it was there, in Montreal, that a friend of Mrs. Gladwin acquired them. He had no great interest in them and no Bermuda connection. Knowing that she, a Canadian by origin, had settled here and would appreciate the papers, he turned them over to her. Mrs. Gladwin, a descendant of an English family in Montreal some 20 years ago with the understanding that the last member of the Wood family of these documents had left the Colony.

WELL PRESERVED

Mr. L. Gurria has given her great assistance and has preserved the parchment indenture of 1666 under glass and furnished her a typewritten copy for easy reference. The other papers he has enclosed in blue covers. All are in a fine state of preservation.

From the Gladwin's home one can look across the water to the two shares of 25 acres each that are described in the earlier indenture. Bosses Hole, Mr. Thomas Wood was the receiver of this grant from the "Governor & Company of London or the Plantation of the Somer Islands" whose authority is set out as by virtue of King James "grant" and by

special order of a great & General Court commonly called a Quarter Court. The two shares were originally in the grant to Sir Robert Payne, who conveyed and sold them "unto George Waterman, citizen and skinner of London, who by his sufficient Deeds bearing date the five and Twentieth day of June last past conveyed and sold the said two forementioned Shares unto the said Thomas Wood his heirs and Assigns for ever." (Waterman was an executive).

COUNCIL MEMBER

Mr. Wood was a Council Member in 1678 for a few months, was reappointed in 1683 in place of H. Moore, served until 1685, and again from 1691 until 1697. He died in 1698. It would appear that he occupied six shares of land in Hamilton Tribe for 21 years before the Bosses Cove property came his way. His wife was Dorathie and he had six sons and a daughter. It has not been established that there was a connection between him and Governor Roger Wood (1692 to 1697), who made the 1666 indenture to Devonshire Church.

A portion of his will reads: "In the name of God my creator & Redeemer, Amen. I, Thomas Wood, Gentleman of the Somer Islands at Bermuda being very sick and weak but in perfect sense and memory do commit my Soule unto the Lord."

"I give and bequeath unto my dearly beloved wife, Dorathie, one share of land with the manor house and the other houses adjoining to it during her life. I give unto my true and natural sons Thomas and Horatio one share of land called Bosses Hole share provided they will live with their mother and follow the land until their dates of marriage, otherwise to return to their Mother during her life and at her decease to dispose of the share of land, to which of these two sons is most dutiful, I give unto Thomas Wood and Horatio Wood, Dorathie Wood, Joseph Wood & Benjamin Wood, Edmund Wood & Samuel, sons and daughter, all these six sons and daughter at their

Mother's decease shall enjoy both my two shares or land. Thomas Wood, eight acres of land with the manor house . . . an other sons and daughter seven acres of land a piece equally divided but neither sons nor daughter to make any sale of their lands but one brother or if his sister may come to the other . . ."

A witness to the will was a grandson of Norwood.

IN MANY RECORDS

The name of Wood appears in many records, although the task of building a family tree is intricate. Richard Wood gave the church in 1685. "Woodlands" is now the property of Salsus Grammar School, was built by the Hon. Joseph Wood of Bermuda and Barbados. "Long House," which stood on the site of the Bermudian Hotel, belonged to a Joseph Wood who died in 1813.

The other set of documents in Mrs. Gladwin's possession is the deed of sale for land at Turle Bay, Warwick, to Richard Wood by William Cox. Mr. Cox retained "for the use of himself his heirs and assigns a lot of ground about 10 feet square appropriate to the use of a bury ground." This deed was executed on August 22, 1724.

DATED 1776

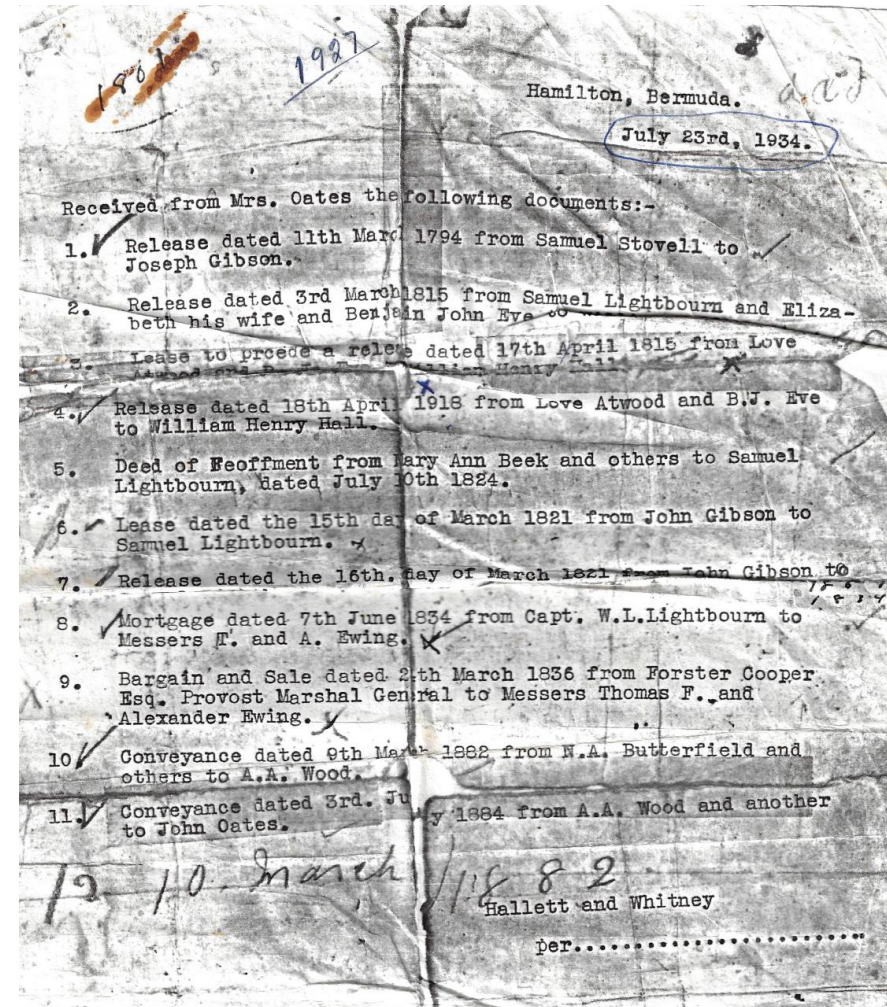
However, Mr. Richard Wood's will, in which he leaves this land, was dated 1776. Did it take him ten years to acquire a clear title? This is a little story that was questioned by a person who noted the disparity of chronology and pencilled a query on the back of the documents. The answer may never be known, but Mrs. Gladwin is going to try to find it. This Richard Wood seems certain to have been a descendant of Mr. Thomas Wood, sr. He gave the land to Joseph and Rebecca Wood, Shaw Wood, now a home and park on the Bosses Hole land, from which to draw its name from a nephew of Joseph Wood's wife about 1813. The boy was named Joseph Shaw. Shaw and his uncle adopted him, leaving provision for a loan of £5,000 to set him up in business at the age of 21. He, like many of the Woods, was a wealthy man.

Our Family Legacy

Dated: July 23 1934

Law Firm: Hallett and Whitney
received from Mrs. Charlotte Oates
Documents

Document shows a list of
family deeds handed to the
law firm of Hallett and
Whitney



Our Family Legacy

Dated: June 12 1937

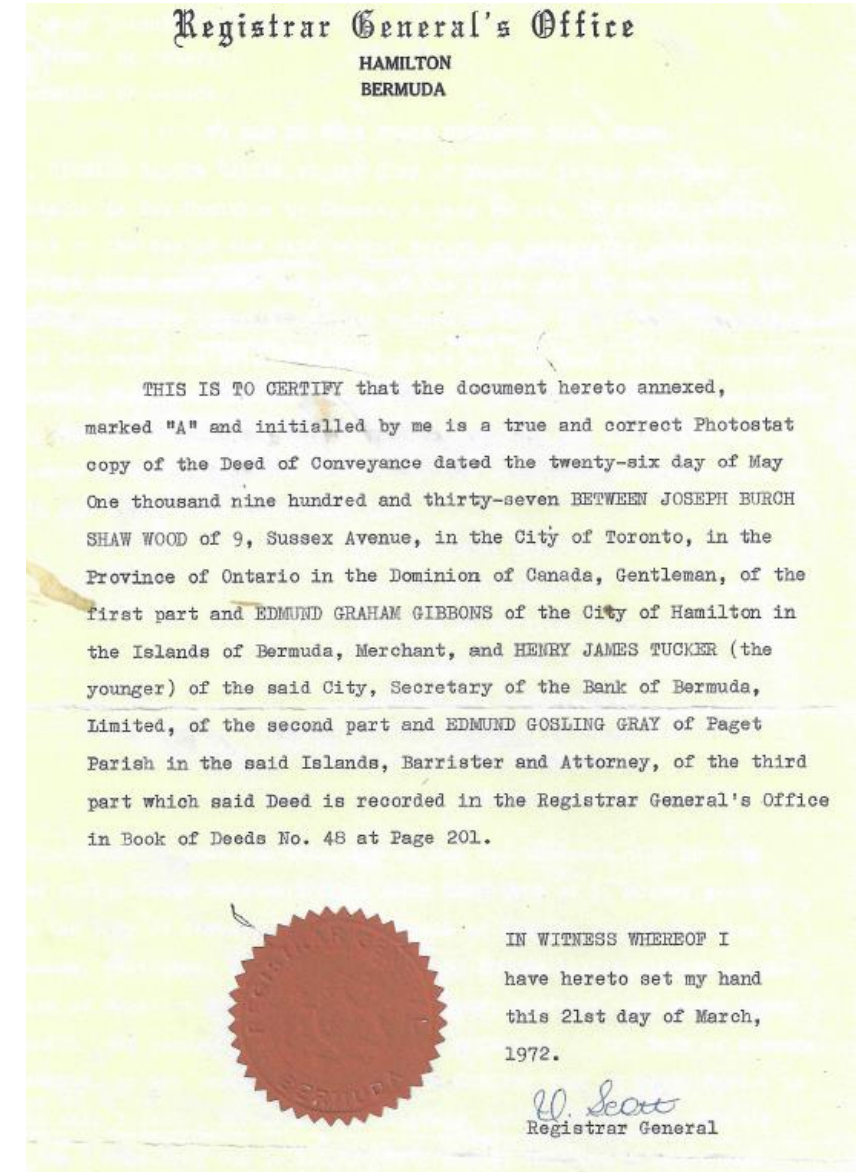
Signed: Joseph Burch Shaw-Wood

Received 28 June 1937

Copy of falsified document drafted by Joseph Burch Shaw-Wood during his return to Bermuda from Canada. When the land was stolen by this false document. The lawyers for Shaw-Wood provided Shaw Wood Garden residents Carr and Masters with copies. Residents of Shaw Wood Gardens had to pay double to ensure their paperwork appeared valid and all the information was the same from one owner to the next.

Joseph Burch Shaw Wood was paid by the residents of “Shaw Wood Gardens” to assist in illegally transferring land ownership for properties owned by Grace Charlotte Phillip Oats to “Shaw Wood Gardens” group. This took place while some of the deeds were in the hands of law firm office of Charles Vaucrosson. There is no documentation of a legal transfer of monies or documents from properties in Boss’s Cove to “Shaw Wood Gardens”.

The property mentioned in this document was given to Ann Amelia Wood and Grace Charlotte Phillip Oates.



Our Family Legacy

Dated: June 12 1937

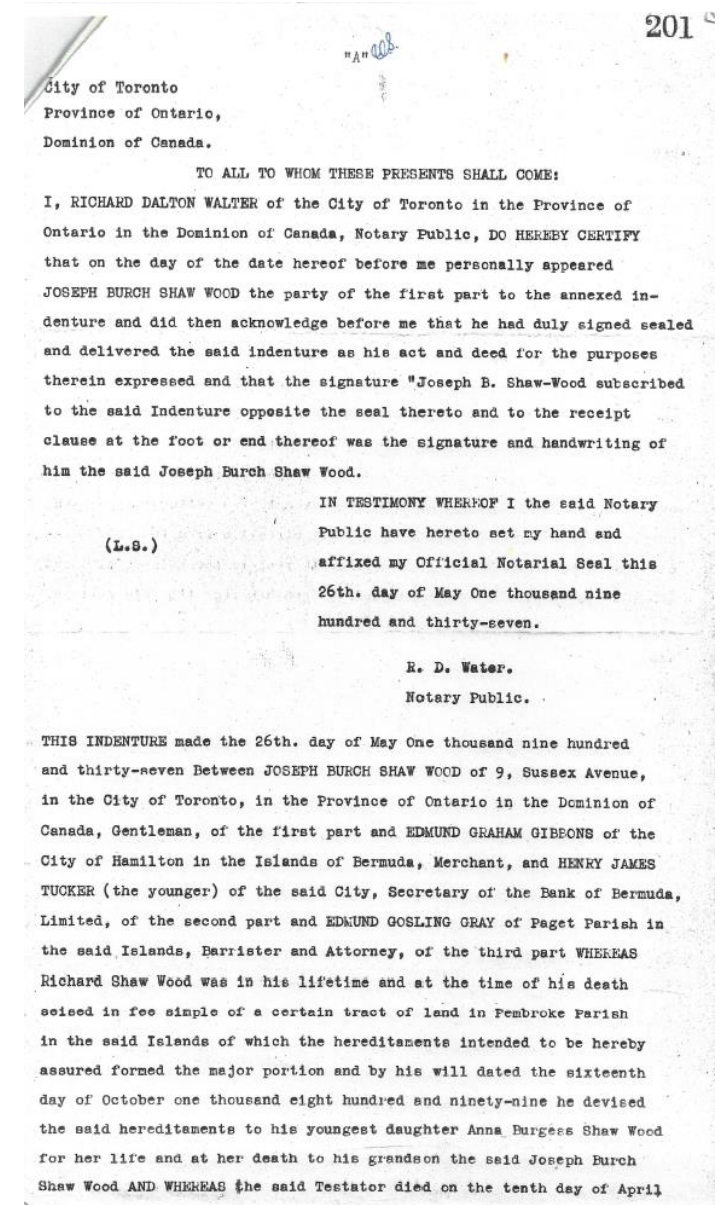
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Copy of falsified document drafted by Joseph Burch Shaw-Wood during his return to Bermuda from Canada. When the land was stolen by this false document. The lawyers made copies and was give to the Master, Carr and other persons that made up the Shaw Wood Gardens Residents. Some of the Owners had to pay double to ensure their paperwork appeared valid and all the information was the same from one owner to the next.

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thousand nine hundred and three without having otherwise disposed of
ne said hereditaments and his said will was afterwards admitted to
probate in the Surrogate's Court of the County of Middlesex in the said
Province of Ontario and an Exemplification thereof was afterwards recorded
in the Registry of the Supreme Court of these Islands AND WHEREAS the X
said Anna Burgess Shaw Wood survived the said Testator and died in the
year one thousand nine hundred and thirty-four and WHEREAS by an indent-
ure dated the eleventh day of June one thousand nine hundred and thirty-
five made between Annie Miller Cabral of the first part Joseph Soares
Figuerido and Anna Soares his wife of the second part and the said Joseph
Burch Shaw Wood of the third part full and free right and liberty of way
and passage was granted by the said Annie Miller Cabral, Joseph Soares
Figuerido and Anna Soares Figuerido to the said Joseph Burch Shaw Wood
his heirs and assigns owners for the time being of the said hereditaments
over and along that portion of the roadway coloured yellow on the plan
hereto annexed which leads in a Northerly direction from the said here-
ditaments near the North Eastern corner thereof to the Main Public Road
AND WHEREAS the said Joseph Burch Shaw Wood has recently sold certain
lots of land comprising the Northern portion of the said hereditaments
and has granted rights of way to the purchasers thereof over the remaining
portions of the said roadway coloured green on the said plan leading
along the Northern boundary of the said hereditaments AND WHEREAS the
said Joseph Burch Shaw Wood has agreed with the said Edmund Graham Gibbons
and Henry James Tucker for the absolute sale to them of the parcel of
land hereditaments and premises hereinafter particularly described (being
the remaining portions of the said tract of land devised as aforesaid)
and the inheritance thereof in fee simple in possession free from incum-
brances at the price of Five thousand and Five hundred pounds AND WHEREAS
the said Edmund Graham Gibbons and Henry James Tucker have requested that
the said hereditaments shall be conveyed to the uses and in manner here-
inafter expressed and for which purpose the said Edmund Gosling Gray has
agreed to join in these presents NOW THIS INDENTURE WITNESSETH that in
pursuance of the said agreement and in consideration of the sum of Five
thousand and five hundred pounds on or before the execution and delivery
of these presents paid in equal shares by the said Edmund Graham Gibbons
and Henry James Tucker to the said Joseph Burch Shaw Wood (the receipt
whereof he doth hereby acknowledge) he the said Joseph Burch Shaw Wood
doth hereby GRANT AND RELEASE unto the said Edmund Graham Gibbons and

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Received 28 June 1937

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Joseph Burch Shaw Wood was paid by the residents of "Shaw Wood Gardens" to assist in illegally transferring land ownership for properties owned by Grace Charlotte Phillip Oats to "Shaw Wood Gardens" group. This took place while some of the deeds were in the hands of law firm office of Charles Vaucrosson. There is no documentation of a legal transfer of monies or documents from properties in Boss's Cove to "Shaw Wood Gardens".

The property mentioned in this document was given to Ann Amelia Wood and Grace Charlotte Phillip Oates.

Henry James Tucker and their heirs ALL THAT certain parcel of land situate in Pembroke Parish in the Islands of Bermuda delineated on the plan hereto annexed and thereon coloured Pink (and as to a strip of land used as a roadway coloured Green) on the said plan comprising thirty-four acres and sixteen perches or thereabouts and bounded NORTHERLY partly by the said strip of land coloured Green on the said plan and there measuring sixteen feet partly Northerly partly Westerly and partly Easterly by nineteen small lots of land recently held with the land now being described and by the said Joseph Burch Shaw Wood sold to the several purchasers whose names appear on the said plan and measuring on the six straight lines shewn thereon one hundred and sixty-one feet, two hundred and sixty-eight feet, five hundred and forty feet, thirty-eight feet, three hundred and sixty feet and one hundred and thirty-seven feet respectively and partly Northerly by the Public Road leading to Spanish Point and there measuring along the said Road one hundred and fifteen feet or thereabouts EASTERLY by lands of Charlotte Rees and another, by lands formerly of Peter Chiappa and by land of Charlotte Oates and there measuring on the three lines shewn on the said plan nine hundred and ninety-three feet, fifty feet and one hundred and forty-five feet respectively SOUTHERLY partly by the Waters of Boss's Cove partly by the property known as "Oxford" now in the possession of George Welsh and there measuring three hundred and sixty-five feet as shewn on the said plan and partly by the Waters of the Great Sound and an inlet thereof known as "Tom Wood's Bay" and WESTERLY by the properties known as "The Cricket Field" and "Burnt House" claimed by William Thomas Francis Chiappa and others and there measuring along the line of the boundary wall eight hundred and fifty-five feet or thereabouts AND ALSO ALL THAT strip of land coloured Green on the said plan which on the sale of the said lots was laid out as a roadway for the use of the purchasers thereof OR HOWEVER OTHERWISE the said parcel and strip of land may be bounded or may measure or ought to be described TOGETHER WITH the houses or ruined dwellings thereof erected and all other buildings fixtures fences rights easements and appurtenances thereto belonging or reputed as part thereof or appurtenant thereto AND ESPECIALLY together with full and free right and liberty of way and passage for the said Edmund Graham Gibbons' and Henry James Tucker their heirs and assigns owners for the time being of the said parcel of land or any part thereof and their tenants and servants and all other persons lawfully going thereto or therefrom with or without animals and vehicles of all descriptions OVER AND ALONG a roadway twelve feet wide or there-

Our Family Legacy

Dated: June 12 1937

Signed: Joseph Burch Shaw-Wood

Received 28 June 1937

Copy of falsified document drafted by Joseph Burch Shaw-Wood during his return to Bermuda from Canada. When the land was stolen by this false document. The lawyers for Shaw-Wood provided Shaw Wood Garden residents Carr and Masters with copies. Residents of Shaw Wood Gardens had to pay double to ensure their paperwork appeared valid and all the information was the same from one owner to the next.

Joseph Burch Shaw Wood was paid by the residents of “Shaw Wood Gardens” to assist in illegally transferring land ownership for properties owned by Grace Charlotte Phillip Oats to “Shaw Wood Gardens” group. This took place while some of the deeds were in the hands of law firm office of Charles Vaucrosson. There is no documentation of a legal transfer of monies or documents from properties in Boss’s Cove to “Shaw Wood Gardens”.

The property mentioned in this document was given to Ann Amelia Wood and Grace Charlotte Phillip Oates.

coloured Yellow on the said plan leading in a Northerly direction
reform near the North-Eastern corner of the said land OVER lands of
Joseph Soares Figuerido and others to the said Public Road AND SUBJECT
as to the said strip of land coloured Green on the said plan to the rights
of way thereover granted to the purchasers of the said lots and as to
the said parcel of land to such rights of way thereover as are held by
the owners for the time being of the said "Oxford" property AND ALL
THE ESTATE right title and interest of the said Joseph Burch Shaw Wood
in and to the same TO HAVE AND TO HOLD the said hereditaments hereby
granted and released or expressed so to be UNTO the said Edmund Gosling
Gray and his heirs TO THE USES FOLLOWING that is to say, as to one
undivided moiety or half part thereof TO SUCH USES AS the said Edmund
Graham Gibbons by any deed or deeds shall from time to time appoint and
in default of and until such appointment and so far as any such appoint-
ment shall not extend TO THE USE of the said Edmund Graham Gibbons and
his assigns during his life without impeachment of waste and after the
determination of that estate by any means in his lifetime TO THE USE
of the said Edmund Gosling Gray his executors and administrators during
the life of the said Edmund Graham Gibbons IN TRUST for the said Edmund
Graham Gibbons and his assigns AND after the determination of the estate
so limited to the said Edmund Gosling Gray his executors and administrators
as aforesaid TO THE USE of the said Edmund Graham Gibbons his heirs and
Assigns forever AND AS TO the other undivided moiety or half share to
SUCH USES as the said Henry James Tucker by any deed or deeds shall from
time to time appoint and in default of and until such appointment and
so far as any such appointment shall not extend TO THE USE of the said
Henry James Tucker and his assigns during his life without impeachment
of waste and after the determination of that estate by any means in his
lifetime TO THE USE of the said Edmund Gosling Gray his executors and
Administrators during the life of the said Henry James Tucker IN TRUST
for the said Henry James Tucker and his assigns AND after the determin-
ation of the estate so limited to the said Edmund Gosling Gray his executors
and administrators as aforesaid TO THE USE of the said Henry James Tucker
his heirs and assigns forever AND THE SAID JOSEPH Burch Shaw Wood doth
hereby for himself his heirs executors administrators COVENANT with
the said Edmund Gosling Gray and his heirs that notwithstanding any
act deed or thing by him the said Joseph Burch Shaw Wood or by the
said Testator Richard Shaw Wood done or executed or knowingly suffered
he the said Joseph Burch Shaw Wood now has good right to grant the here-
ditaments hereby granted or expressed so to be to the use of the said

Our Family Legacy

Dated: June 12 1937

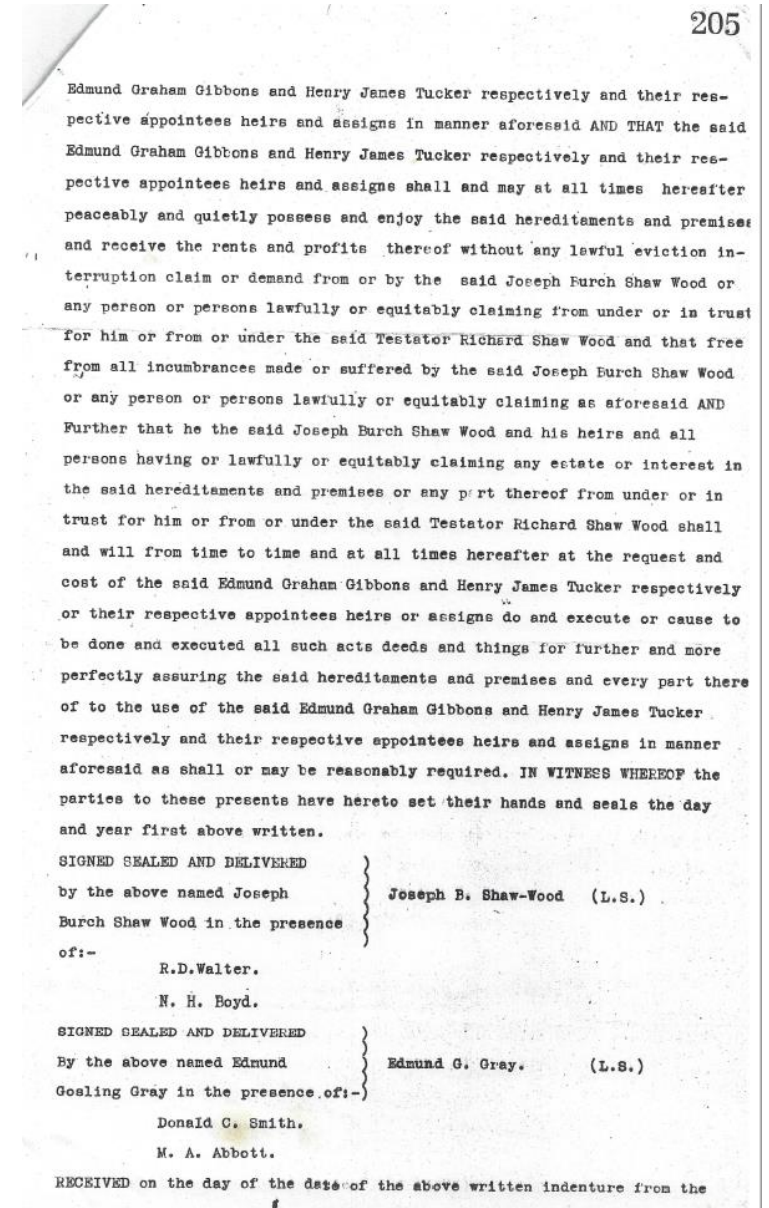
Signed: Joseph Burch Shaw-Wood

Received 28 June 1937

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The property mentioned in this document was given to Ann Amelia Wood and Grace Charlotte Phillip Oates.



Our Family Legacy

Dated: June 12 1937

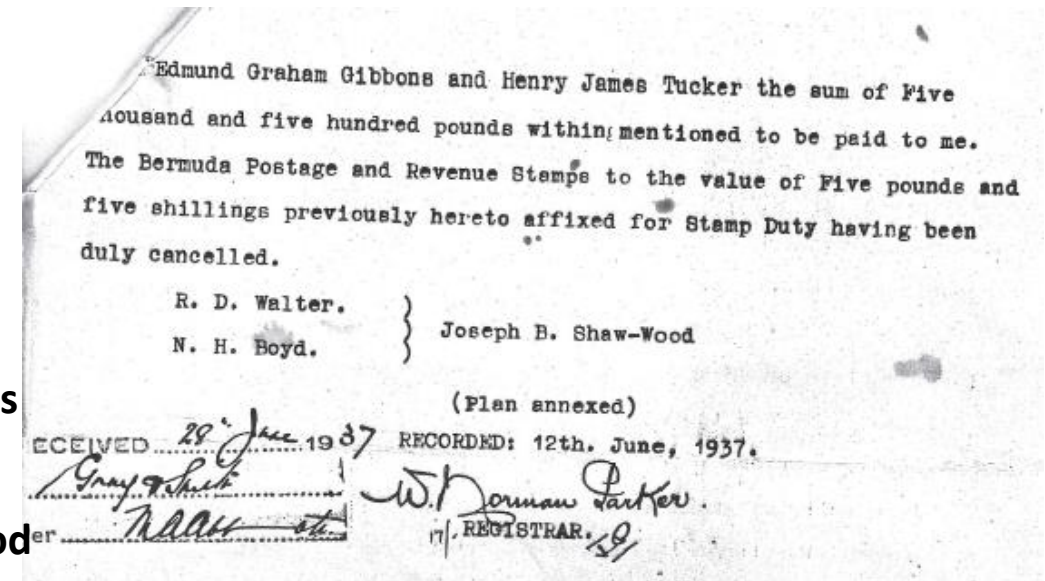
Signed: Joseph Burch Shaw-Wood

Received 28 June 1937

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The property mentioned in this document was given to Ann Amelia Wood and Grace Charlotte Phillip Oates.



Our Family Legacy

Dated: May 1946

Law Firm: Hallett and Whitney
received from Mrs. Grace Charlotte
Phillip Oates the following deeds
relating to lands at Boss's Cove,
Pembroke, Bermuda

No. *1813* NAME OATES, GRACE CHARLOTTE PHILLIP
MAY 1946 ADDRESS *Release Samuel want Samuel Lightbourn & his wife Elizabeth*
Benjamin John Eve to Book 9 Page 18 to 377
Received from Hallett & Whitney the following deeds relating to lands
at Boss's Cove, Pembroke, Bermuda.

Book 18-330
1. Release dated 11th March 1794 from Samuel Stovell to Joseph Gibson. *Book 26-509 Book 11*
1812 X 2. Release dated 3rd March 1815 from Samuel Lightbourn and Elizabeth *Book 9*
1812 12 1/2 acres his wife and Benjamin John Eve to William H. Hall. *Page 379*
3. Lease to precede a release dated 17th April 1815 from Love Atwood and
B.J. Eve to William Henry Hall.
4. Release dated 18th April 1818 from Love Atwood and B.J. Eve to William
Henry Hall.
5. Deed of Feoffment from Mary Ann Beek and others to Samuel Lightbourn
dated 10th July 1824.
13 to 18 330
6. Lease dated the 15th March 1821 from John Gibson to Samuel Lightbourn
7. Release dated 16th March 1821 from John Gibson to Samuel Lightbourn.
8. Mortgage dated 7th June 1834 from Capt. W.L. Lightbourn to Messrs. T.
and A. Ewing.

WALDE & CO. LTD. - EDINBURGH & LONDON. FORWARD.

FORWARD

9. Bargain and sale dated 24th March 1836 from Forster Cooper Esq.
Provost Marshal General to Messrs. Thomas F. and
Alexander Ewing.
10. Conveyance dated 9th March 1882 from N.A. Butterfield and others to
A.A. Wood.
11. Conveyance dated 3rd July 1884 from A.A. Wood and another to John
Oates.
26/24 12. Old receipt book of interest paid to Ewings.
13. Release dated 6th November 1878 from Robert Alexander Tucker to
Ann Amelia Wood.

G. C. Oates

Our Family Legacy

Dated: May 1946

**Mrs. Grace Charlotte Phillip
Oates received from Hallett
and Whitney.**

**Her will dated 23 July 1934
and 24 December 1938**

No. NAME OATES, GRACE CHARLOTTE PHILIP
May 1946. ADDRESS

Received from Hallett & Whitney the following:

1. Will of Grace Charlotte Phillip Oates dated 23rd July 1934.
2. Will of Grace Charlotte Phillip Oates dated 24th December 1938.

G. C. Oates

Our Family Legacy

Dated: May 11 1972

Law Firm: Charles Vaucrosson's

**The Property of Charlotte Wellman
Delivered to Mrs. Margaret
(Genevieve) Hollis**

Schedule of Documents

relating to The property of Mrs. Charlotte Wellman
delivered by Mrs. Margaret Hollis
to Vaucrosson's
on behalf of Mrs. Charlotte Wellman

DATED	DESCRIPTION OF DOCUMENTS
10th March, 1882	Plan of Land at Boss's Cove, Pembroke Parish, Bermuda BOND AND WARRANT FOR JUDGMENT - Richard Wood to Reginald Gray Plan of Land at Sherwood, Spanish Point, Pembroke Parish, Bermuda (Clarke and Doidge, Engineers and Surveyors 12/8/57) Very old and torn seeds dates and names illegible 1 red "Cash" notebook

Received the above documents this 11th day of May 19 72
Signature *[Signature]*

Our Family Legacy

Dated: September 29 1973

Notice of Intention for
Development in Spanish Point by
Mr. Colin Rees

DAVID
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NOTICE OF INTENTION TO DEVELOP LAND

In pursuance of regulation 4 of the Development and Planning
(Development Applications Procedure) Regulations, 1970.

Application has been made to the Development Applications Board
for permission to carry out the following development.

Name of Applicant	COLIN REES
Address or location of the proposed development	SPANISH POINT PEMBROKE
Description of the proposed development	HANGAR AND APARTMENT
Development Plan Zoning of the land	ZONING ORDER # 13

Any persons wishing to object, may, within 14 days of the date of this publication, lodge with the Department of Planning, Victoria Street, Hamilton, any objection to the proposed development. This application is available for inspection at the Department of Planning during normal working hours. Letters of objection should state any interest which the objector(s) may have in property nearby, together with an address at which notice may be served on the objector(s), and a concise statement of the grounds of their objection. Further details of procedure for objection are set out in the above mentioned regulations.

Date September 29th 1973

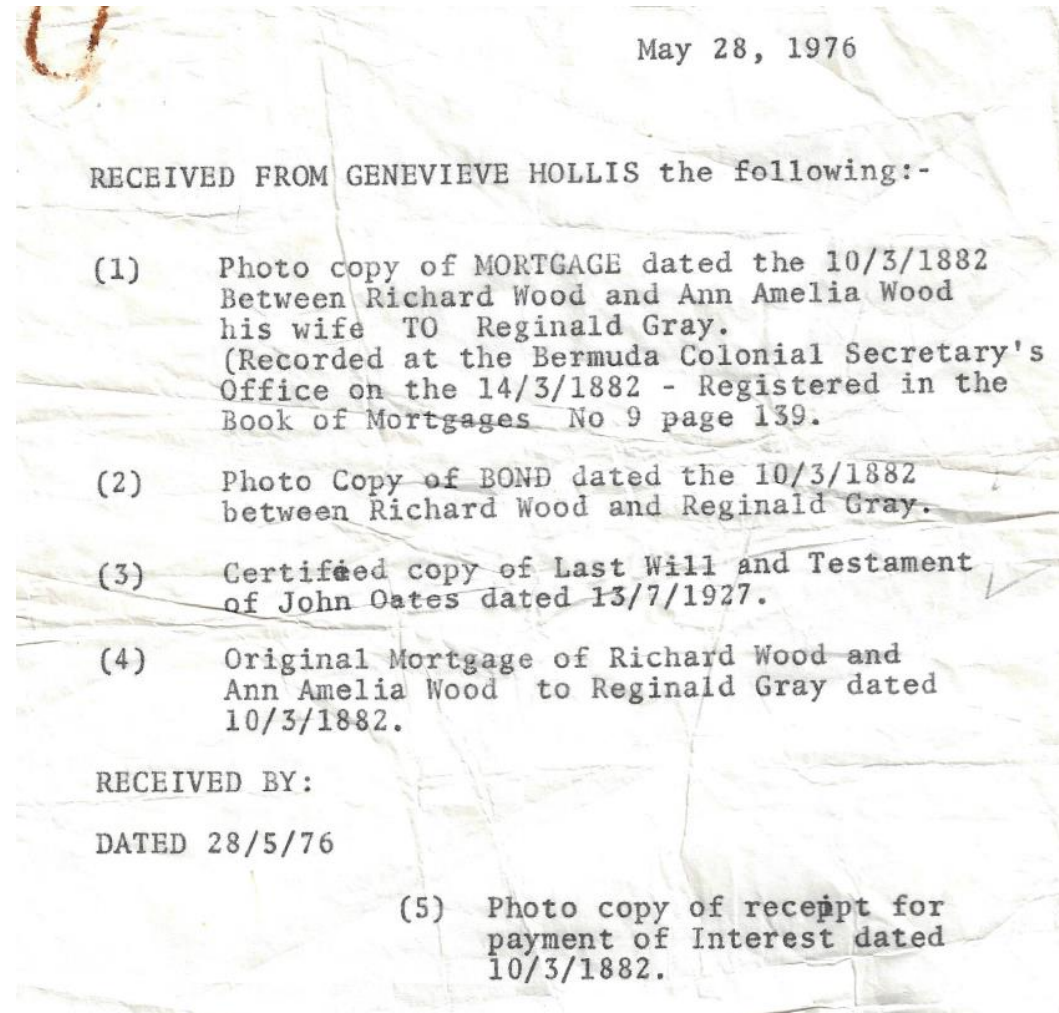
Bo

Our Family Legacy

Dated: May 28 1976

Received from Genevieve Hollis the following documents

Law Firm: Not Mentioned



Our Family Legacy

Dated: May 28 1976

Received from
Genevieve Hollis
the following

Law Firm: Not
Mentioned

RECEIVED FROM GENEVIEVE HOLLIS the following:-

(Certified Copy)
(1) (CONVEYANCE dated 2nd June, 1813 between Samuel Lightbourn and wife and Samuel Wood and John Eve. Recorded in the Registrar General's Office in Book of Deeds No. 2 at page 375.
(Certified Copy)
(2) (MORTGAGE dated the 6th of June 1834 between William Lewis Lightbourn and Thomas Fowle Ewing and Alexander Ewing. Recorded in R/G's Office in Book of Mortgages No. 5, page 14.
(Photo copy)
(3) (CONVEYANCE dated the 9th of March, 1882 between Nathaniel Butterfield and others to Ann Amelia Wood. (Photo Copy)
(Photo copy)
(4) (INDENTURE dated the 9th of March, 1882 between Nathaniel A. Butterfield and Ellesif Spencer Butterfield and Rosalie Tucker Gray and Richard Wood and Amelia Wood.
(Certified Copy) X
(5) (MORTGAGE dated the 10th of March, 1882 between Richard Wood and Ann Amelia Wood and Reginald Gray. Recorded in the R/G's Office Book of Mortgage No. 31, page 395.
(Certified copy)
(6) (CONVEYANCE dated the 3rd of July 1884 between Ann Amelia Wood and Richard Wood and John Oates. Recorded in the R/G's Office Book of Deeds No. 32, page 323.
(Certified Copy)
(7) (DEED OF RELEASE dated the 8th of February, 1936 Between William Thomas Francis Chiappa and Eugene George Chiappa, Mary Elizabeth Petty and John Henry Chiappa and Joseph Burch Shaw Wood. Recorded in the R/G's Office Book of Deeds No. 64, page 214.
(8) (Certified copy)
(CONVEYANCE dated the 26th of May 1957 between Joseph Burch Shaw Wood and Edmund Graham Givvons and Henry James Tucker and Edmund Gosling Gray.

-2-

Recorded in the Book of Deeds No. 48, page 281.

- (9) (Certified copy)
(LAST WILL & TESTAMENT dated the 10th of February, 1956 of GRACE CHARLOTTE PHILLIP OATES.
- (10) Photo copy of Plan drawn by Clarke & Doidge dated the 12 of August, 1957 (Sherwood - Spanish Point).
- (11) Plan drawn by Wycliffe Stovell dated March 1958 (Property of Charlotte Oates - Boss' cove, Pembroke).
- (12) (a) Letter dated 20/8/75 from Madeiros Law Office.
(b) Letter dated 26/8/75 from Appleby, Spurling & Kempe to Mrs. M. G. Hollis.
(c) Letter dated 28/8/75 from K. Simmons to Mrs. M. G. Hollis.

RECEIVED BY:

DATED:

Our Family Legacy

Dated: 12 July 1976

Law Firm: Appleby, Spurling & Kempe

**Received from
Genevieve Hollis the
following deeds and
Documents relating to land at
Boss's Cove, Pembroke Parish**

APPLEBY, SPURLING & KEMPE

RECEIVED FROM MRS. MARGARET HOLLIS the following deeds and documents relating to land at Boss's Cove, Pembroke Parish:-

1. CONVEYANCE dated 9 March, 1882, Nathaniel A. Butterfield and others to Ann Amelia Wood.
2. CONVEYANCE dated 3 July, 1884, Ann Amelia Wood and another to John Oates.
3. CERTIFIED COPY OF MORTGAGE of a Head of Mortgage between William Lewis Lightbourn and Thomas Fowle Ewing and Alexander Ewing.
4. PLOTTING (damaged condition) dated February, 1927 of survey by N.A. Swan.
5. TRACING (damaged condition) showing plan of land at Boss's Cove, Pembroke Parish.

M. De Couto

DATED: 12th July, 1976.

Our Family Legacy

Dated: May 17 1977

Law Firm: Smith, Barnard & Diel

Received from Genevieve Hollis the following documents

From Smith, Barnard & Diel office
SCHEDULE OF DOCUMENTS

relating to Grace Charlotte Philip Oates
delivered by Messrs. Smith, Barnard & Diel
to Genevieve Hollis
on behalf of

DATED	DESCRIPTION OF DOCUMENTS
31st December 1957	(duplicate of original deed) Exchange of Rights of Way: Clarendon Hugh Masters and another and Charlotte Wellman
10th February 1956	Copy of the Will of Grace Charlotte Philip Oates
18th September 1950	Will of Grace Charlotte Phillip Oates. (original) (prepared by Sir E. T. Richards) revoked by subsequent Will dated 10th February, 1956.
3rd July, 1884	Certified copy of conveyance between Ann Amelia Wood and John Oates (recorded in Book of Deeds No. 32 at page 323).
23rd November 1887 <i>Mc: Wang Douc 1877</i> <i>1878</i>	Original deed of Release: Peter Capper and Mary Jane his wife -to- Thomas Miles. (recorded in book of deeds No. 47 at page 232, dated 16th February, 1934). <i>Peter Chiappa Nov 88</i> <i>Mary Jane 1874</i> <i>Tom Hollis</i>

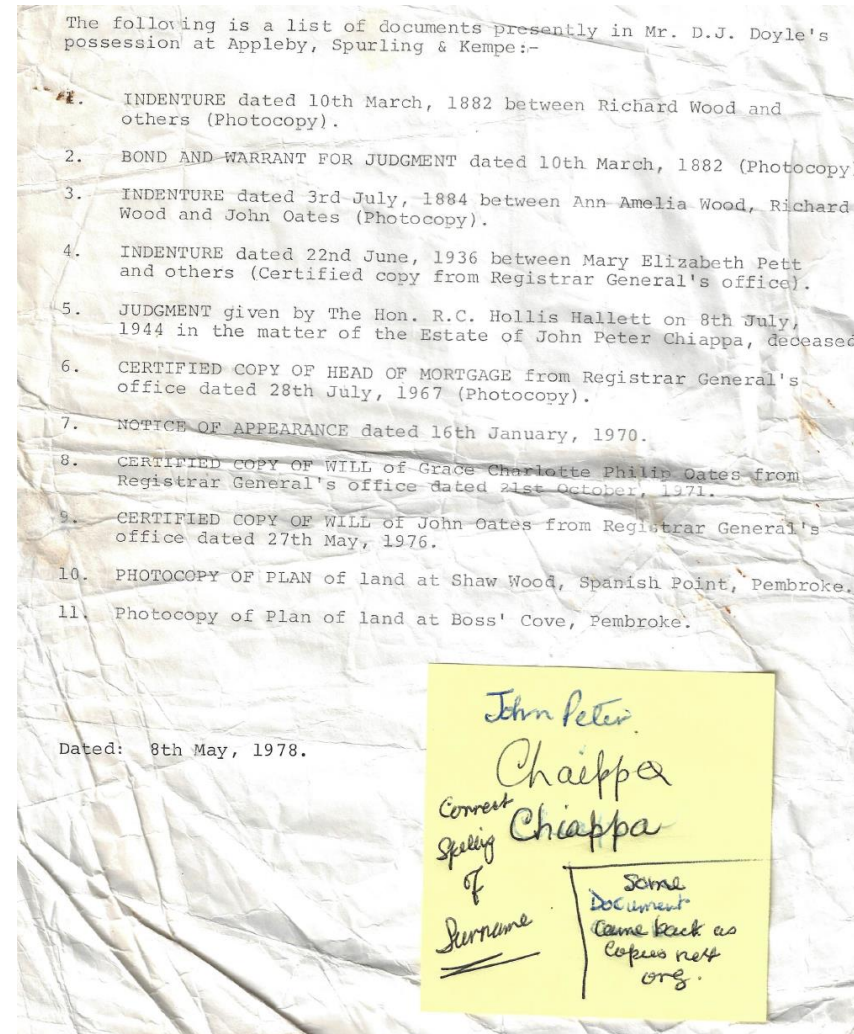
RECEIVED the above documents this day of May 17 1977
Signature *Genevieve Hollis*
Genevieve Hollis
May 17. 1977

Our Family Legacy

Dated: May 8 May 1978

Law Firm: Appleby, Spurling & Kemp, Mr. D J Doyle. Not all documents were given back to Mrs. Hollis

Received from Genevieve Hollis the following documents



1. # 11 Boss's Cove Road, Pembroke HM 01

	Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
Q	123726018	\$22,200	Residential	Apartment	North Apt	11 Boss's Cove Road, Pembroke HM01	544335, 133580
Q	123727014	\$26,400	Residential	Apartment	South Apt	11 Boss's Cove Road, Pembroke HM01	544335, 133580



1. # 11 Boss's Cove Road, Pembroke HM 01

The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967, to

George Stanford Llewellyn Hollis, Fee simple, her grandson.

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
<input type="text" value="Q"/>	123726018	\$22,200	Residential	Apartment	North Apt	11 Boss's Cove Road, Pembroke HM01
<input type="text" value="Q"/>	123727014	\$26,400	Residential	Apartment	South Apt	11 Boss's Cove Road, Pembroke HM01



1. # 11 Boss's Cove Road, Pembroke HM 01

1.1 North Apartment (123726018)



Please note, I was unable to find any other records registered at the Land Title Registration Office other than the two (2) Memorandums of Further Charge mentioned- below for Kevin Manuel Cabral.

1. # 11 Boss's Cove Road, Pembroke HM 01



1.1 North Apartment (123726018)

Notice 96/19 with attached Schedule and Plan of Land, dated 12th March 1996 for the above-mentioned property is currently own by:

Kevin Manuel Cabral

The above-mentioned person named on this Notice purchased the property from James Appleby Pearman.

✓ 96/19. 11a

NOTICE

To: THE REGISTRAR-GENERAL

In accordance with the requirements of the Registrar General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the person/s hereinafter mentioned became entitled to an interest in the parcel of land in PEMBROKE Parish, hereinafter described:

DATE OF ACQUISITION	1st March, 1996
NAME IN FULL (in case of married woman, husband's full name also)	KEVIN M. CABRAL
ADDRESS IN FULL	: 11 Boss Cove Road Pembroke HM 01
NATIONALITY	: British/Bermudian
OCCUPATION	: Unknown
DATE OF BIRTH	: Over 21 Years Old
NATURE OF INTEREST ACQUIRED	: Fee Simple
MODE OF ACQUISITION	: Conveyance
DATE OF SANCTION (if any)	: -----
FULL NAME OF PERSON FROM WHOM ACQUIRED	: JAMES APPLEBY PEARMAN
DESCRIPTION OF LAND	: See Attached Schedule
ASSESSMENT NO.	: 123726018

Dated this 12th date of March, 1996

Name of Firm: CONYERS, DILL & PEARMAN

Per: Michael J. McCabe

PURCHASE PRICE: BD.\$175,000

1. # 11 Boss's Cove Road, Pembroke HM 01



1.1 North Apartment (123726018)

Notice 96/19 with attached Schedule and Plan of Land, dated 12th March 1996 for the above-mentioned property is currently own by:

Kevin Manuel Cabral

The above-mentioned person named on this Notice purchased the property from James Appleby Pearman.

SCHEDULE

ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda delineated and outlined in red on the plan annexed to the Conveyance and estimated to comprise Nought decimal point nought five two Hectares (0.052 Hectares) and bounded on the NORTH by land now or lately in the possession of Winifred Soares and there measuring along two straight lines as shown on the said plan Twenty six decimal point eight two metres (26.82m) and plus or minus One decimal point seven five metres (1.75m) on the EAST AND NORTH by the Waters of Boss's Cove and there measuring along three lines as shown on the said plan Twelve decimal point one nine metres (12.19m) Eight decimal point two three metres (8.23m) and Four decimal point five seven metres (4.57m) respectively on the SOUTH by land formerly in the possession of James E. Burgess and now in the possession of Barbara Patricia Cabral and there measuring as shown on the said plan Thirty seven decimal point four nine metres (37.49m) and on the WEST by a roadway Three decimal point six metres wide (3.6m) wide coloured yellow on the said plan and there measuring Sixteen decimal point seven six metres (16.76m) OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described TOGETHER WITH that portion of the dwelling house situate on the parcel of land hereinbefore described but erected partly on the land hereinbefore described and partly on the land lying to the SOUTH and now in the possession of Barbara Patricia Cabral (the Southern boundary line of the parcel of land hereinbefore described runs through the centre of a partition wall in the dwelling house) and all other houses buildings fixtures walls ways rights of way rights lights liberties privileges fish ponds easements advantages and appurtenances whatsoever to the said lot of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed to belong or be appurtenant thereto.

1. # 11 Boss's Cove Road, Pembroke HM 01

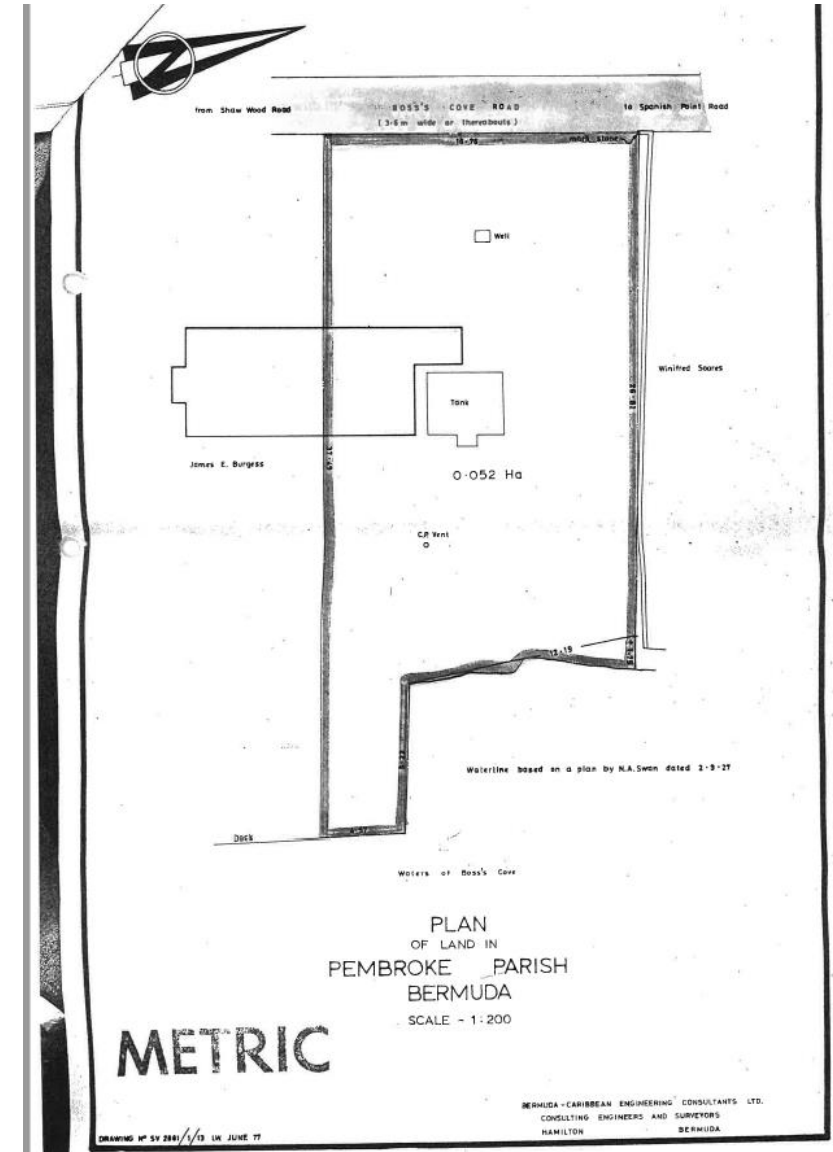


1.1 North Apartment (123726018)

Notice 96/19 with attached Schedule and Plan of Land, dated 12th March 1996 for the above-mentioned property is currently own by:

Kevin Manuel Cabral

The above-mentioned person named on this Notice purchased the property from James Appleby Pearman.



1. # 11 Boss's Cove Road, Pembroke HM 01

1.4 South Apartment (123737014):

a. The above-mentioned property is currently own by:

Notice Number Unknown

Barbara Patricia Cabral
and Patricia Pimentel

The above-mentioned person named on this Notice purchased the property from the Estate of Bertha May Burgess (Global Trust Company Ltd).



Please note, I was unable to find any other records registered at the Land Tile Registration Office.

1. # 11 Boss's Cove Road, Pembroke HM 01



5.1

From Appleby Spurling & Kemp, dated 12th July 1976, List of Documents received to Mrs. Margaret Hollis, my Grandmother

APPLEBY, SPURLING & KEMPE

5.1

RECEIVED FROM MRS. MARGARET HOLLIS the following deeds and documents relating to land at Boss's Cove, Pembroke Parish:-

1. CONVEYANCE dated 9 March, 1882, Nathaniel A. Butterfield and others to Ann Amelia Wood.
2. CONVEYANCE dated 3 July, 1884, Ann Amelia Wood and another to John Oates.
3. CERTIFIED COPY OF MORTGAGE of a Head of Mortgage between William Lewis Lightbourn and Thomas Fowle Ewing and Alexander Ewing.
4. PLOTTING (damaged condition) dated February, 1927 of survey by N.A. Swan.
5. TRACING (damaged condition) showing plan of land at Boss's Cove, Pembroke Parish.

M. De Couto

DATED: 12th July, 1976.

1. # 11 Boss's Cove Road, Pembroke HM 01



5.2

From Appleby Spurling & Kemp,
dated 20th September 1976, List of
Documents returned to Mrs.
Margaret Hollis, my Grandmother

APPLEBY, SPURLING & KEMPE,

5.2

RECEIVED from MESSRS. APPLEBY, SPURLING & KEMPE the following documents relating to land at Boss's Cove, Pembroke Parish:-

1. CONVEYANCE dated 9th March, 1882, Nathaniel A. Butterfield and others to Ann Amelia Wood.
2. CONVEYANCE dated 3rd July, 1884, Ann Amelia Wood and another to John Oates.


Mrs. Margaret Hollis

DATED: 20th September, 1976.

1. # 11 Boss's Cove Road, Pembroke HM 01

P.O. Box 8,
Hamilton 5,
BERMUDA.

September 23, 1975



5.3

Letter dated 23 September 1975, written to the Records Department, Somerset House, The Strand, London WC2R 1LR, England.

Records Department,
Somerset House,
The Strand,
London WC2R 1LR,
ENGLAND.

Dear Sir/Madam:

I am doing some research into the estate of Ann Amelia Wood, who was my great-grandmother. I understand that many of the land conveyances and releases contracted in Bermuda in the eighteen hundreds and registered at either the Colonial Secretariat or the Registrar General had copies sent to Somerset House, England.

I would like a copy of a release dated November 6th, 1878 from Robert Alexander Tucker to Ann Amelia Wood, wife of Richard Wood. It pertained to land at Bosses Cove, Pembroke, Bermuda. I have reason to believe that Robert Alexander Tucker was a Trustee to the estate of Alexander Ewing thus acting on behalf of the said estate.

~~I have in my possession a conveyance dated March 9th, 1882 from N.A. Butterfield and others to Ann Amelia Wood. I would also like a copy of a document from the same year or the year after mentioning the same names and/or Reginald Gray, Trustee.~~

I would appreciate your forwarding any other copies of documents that you may find as a result of the above research that is in connection with the said persons.

I am enclosing a draft for £ Stg. 2 to cover the cost of research. If this amount should be insufficient, upon request I will promptly forward a further remittance.

Please send any reply by airmail as boat mail takes so long to reach Bermuda.

Thank you very much.

Yours sincerely,

G. Hollis

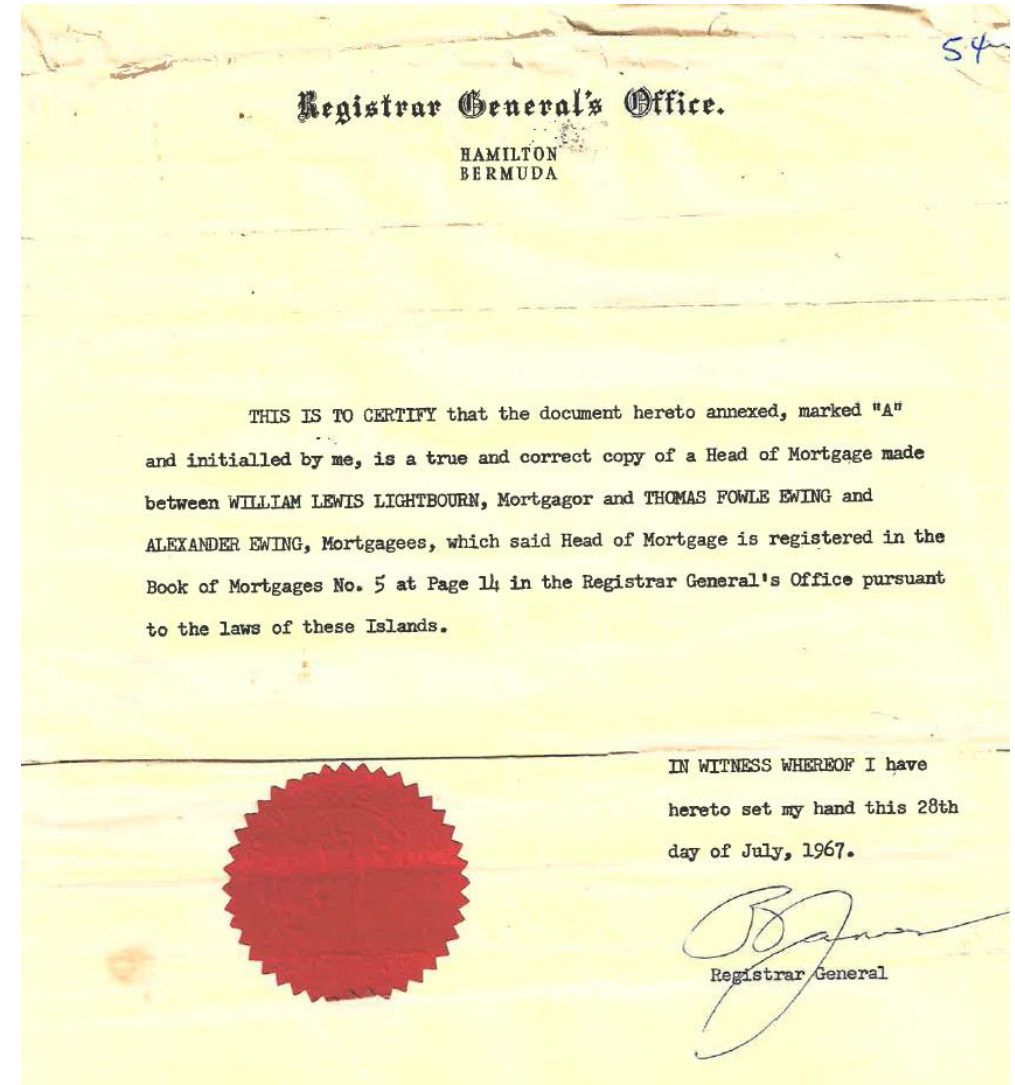
G. HOLLIS (Mrs.)

1. # 11 Boss's Cove Road, Pembroke HM 01



5.4

Certified copy dated 28 July 1967 from the Registrar General's Office for Head of Mortgage between William Lewis Lightbourn, Mortgagor and Thomas Fowle Ewing and Alexander Ewing with Schedule A for Boss's Cove.

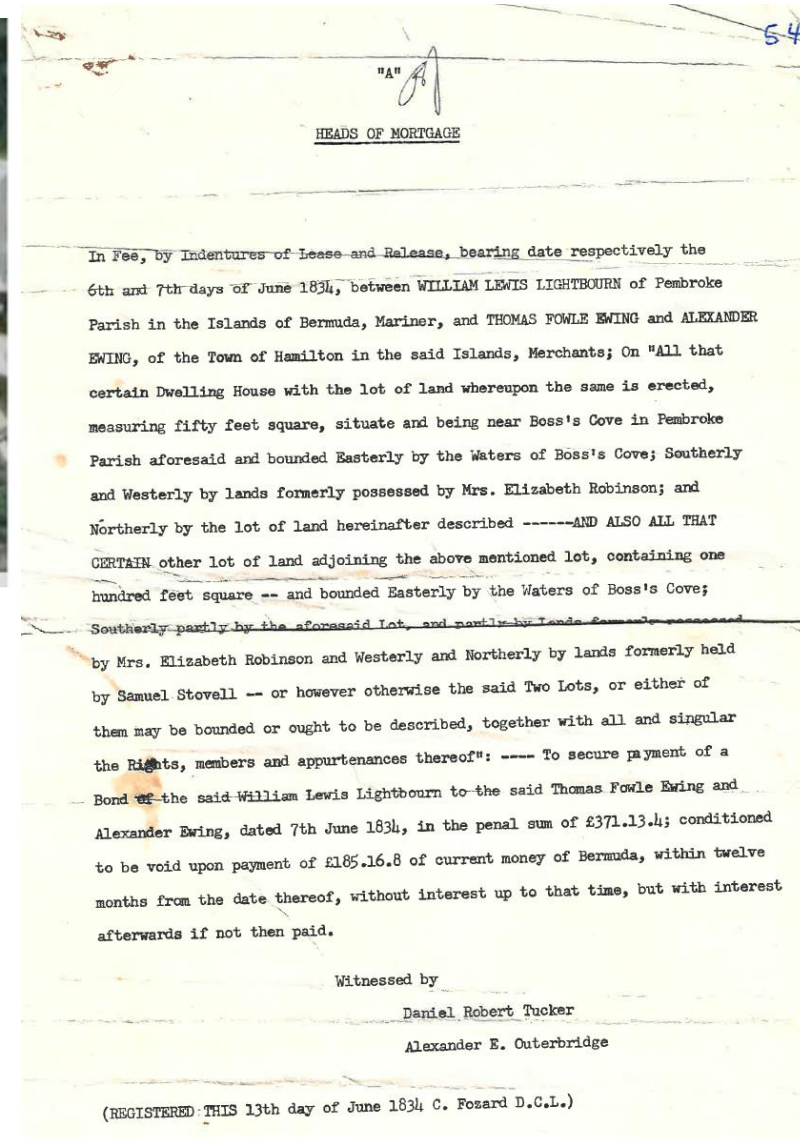


1. # 11 Boss's Cove Road, Pembroke HM 01



5.4

Certified copy dated 28 July 1967 from the Registrar General's Office for Head of Mortgage between William Lewis Lightbourn, Mortgagor and Thomas Fowle Ewing and Alexander Ewing with Schedule A for Boss's Cove.



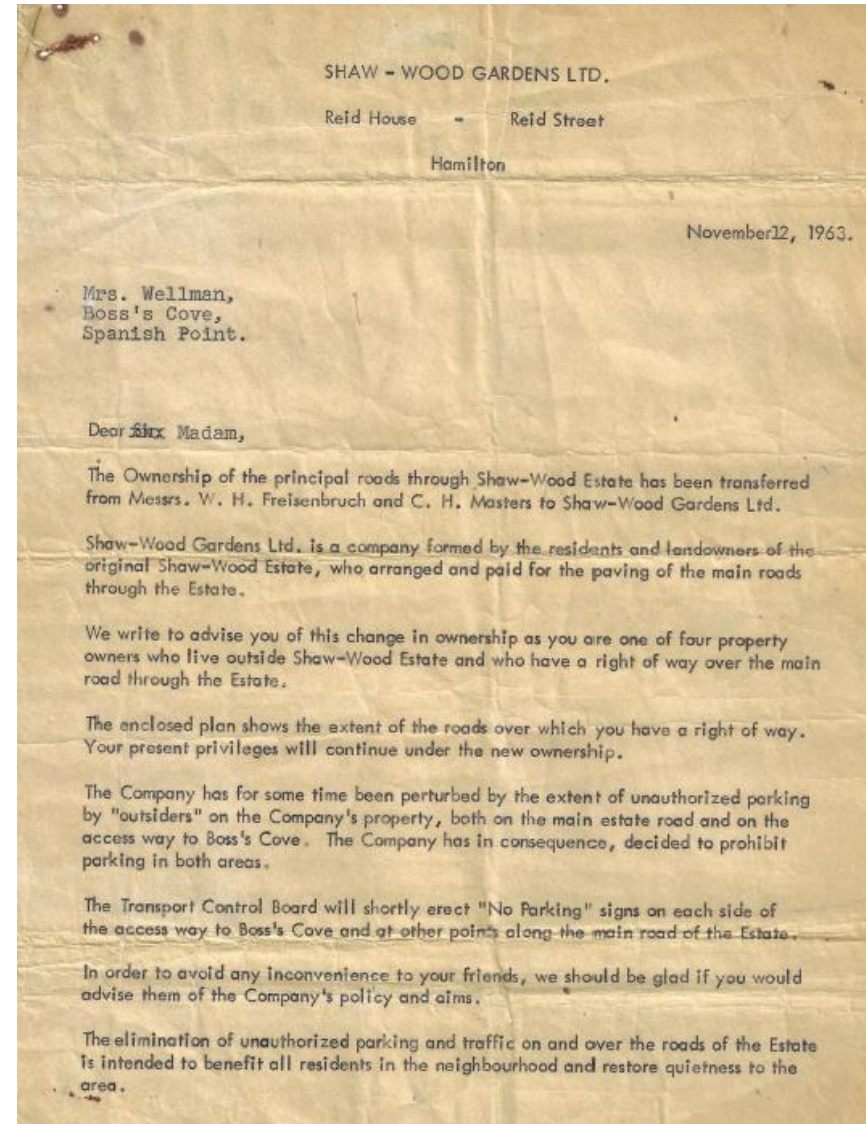
1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated November 12 1963

Letter from Shaw Wood Gardens Ltd to Mrs. Charlotte Wellman

Change of Ownership of the principal roads through Shaw-Wood Estate has been transferred from Messrs W H Freisenbruch and C H Master to Shaw-Wood Gardens Ltd. A company formed by the residents and landowners of the original Shaw-Wood Estate.



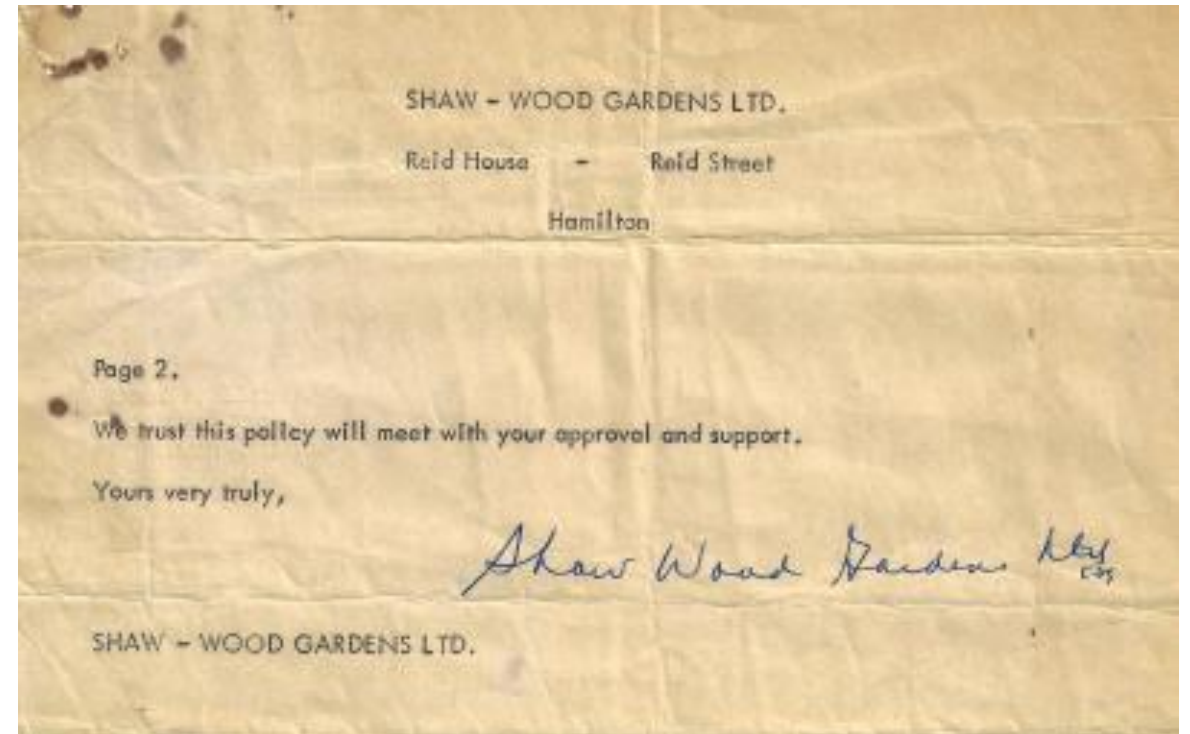
1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

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1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

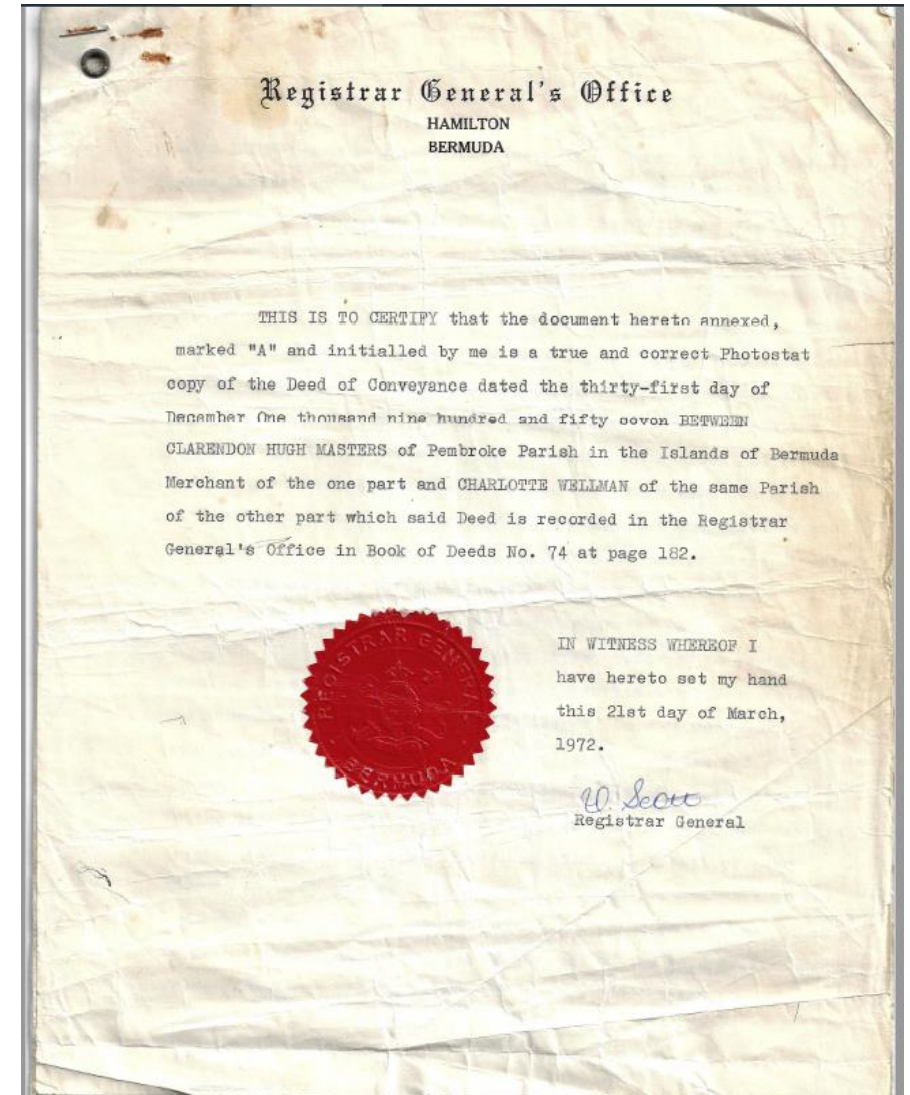
Dated sealed and Sworn: 31 December 1957

Indenture: Abandonment and Grant of Right of Way. Signed between Clarendon Hugh Masters & Others and Charlotte Wellman (nee Saunders). Paid Charlotte Wellman ONLY Five Hundred Pounds for the land for the Right of Way, which was an illegal transfer based on the stolen land.

Lawyer: Gray and Smith

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

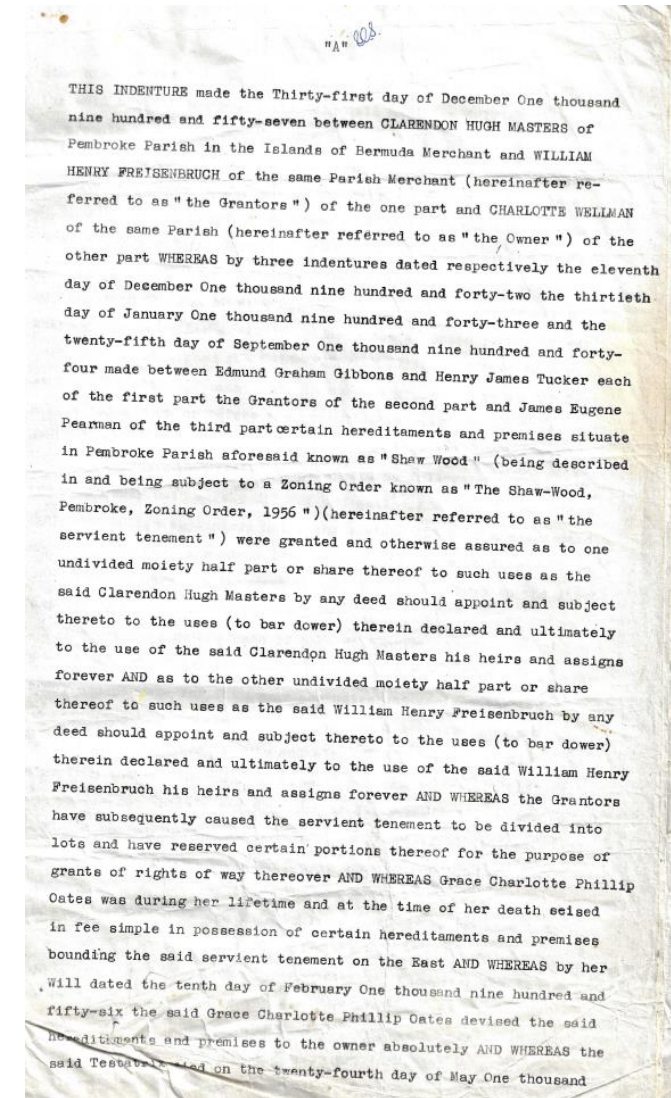
Dated sealed and Sworn: 31 December 1957

Indenture: Abandonment and Grant of Right of Way. Signed between Clarendon Hugh Masters & Others and Charlotte Wellman (nee Saunders). Paid Charlotte Wellman ONLY Five Hundred Pounds for the land for the Right of Way, which was an illegal transfer based on the stolen land.

Lawyer: Gray and Smith

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Conveyed to Grace Charlotte Phillips Oates



THIS INDENTURE made the Thirty-first day of December One thousand nine hundred and fifty-seven between CLARENDON HUGH MASTERS of Pembroke Parish in the Islands of Bermuda Merchant and WILLIAM HENRY FREISENBRUCH of the same Parish Merchant (hereinafter referred to as "the Grantors ") of the one part and CHARLOTTE WELLMAN of the same Parish (hereinafter referred to as "the Owner ") of the other part WHEREAS by three indentures dated respectively the eleventh day of December One thousand nine hundred and forty-two the thirtieth day of January One thousand nine hundred and forty-three and the twenty-fifth day of September One thousand nine hundred and forty-four made between Edmund Graham Gibbons and Henry James Tucker each of the first part the Grantors of the second part and James Eugene Pearman of the third part certain hereditaments and premises situate in Pembroke Parish aforesaid known as "Shaw Wood " (being described in and being subject to a Zoning Order known as "The Shaw-Wood, Pembroke, Zoning Order, 1956 ") (hereinafter referred to as "the servient tenement ") were granted and otherwise assured as to one undivided moiety half part or share thereof to such uses as the said Clarendon Hugh Masters by any deed should appoint and subject thereto to the uses (to bar dower) therein declared and ultimately to the use of the said Clarendon Hugh Masters his heirs and assigns forever AND as to the other undivided moiety half part or share thereof to such uses as the said William Henry Freisenbruch by any deed should appoint and subject thereto to the uses (to bar dower) therein declared and ultimately to the use of the said William Henry Freisenbruch his heirs and assigns forever AND WHEREAS the Grantors have subsequently caused the servient tenement to be divided into lots and have reserved certain portions thereof for the purpose of grants of rights of way thereover AND WHEREAS Grace Charlotte Phillip Oates was during her lifetime and at the time of her death seized in fee simple in possession of certain hereditaments and premises bounding the said servient tenement on the East AND WHEREAS by her Will dated the tenth day of February One thousand nine hundred and fifty-six the said Grace Charlotte Phillip Oates devised the said hereditaments and premises to the owner absolutely AND WHEREAS the said Testator died on the twenty-fourth day of May One thousand

1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated sealed and Sworn: 31 December 1957

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Lawyer: Gray and Smith

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates

nine hundred and fifty-six without having otherwise disposed of the said hereditaments and her said Will has been duly admitted to probate in the Registry of the Supreme Court of Bermuda AND WHEREAS it is accepted that appurtenant to the said hereditaments and premises there is a right of way over a roadway leading in a Northerly direction over the servient tenement to the Main Public Road AND WHEREAS the Grantors have agreed to assure to the Owner the rights of way hereinafter particularly described and to pay to the Owner the sum of Five hundred pounds and in consideration thereof the Owner has agreed to release the accepted rights of way hereinbefore mentioned NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreements and in consideration of the sum of Five hundred pounds on or before the execution and delivery of these presents paid by the Grantors to the Owner (the receipt whereof she doth hereby acknowledge) it is agreed as follows:-

1. The Owner doth hereby RELEASE and quit claim unto the Grantors their respective appointees heirs and assigns ALL THAT the accepted rights of way over a roadway leading generally in a Northerly direction over the servient tenement to the Main Public Road to the intent that the same may be extinguished.
2. The Grantors do and each of them doth hereby APPOINT GRANT AND RELEASE unto the Owner and her heirs full and free right and liberty of way and passage for the Owner her heirs and assigns the owners and occupiers for the time being of the said hereditaments and premises her and their tenants and all other persons lawfully going to or from the said hereditaments and premises or anypart thereof with or without animals and vehicles of all descriptions OVER AND ALONG the roadway of the minimum width of twenty feet delineated and coloured yellow on the plan hereto annexed running from the Eastern corner of the servient tenement generally thereover in a Northerly direction to the Main Public Road TO HOLD the same unto and to the use of the Owner her heirs and assigns to the intent that the same may be enjoyed by the Owner and occupiers for the time being of the said hereditaments and premises.
3. The Grantors do hereby for themselves respectively their respective heirs executors and administrators COVENANT with the Owner her heirs and assigns as follows:-

1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

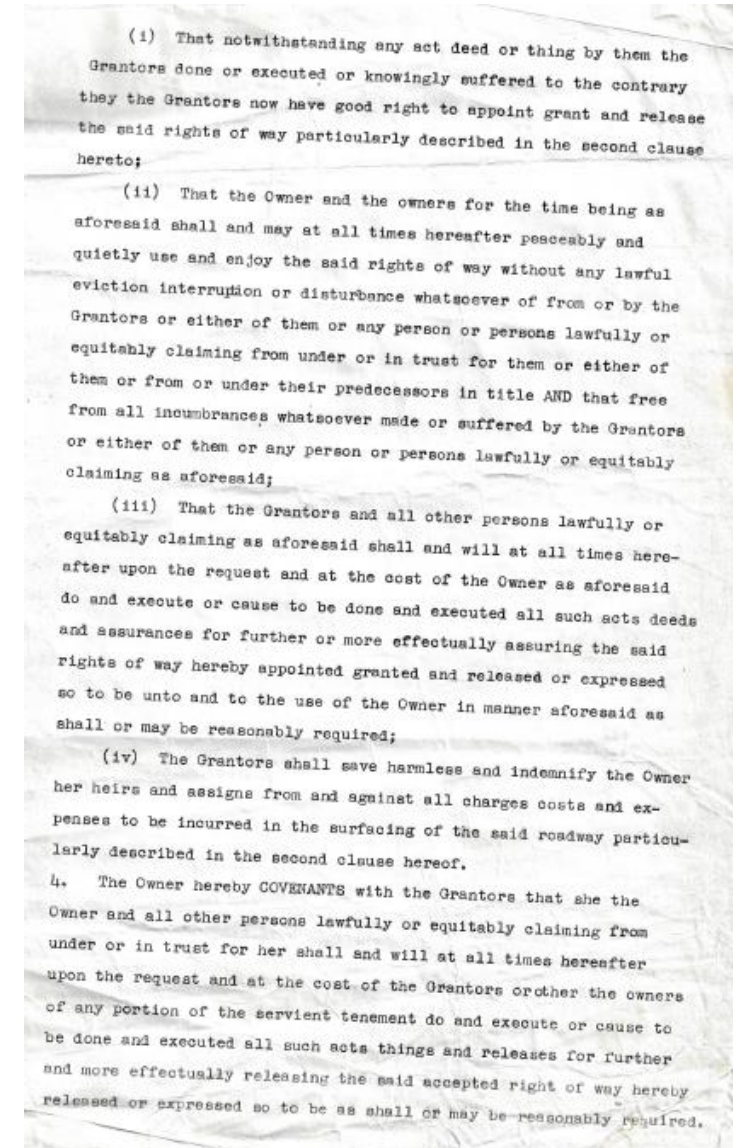
Dated sealed and Sworn: 31 December 1957

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Lawyer: Gray and Smith

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

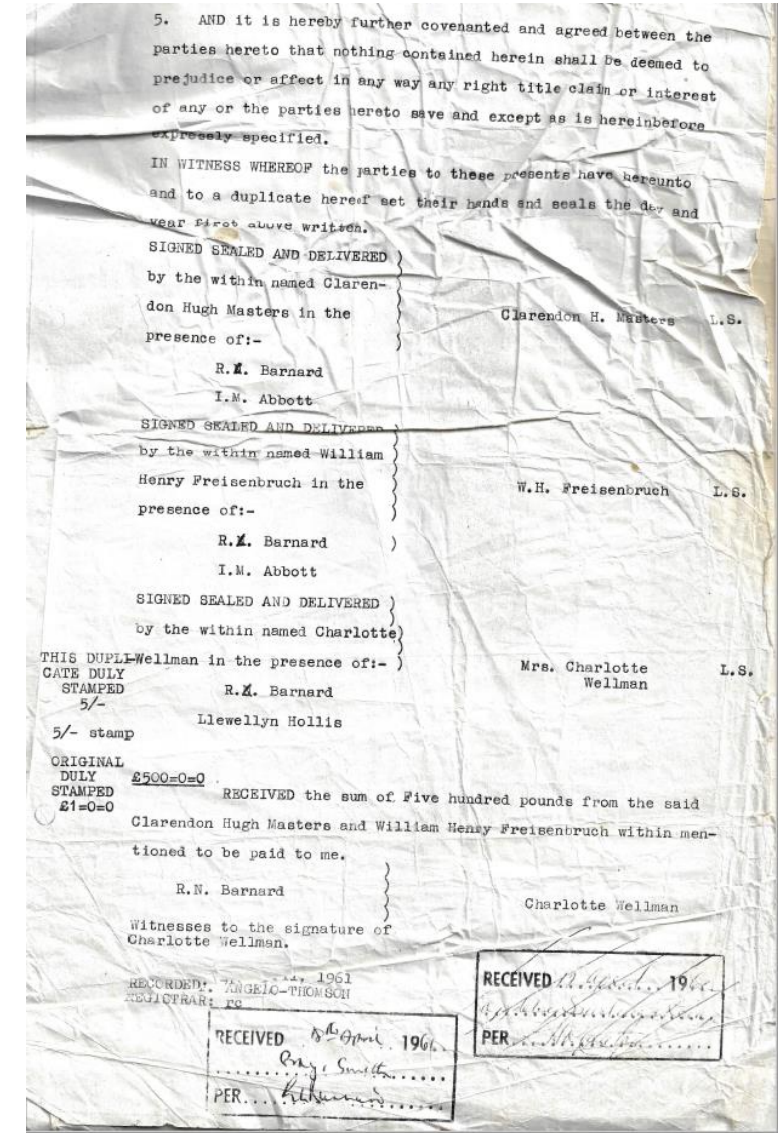
Dated sealed and Sworn: 31 December 1957

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1. # 11 Boss's Cove Road, Pembroke HM 01

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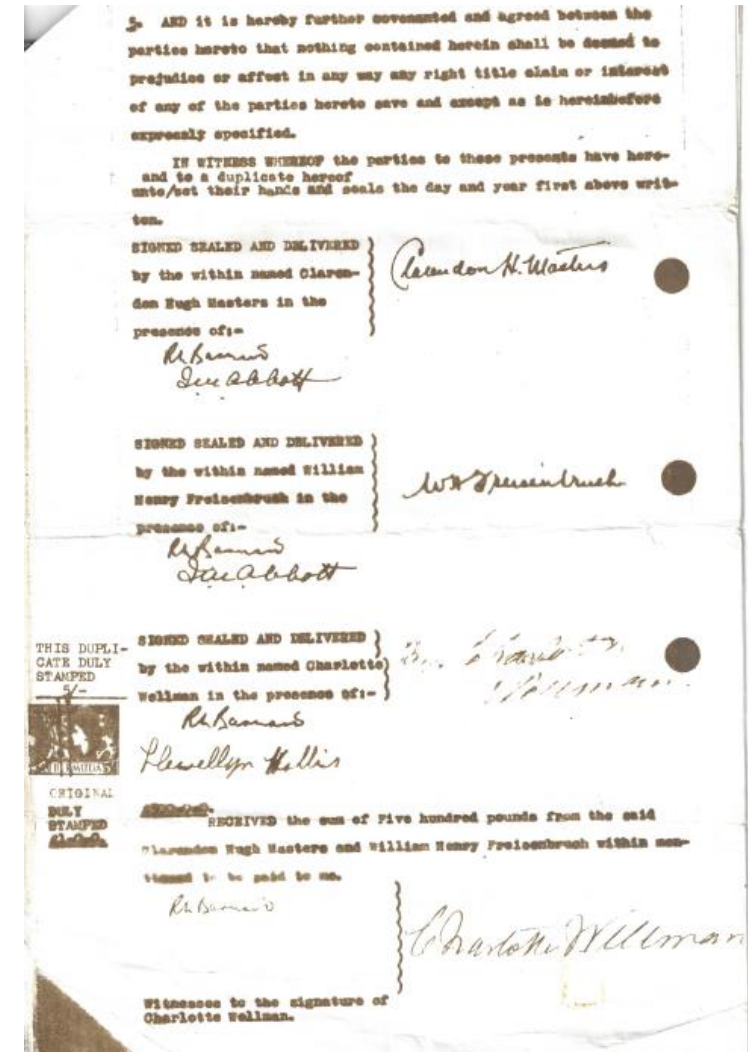
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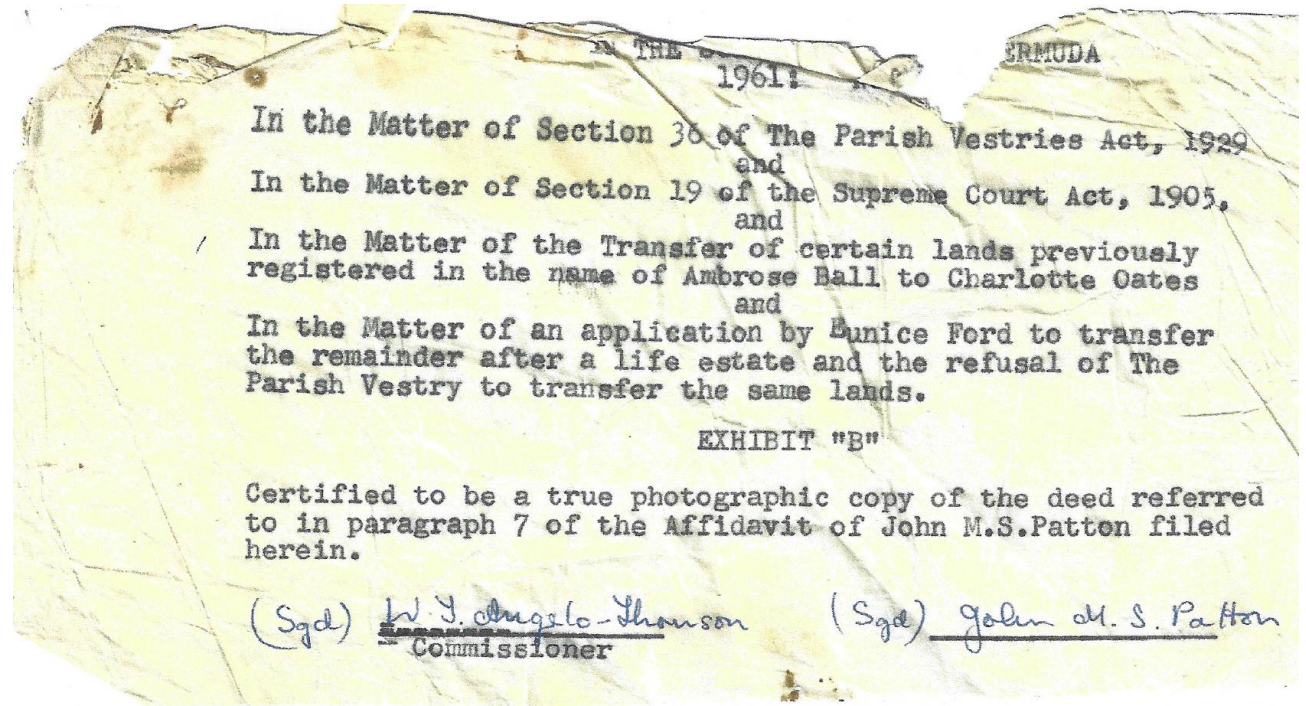
5.4 Additional information

Dated sealed and Sworn: 27 August 1957

Indenture: Dated 27 August 1957, between Ambrose Ball, 1st Part and John MacMillian Stevenson Patton, 2 part.

Signed: Ambrose Ball and Eunice Ford and John Patton. For One Pound paid by John Patton.

This Document could not have been a part of Charlottes Oates Will that was made on 10 February 1956, revised 3 months before her death on 24 May 1956.



Note: #11. Ambrose Ball & Eunice Ford to John MacMillian Patton for \$1, one pound, 27 Aug. 1957.

1. # 11 Boss's Cove Road, Pembroke HM 01

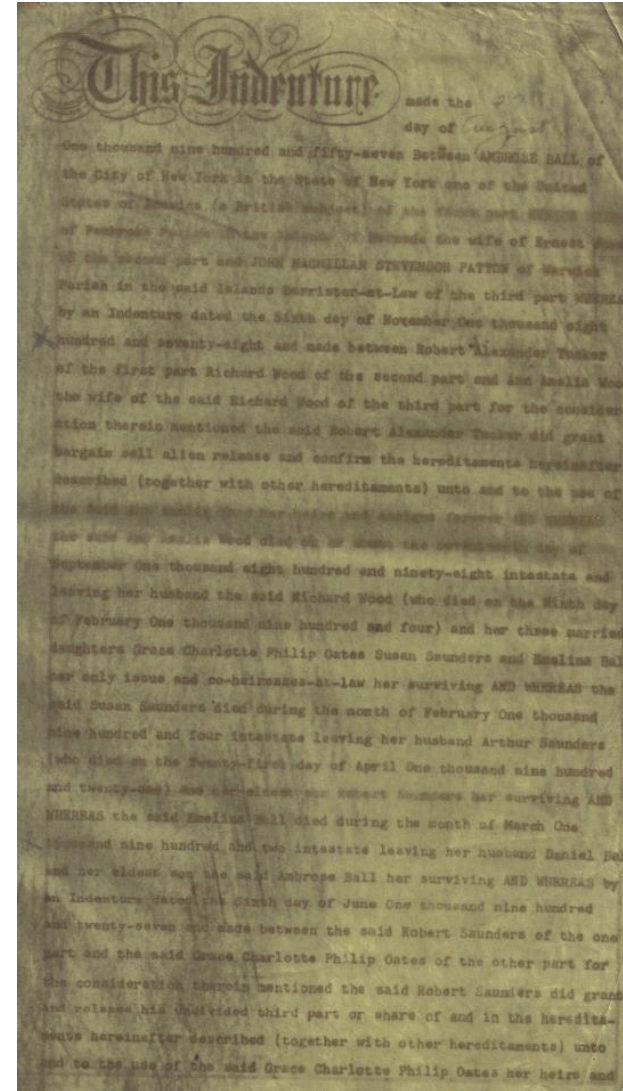
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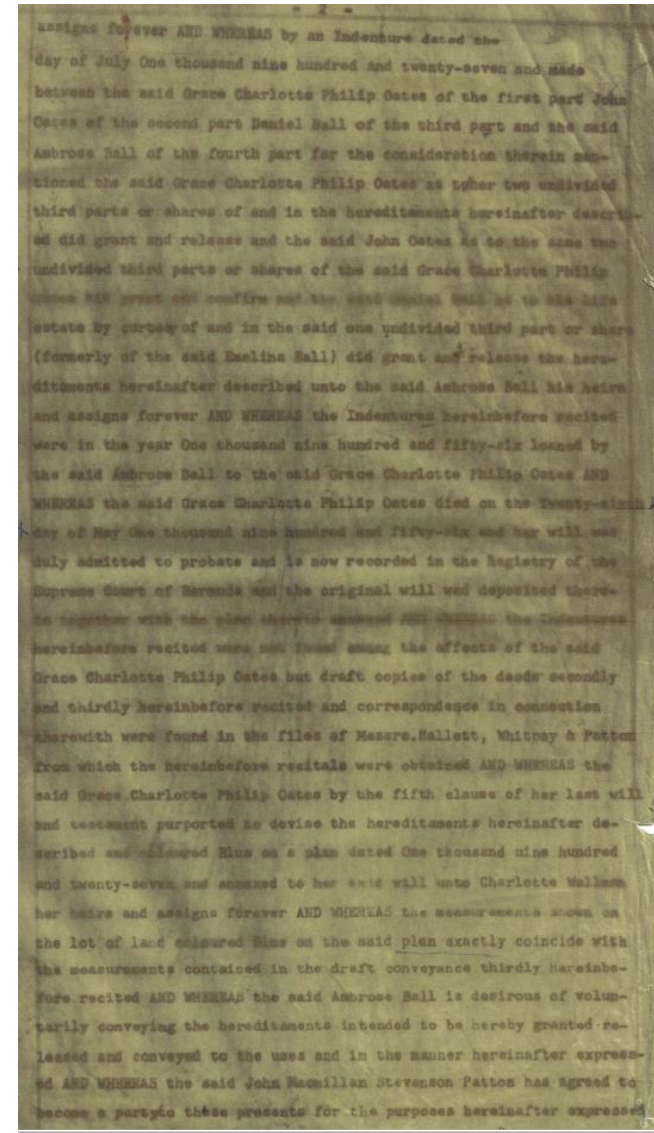
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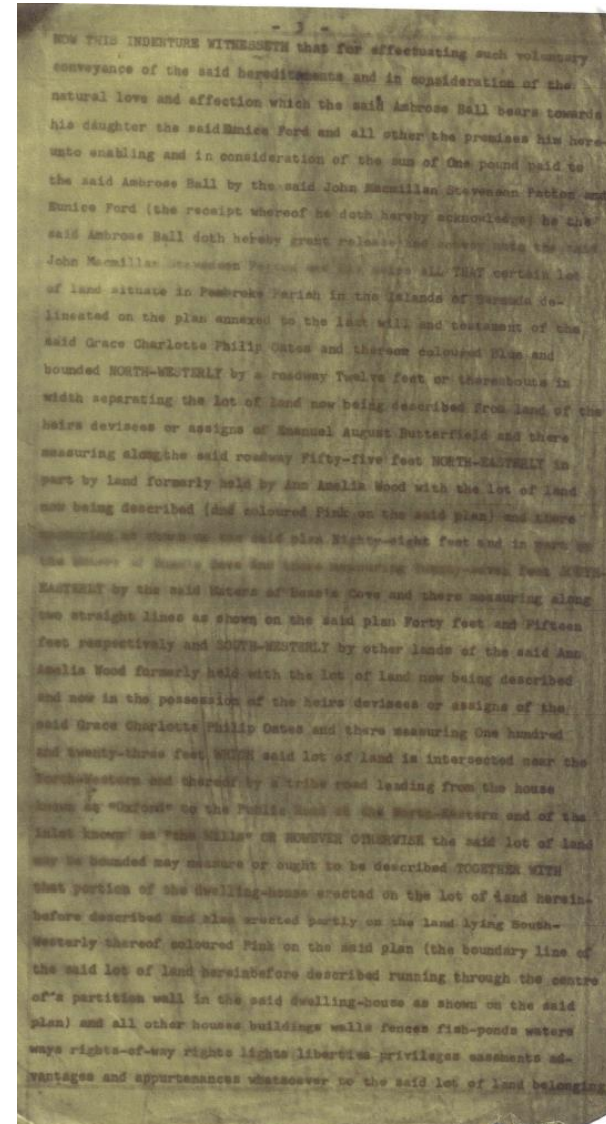
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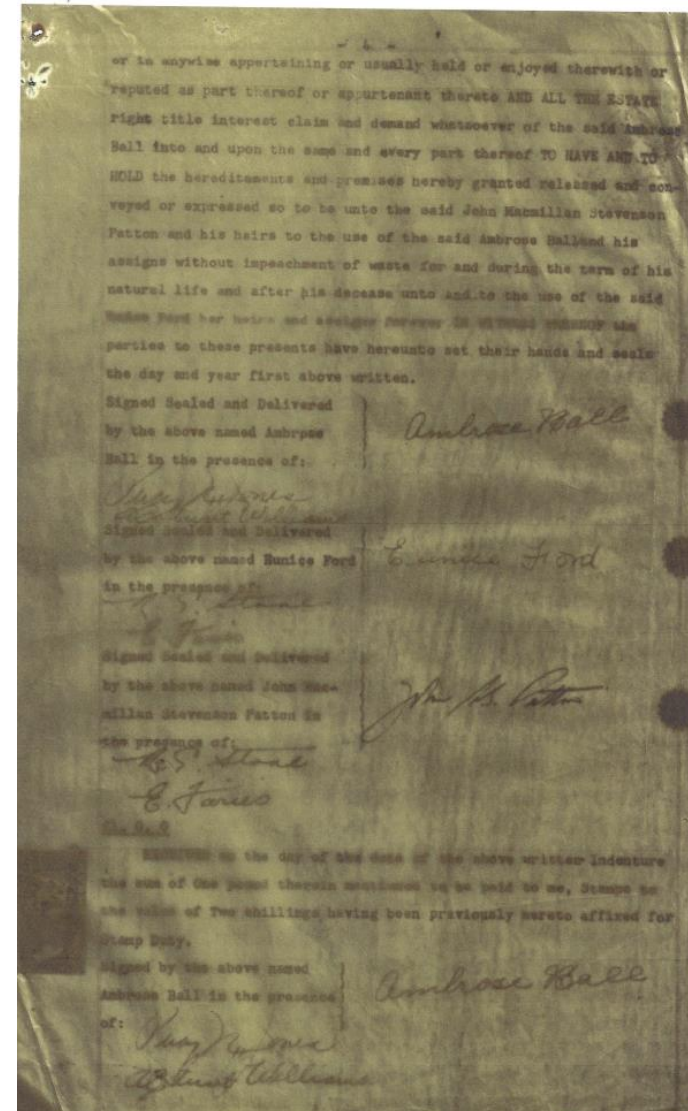
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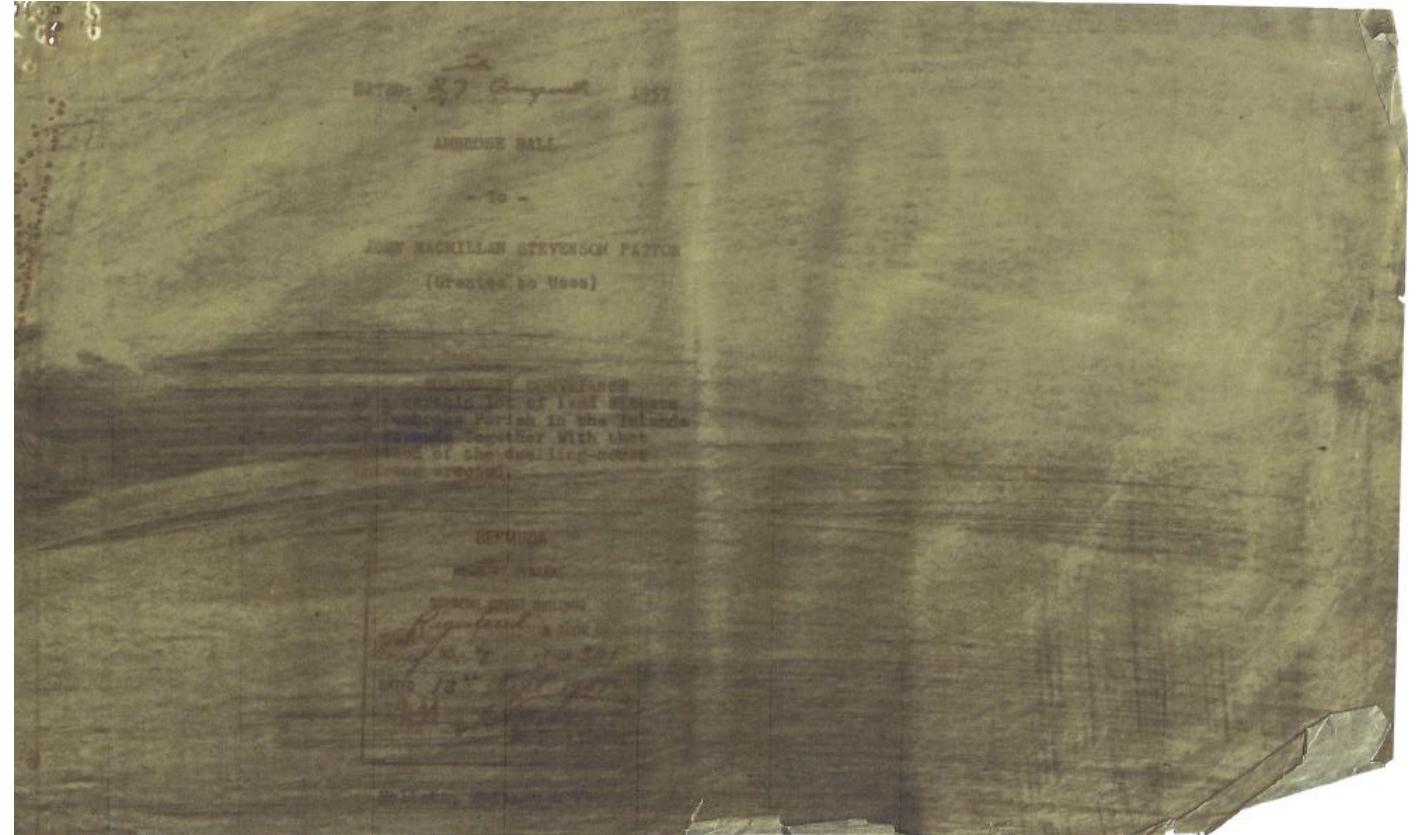
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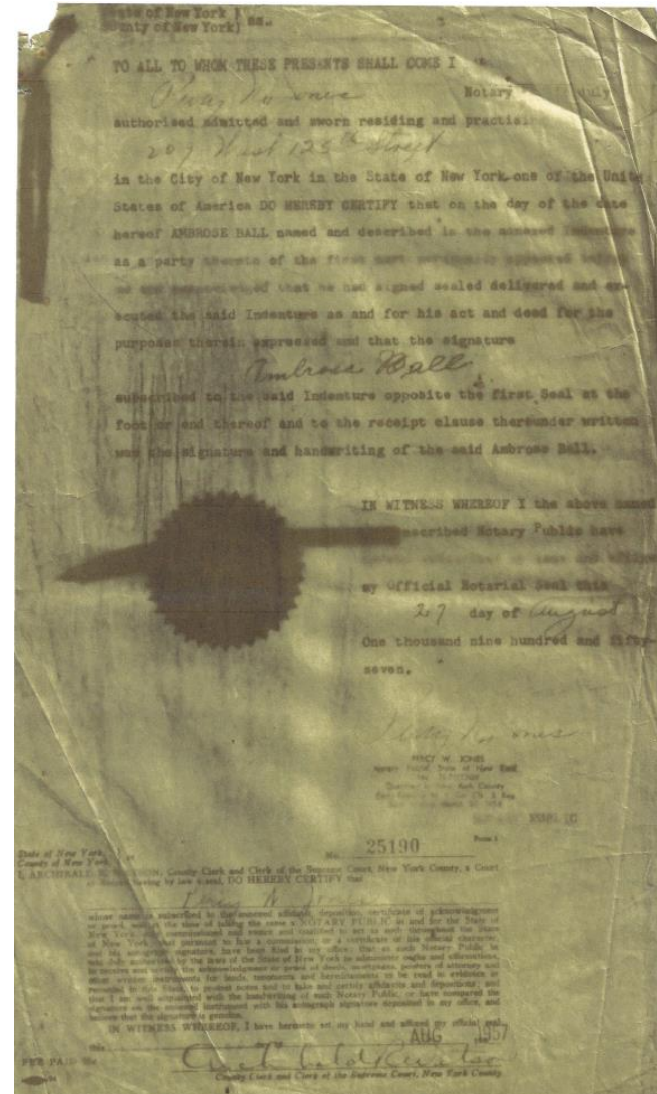
5.4 Additional information

Dated sealed and Sworn: 27 August 1957

Indenture: Dated 13 July 1927 between Daniel Ball of the 1st part and Ambrose Ball of the 2nd part and Grace Charlotte Phillips Oates of the 3rd part reciting will of Ann Amelia Wood

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



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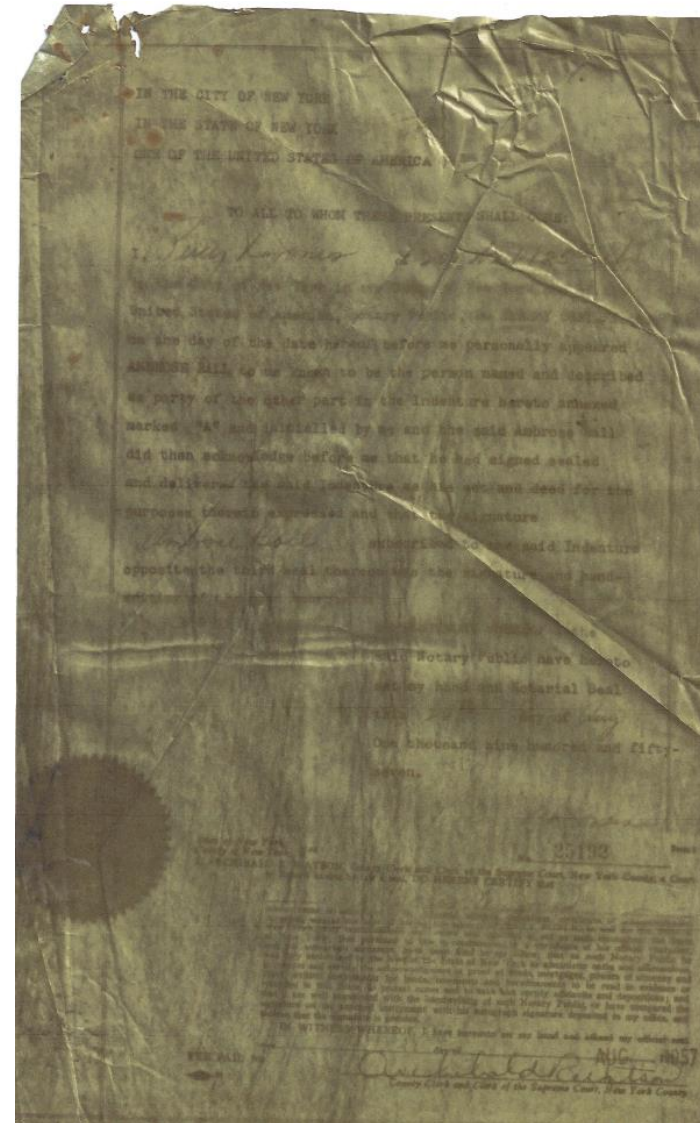
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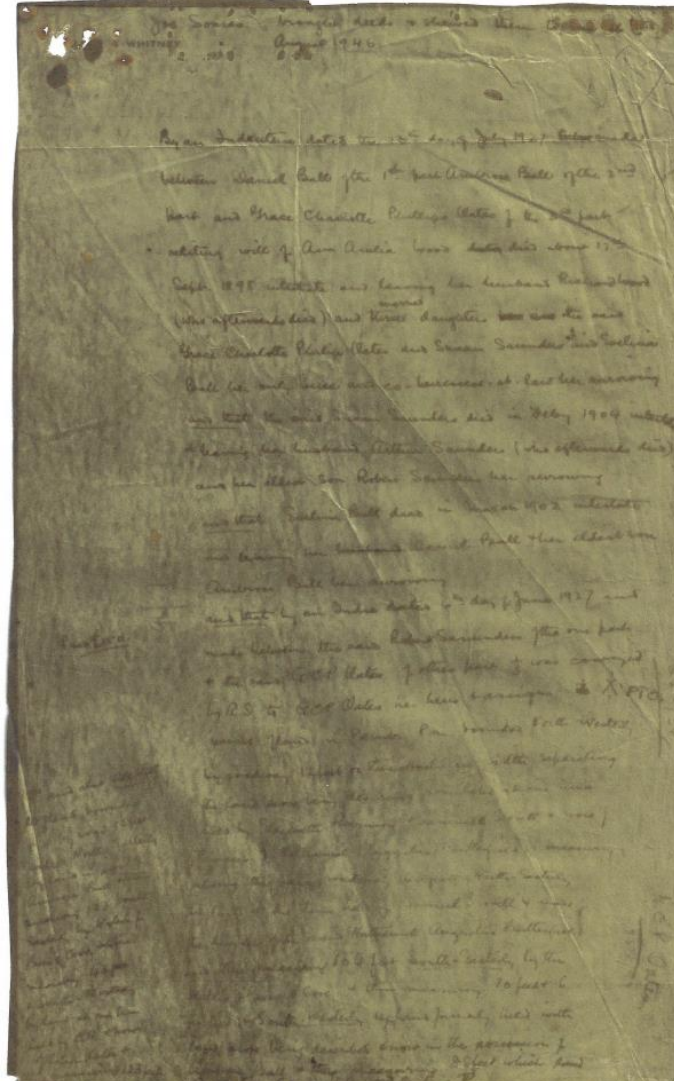
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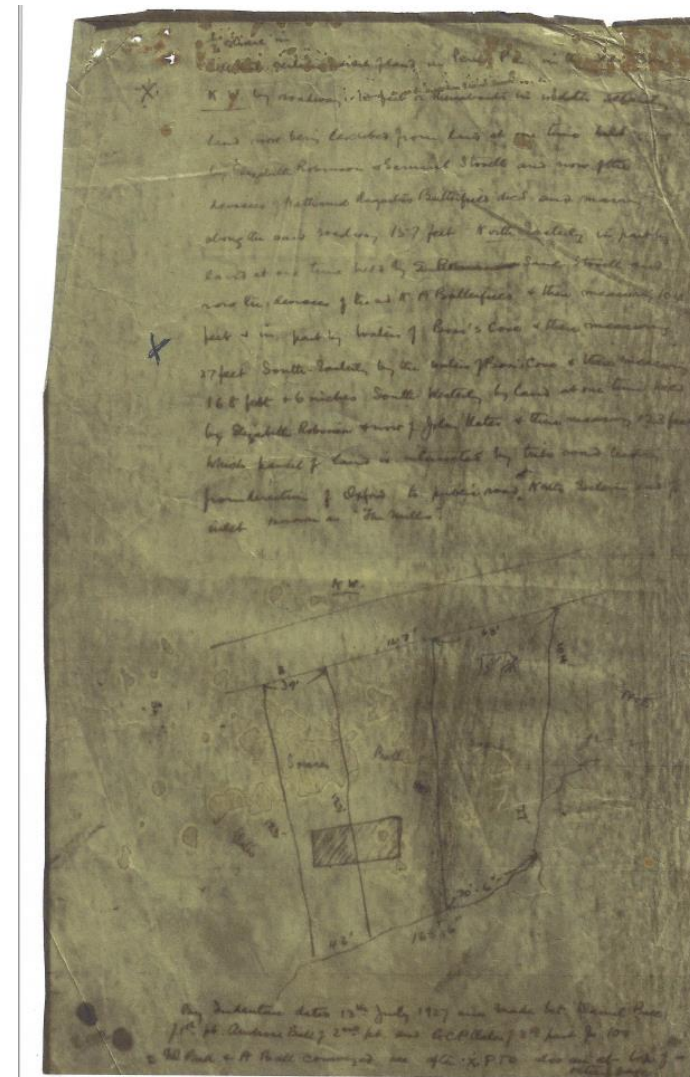
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Ann Amelia Wood died about 17 September
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at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated sealed and Sworn: 26 August 1957

Indenture: Abandonment and Grant of Right of Way between Clarendon Hugh Masters & Others and Ambrose Ball

Lawyer: Conyers, Dill and Pearman

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

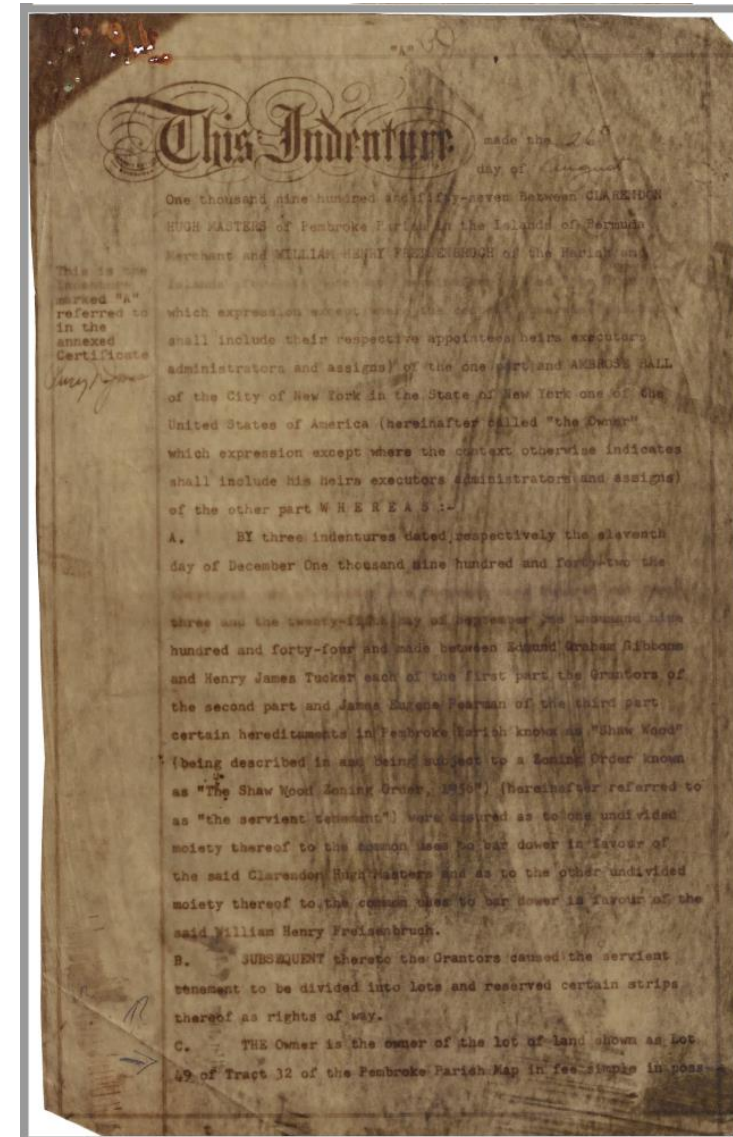
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Conveyed to Grace Charlotte Phillips Oates



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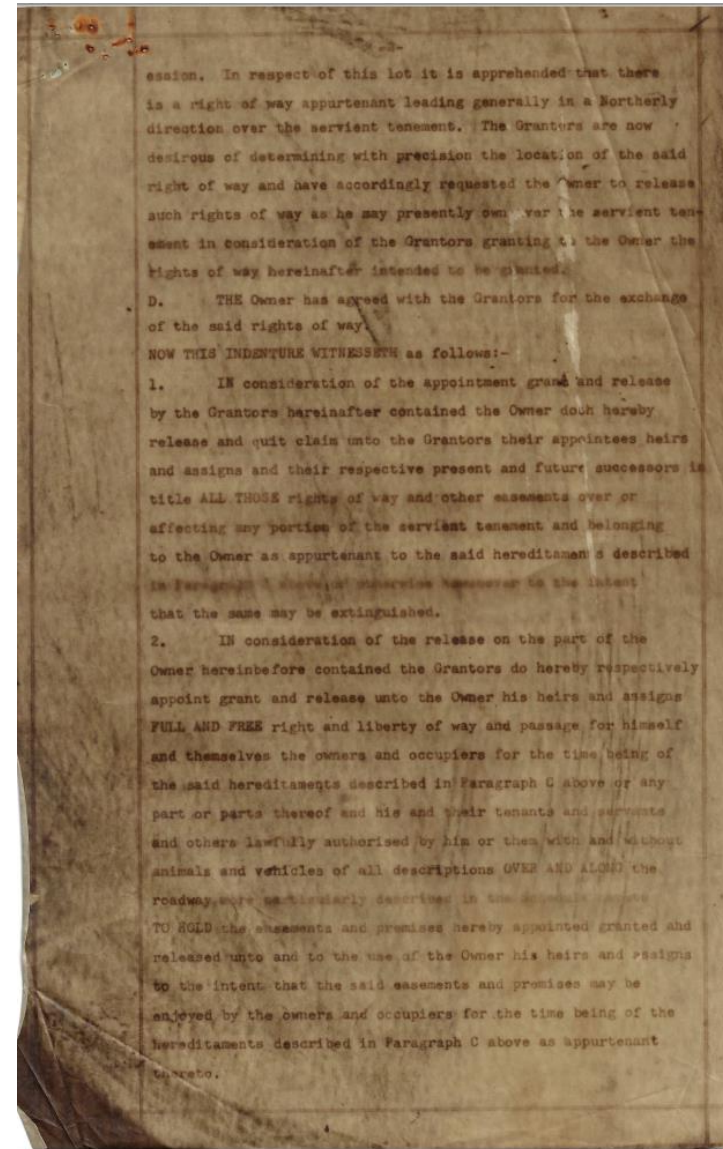
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Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

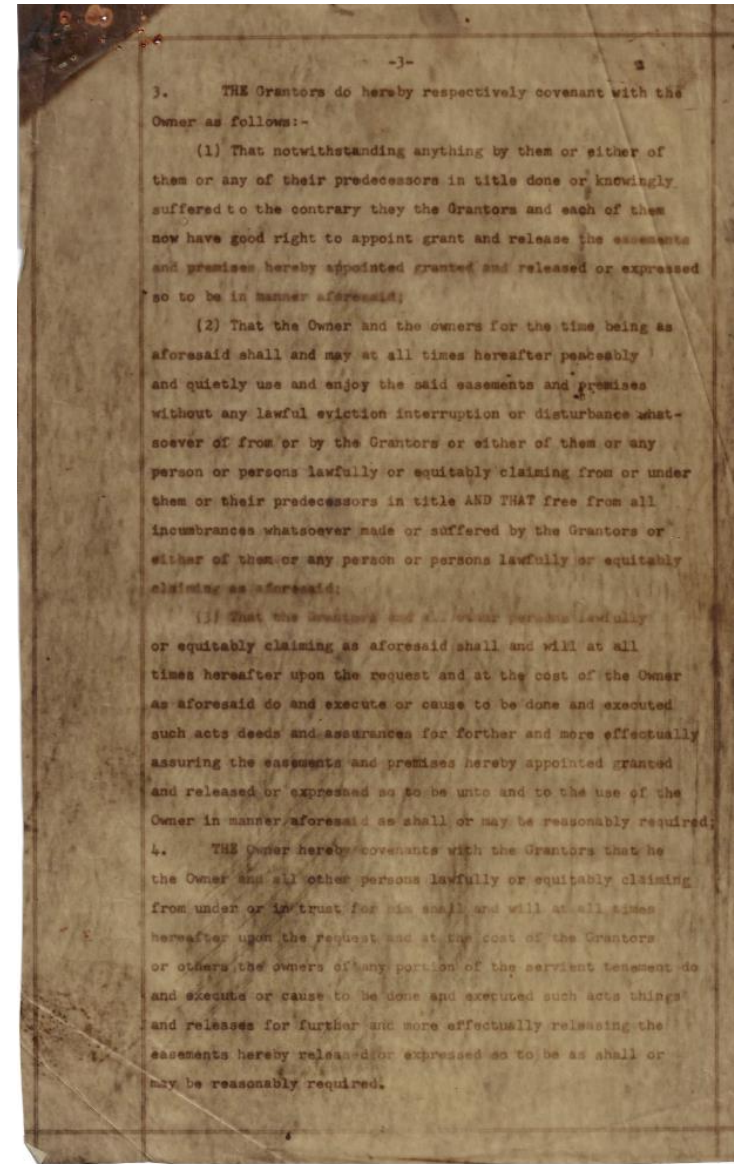
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**Indenture: Abandonment and Grant of
Right of Way between Clarendon Hugh
Masters & Others and Ambrose Ball**

Lawyer: Conyers, Dill and Pearman

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Conveyed to Grace Charlotte Phillips Oates



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

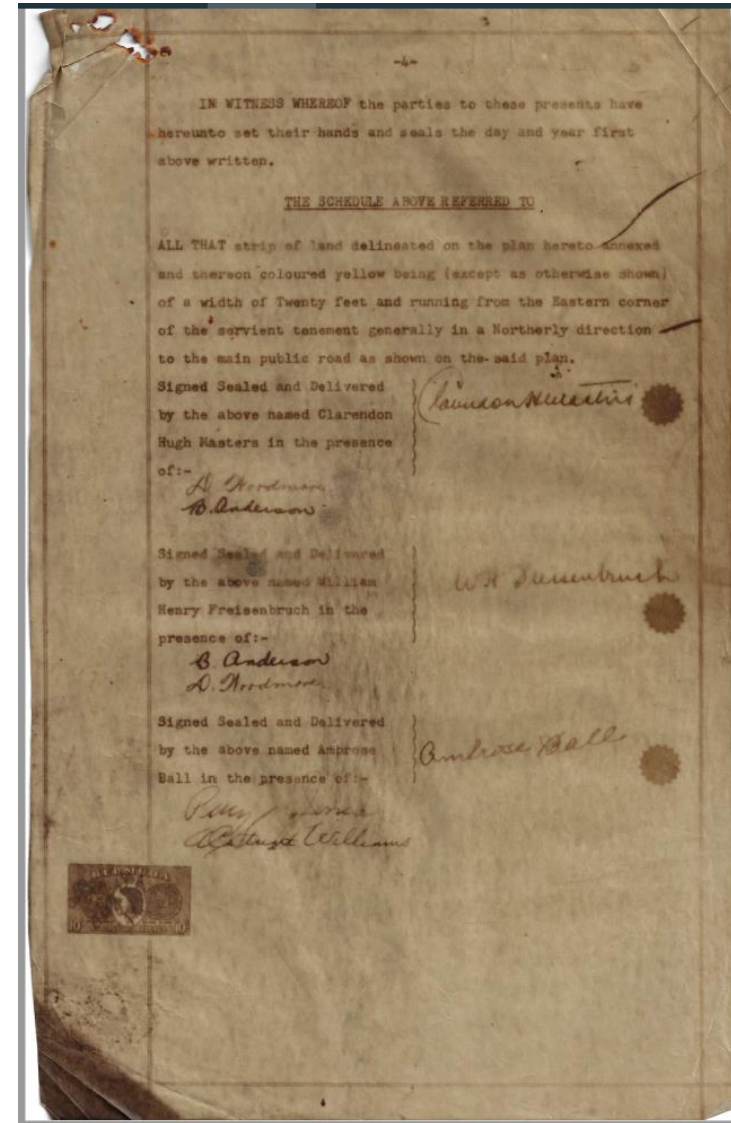
Dated sealed and Sworn: 26 August 1957

Indenture: Abandonment and Grant of Right of Way. Signed between Clarendon Hugh Masters & Others and Ambrose Ball

Lawyer: Conyers, Dill and Pearman

Ann Amelia Wood died about 17 September 1898 intestate and leaving her husband Richard Wood, who died January 11, 1904 at the age of 81 years.

Conveyed to Grace Charlotte Phillips Oates



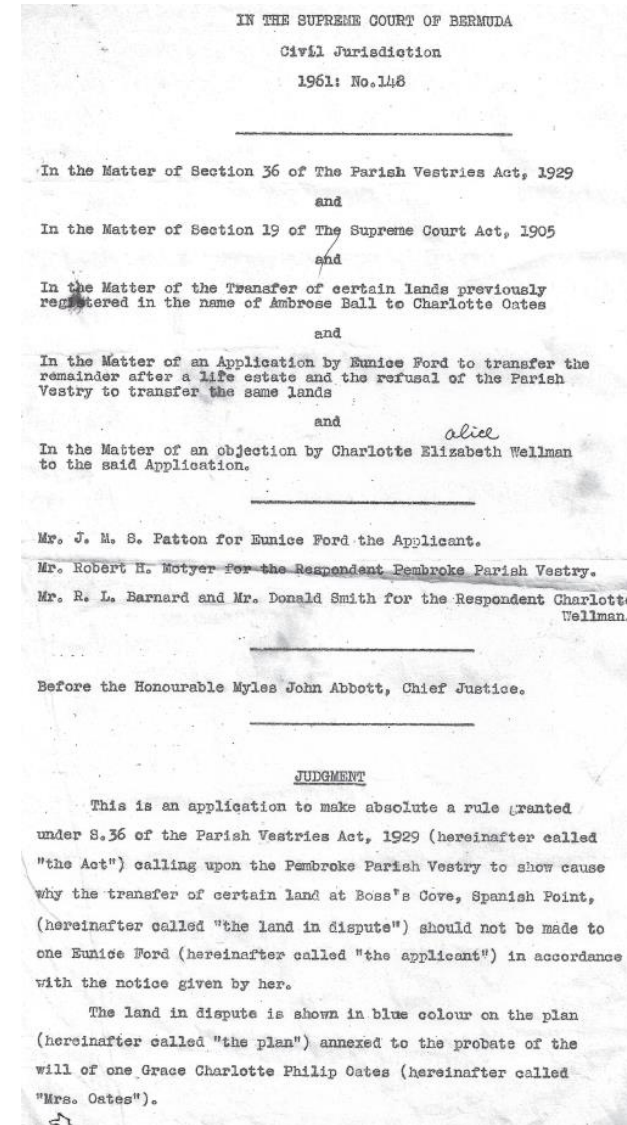
1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated: June 1962 - Judgement

In the Supreme Court of Bermuda Civil Jurisdiction 1961:148 before Honorable Myles John Abbot, Chief Justice

Charlotte Alice Saunders Wellman, legal owner



1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated: June 1962 - Judgement

**In the Supreme Court of Bermuda Civil
Jurisdiction 1961:148 before Honorable
Myles John Abbot, Chief Justice**

**Charlotte Alice Saunders Wellman, legal
owner**

- 2 -

The history of the case is briefly this. The whole of the land coloured pink and blue on the plan was at one time the property of one Ann Amelia Wood who died intestate in 1898 leaving a husband and three married daughters, Mrs. Oates, Susan Saunders and Emeline Ball her surviving. The husband of Mrs. Wood died so that his life estate by the curtesy determined and does not concern us here. Susan Saunders died intestate in 1904 leaving her husband Arthur and her son Robert her surviving. Arthur's estate by the curtesy also terminated by his death. Emeline Ball, then the owner of ^{one} the undivided third share of the land coloured pink and blue on the plan died intestate in 1902 leaving her husband Daniel (hereinafter called "Daniel") and her son Ambrose (hereinafter called "Ambrose") her surviving.

It is common ground that on 6th June, 1927, Robert Saunders conveyed his one undivided third share in the property coloured pink and blue on the plan to Mrs. Oates, although this deed, like the majority of the deeds relative to this case, is lost and cannot be traced. Thus on the 6th June, 1927, Mrs. Oates, it is accepted, became the owner of two undivided third shares in the land in dispute.

It is also accepted that Daniel Ball died, his life estate thereby determining.

Sometime in 1950, as a result of certain happenings, Mrs. Oates, consulted her lawyer Mr. Richards, who, on her instructions, informed the Pembroke Parish Vestry clerk that he had been sending Vestry Tax notices to Ambrose or to an agent of his instead of to her (see Ex. P.P.V.1 to affidavit of Mr. Murray, the present Vestry Clerk). Lot 2 referred to in Mr. Richards' letter is the land in dispute. The opinion which accompanied Mr. Richards' letter is Ex.P.P.V.2 to Mr. Murray's affidavit.

The Parish Vestry acting under the provisions of S.34 of the Act considered Mr. Richards' letter and the enclosure thereto and on 22.12.50 caused the then Vestry Clerk to notify Mrs. Oates of the intention of the Vestry to transfer the registration of the land in dispute into her name. Mrs. Oates naturally not objecting, the

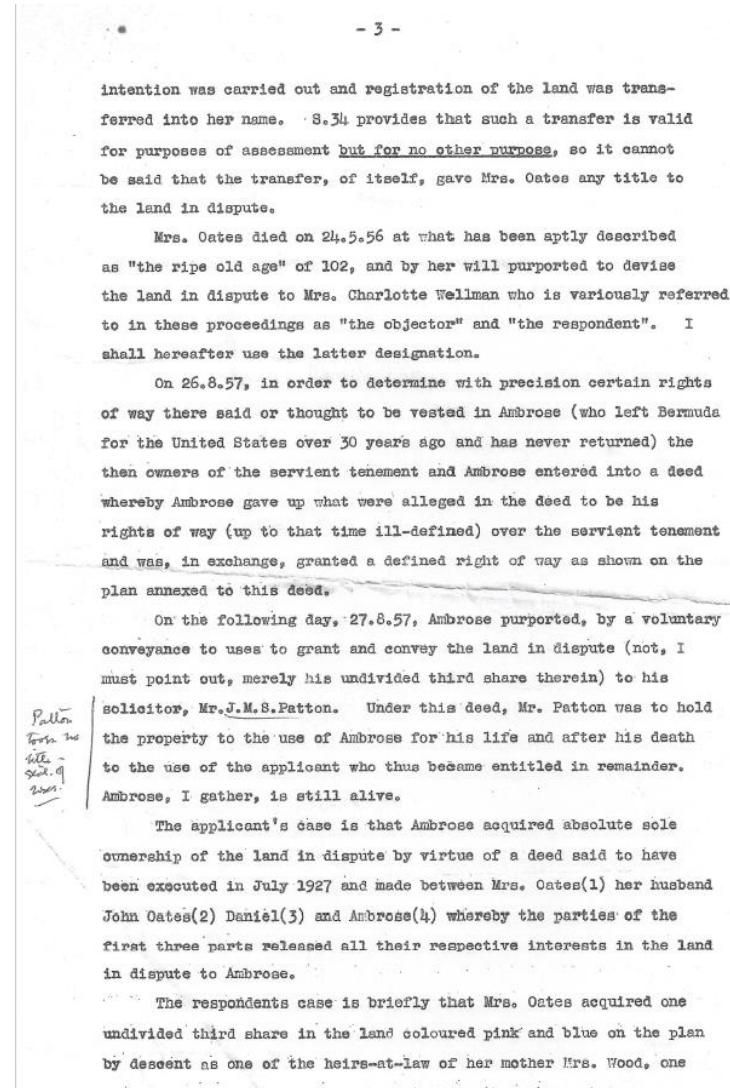
1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated: June 1962 - Judgement

**In the Supreme Court of Bermuda Civil
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**Charlotte Alice Saunders Wellman, legal
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1. # 11 Boss's Cove Road, Pembroke HM 01

5.4 Additional information

Dated: June 1962 - Judgement

**In the Supreme Court of Bermuda Civil
Jurisdiction 1961:148 before Honorable
Myles John Abbot, Chief Justice**

**Charlotte Alice Saunders Wellman, legal
owner**

- 4 -

undivided third share by conveyance thereof by Robert Saunders and the third undivided third share by conveyance from Ambrose, and that she thus became sole owner of the whole of the said land.

Now, what is it that this Court has to decide in this case. As I see it, I have to decide on the evidence before me if the rule calling upon the Vestry to show cause why the transfer to the applicant should not be made, should be made absolute or be discharged.

It would be wrong for me, in my opinion, to express in this judgment any view as to the validity or otherwise of the numerous documents whose validity has been called in question before me. That may fall to be decided hereafter in another kind of proceeding. I deliberately refrain from expressing any such view.

I hold, on the evidence before me that the rule calling upon the Vestry to show cause must be discharged. The applicant must pay the costs of both the Vestry and the respondent.

I desire to emphasise, in coming to this decision (in case I have not already made that clear) that this judgment does not confirm or impugn the validity of the titles sought to be set up by the applicant and the respondent.

Chief Justice.

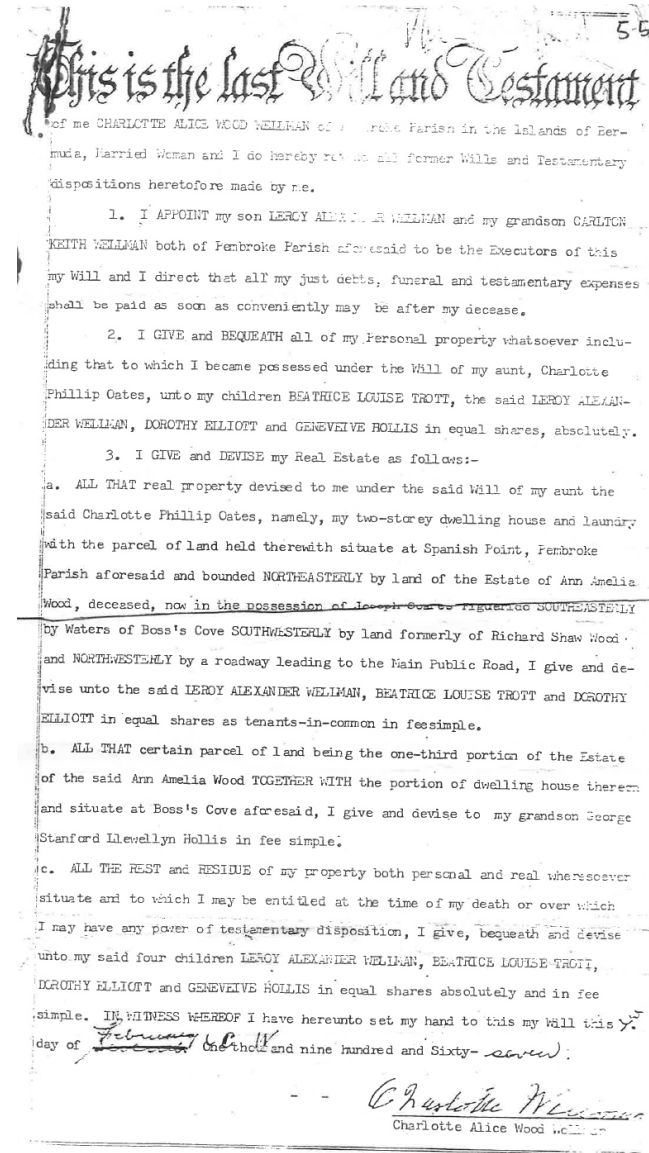
June, 1962.

1. # 11 Boss's Cove Road, Pembroke HM 01

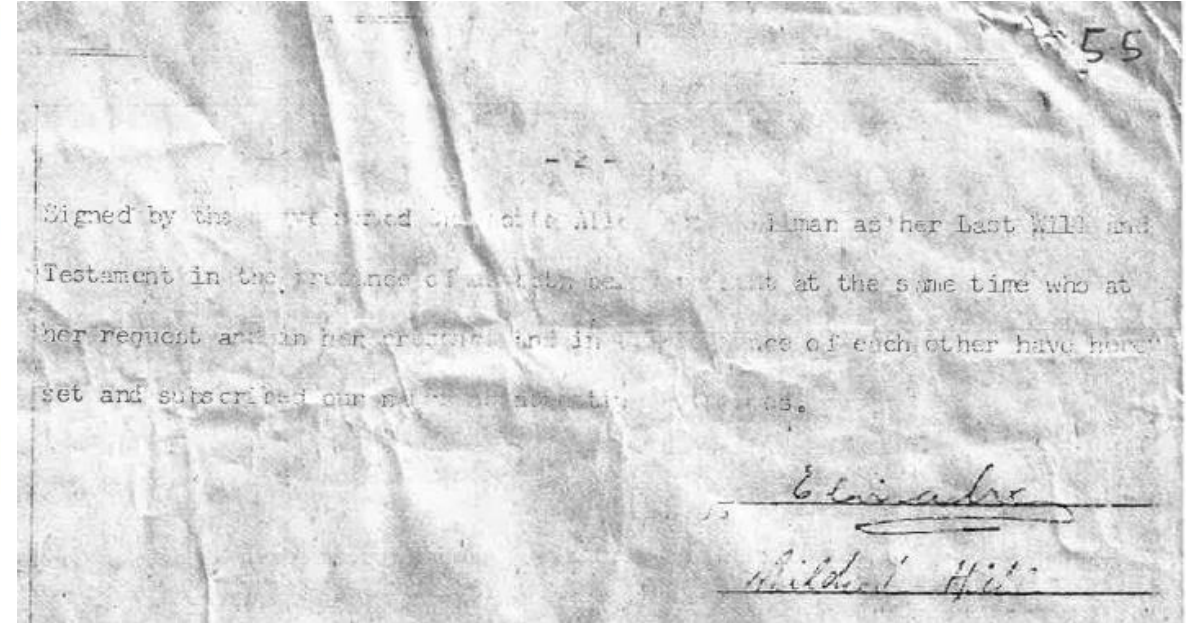


5.5

In the Last Will and Testament of Charlotte Alice Wood Wellman, dated 7 February 1967, from paragraphs, 3b inclusive, states on her death the above-mentioned property is left to George Stanford Llewellyn Hollis, Fee simple, to her grandson.



1. # 11 Boss's Cove Road, Pembroke HM 01



5.5

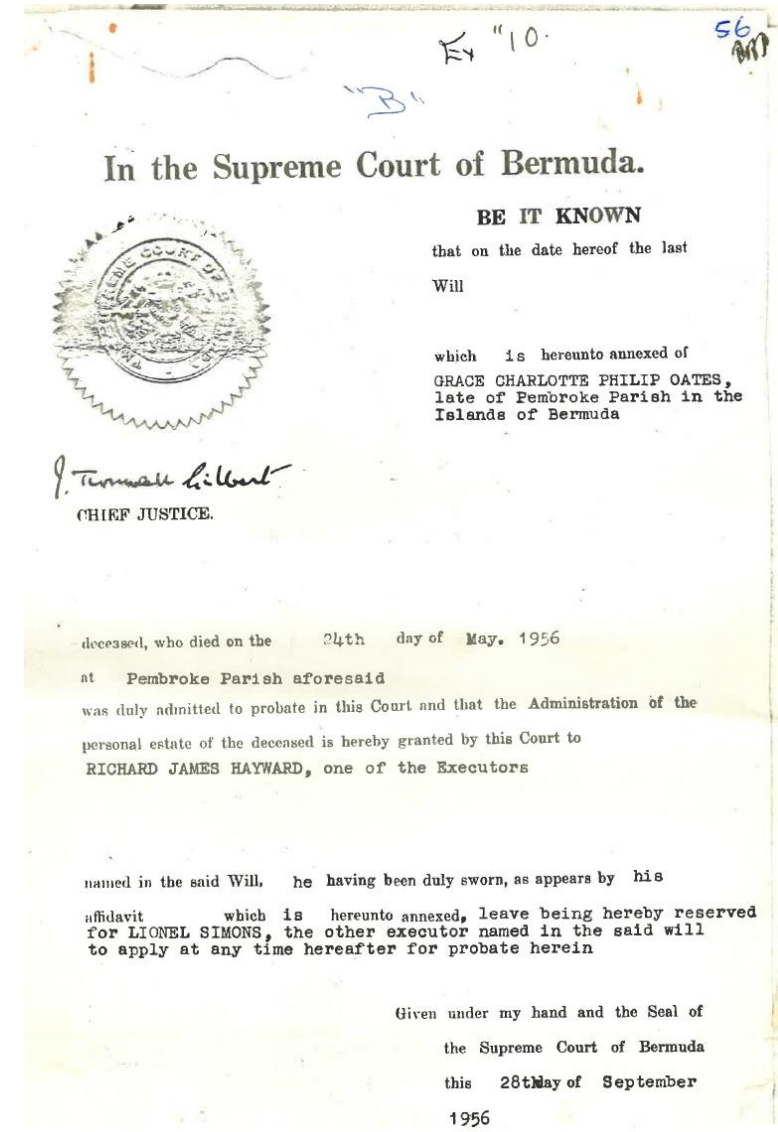
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1. # 11 Boss's Cove Road, Pembroke HM 01



5.6

In the Last Will and Testament of Grace Charlotte Philip Oates, dated 10 February 1956, from paragraphs Fourth to Seventh inclusive, states on her death the above-mentioned property is left to Charlotte Alice Wood Wellman absolutely, her niece. In the Supreme Court of Bermuda, dated 28th September 1956, probate for the last will for Grace Charlotte Philip Oates.

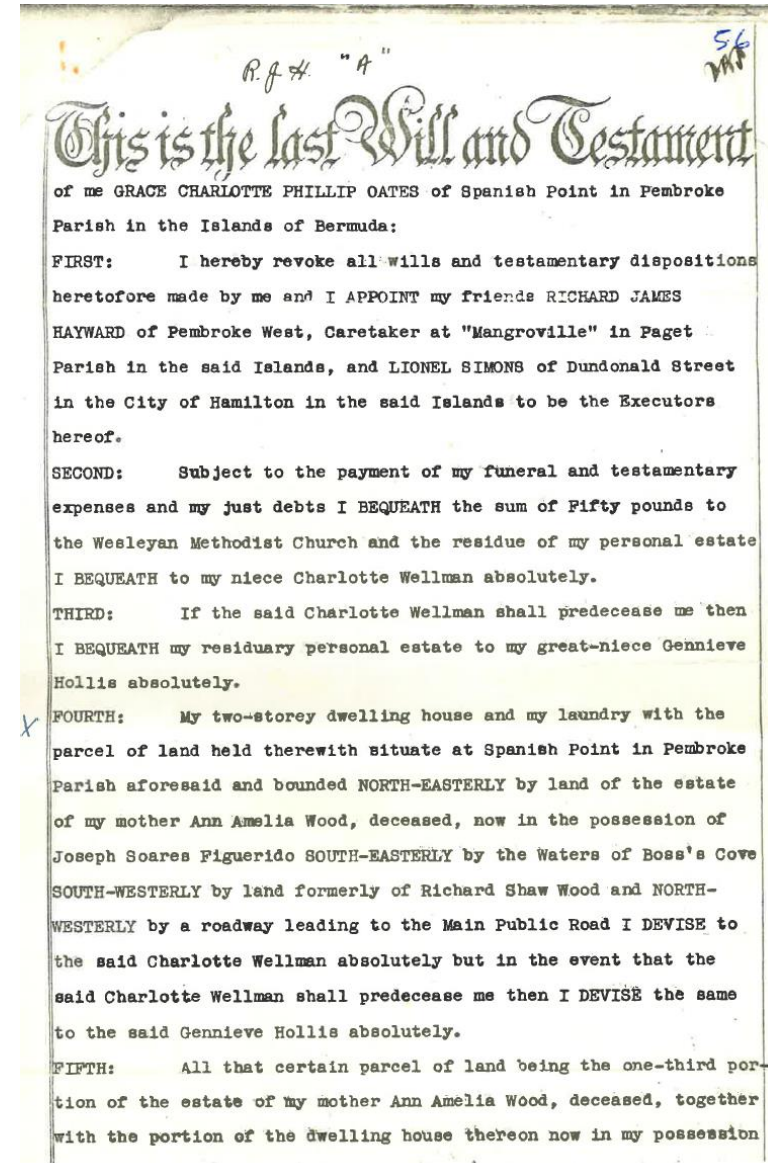


1. # 11 Boss's Cove Road, Pembroke HM 01



5.6

In the Last Will and Testament of Grace Charlotte Philip Oates, dated 10 February 1956, from paragraphs Fourth to Seventh inclusive, states on her death the above-mentioned property is left to Charlotte Alice Wood Wellman absolutely, her niece. In the Supreme Court of Bermuda, dated 28th September 1956, probate for the last will for Grace Charlotte Philip Oates.

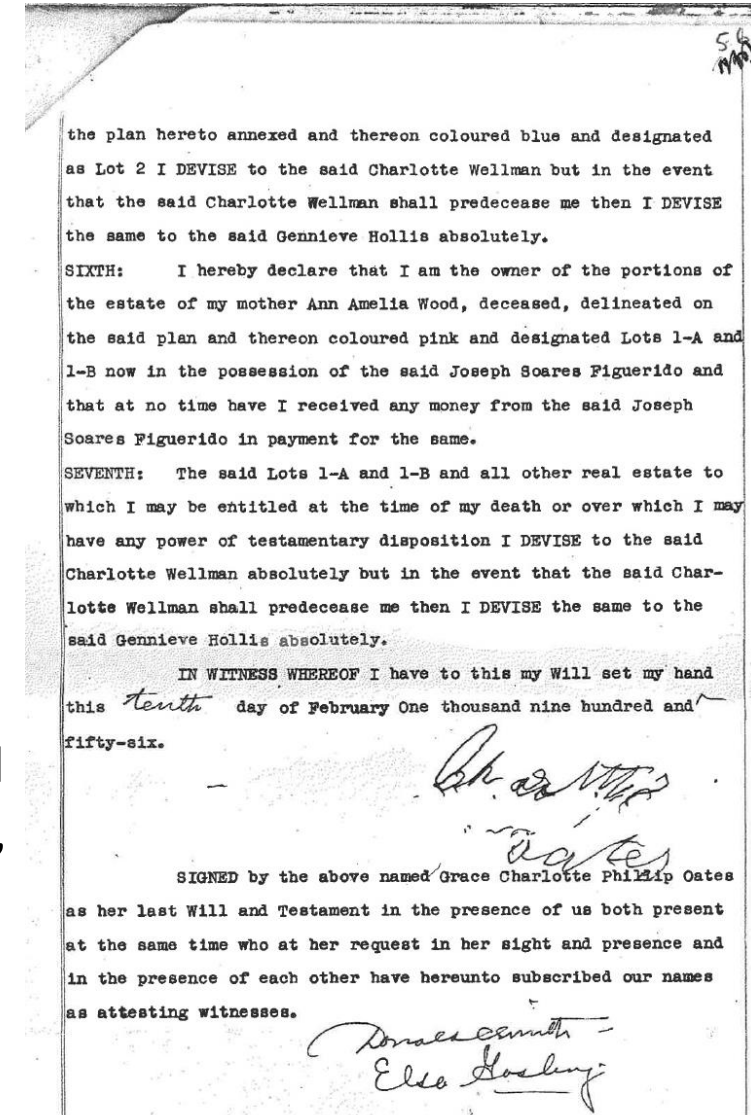


1. # 11 Boss's Cove Road, Pembroke HM 01



5.6

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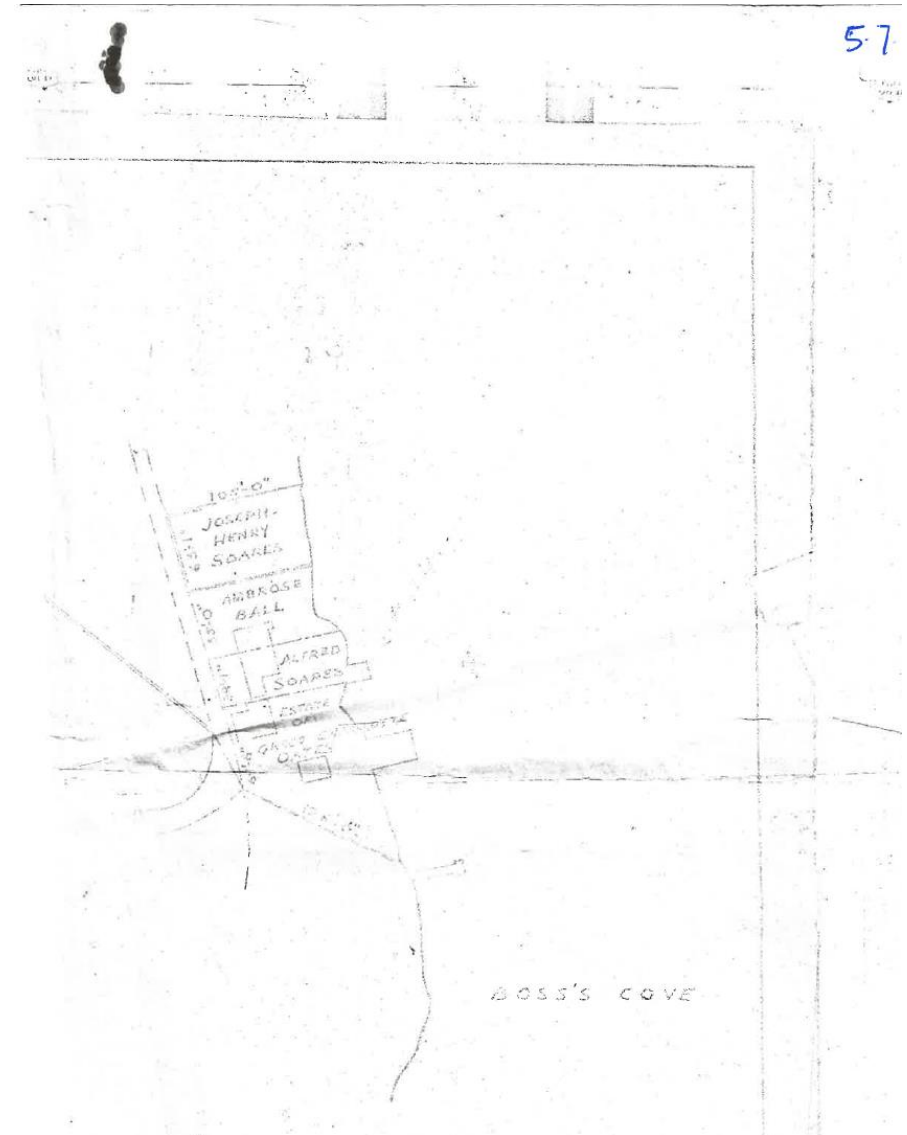


1. # 11 Boss's Cove Road, Pembroke HM 01

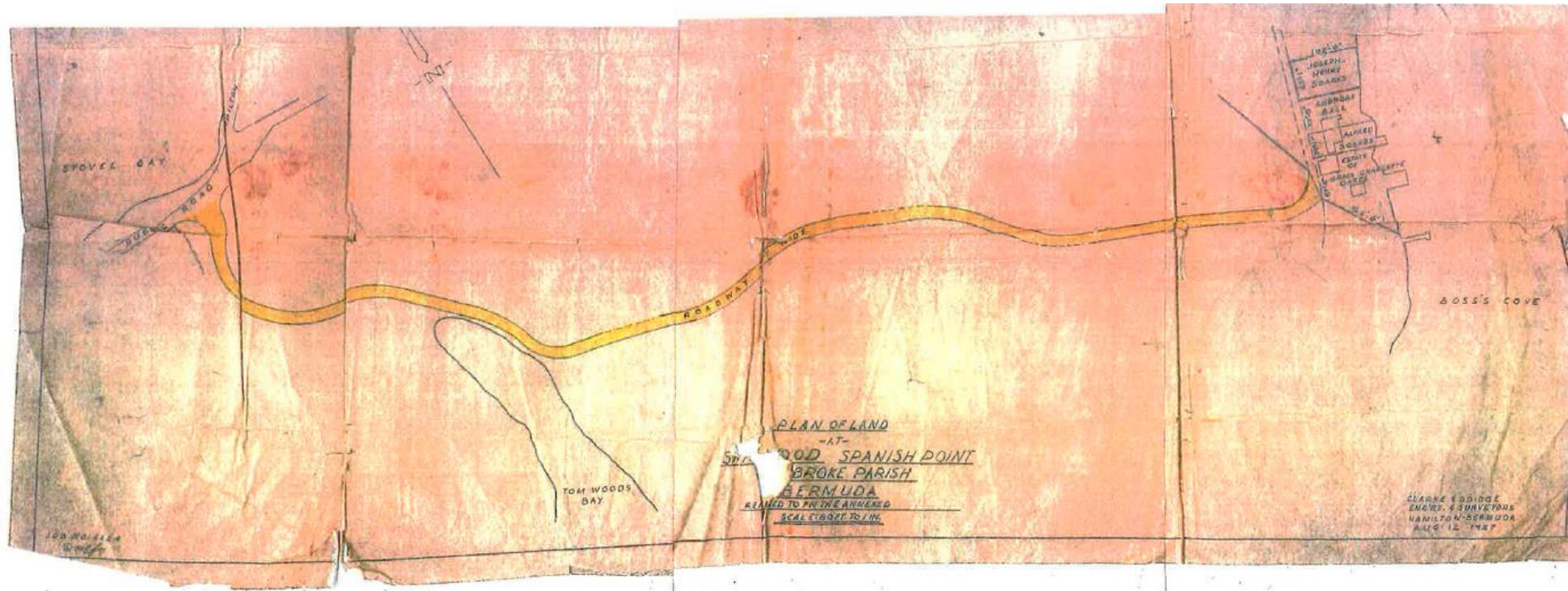


5.7

2 Copies: Plan of Land: at Shawwood, Spanish Point, Pembroke Parish Bermuda, Dated Aug 12, 1957, by Clarke & Doidge, Eng'rs & Surveyors, Hamilton, Bermuda.



1. # 11 Boss's Cove Road, Pembroke HM 01



5.7

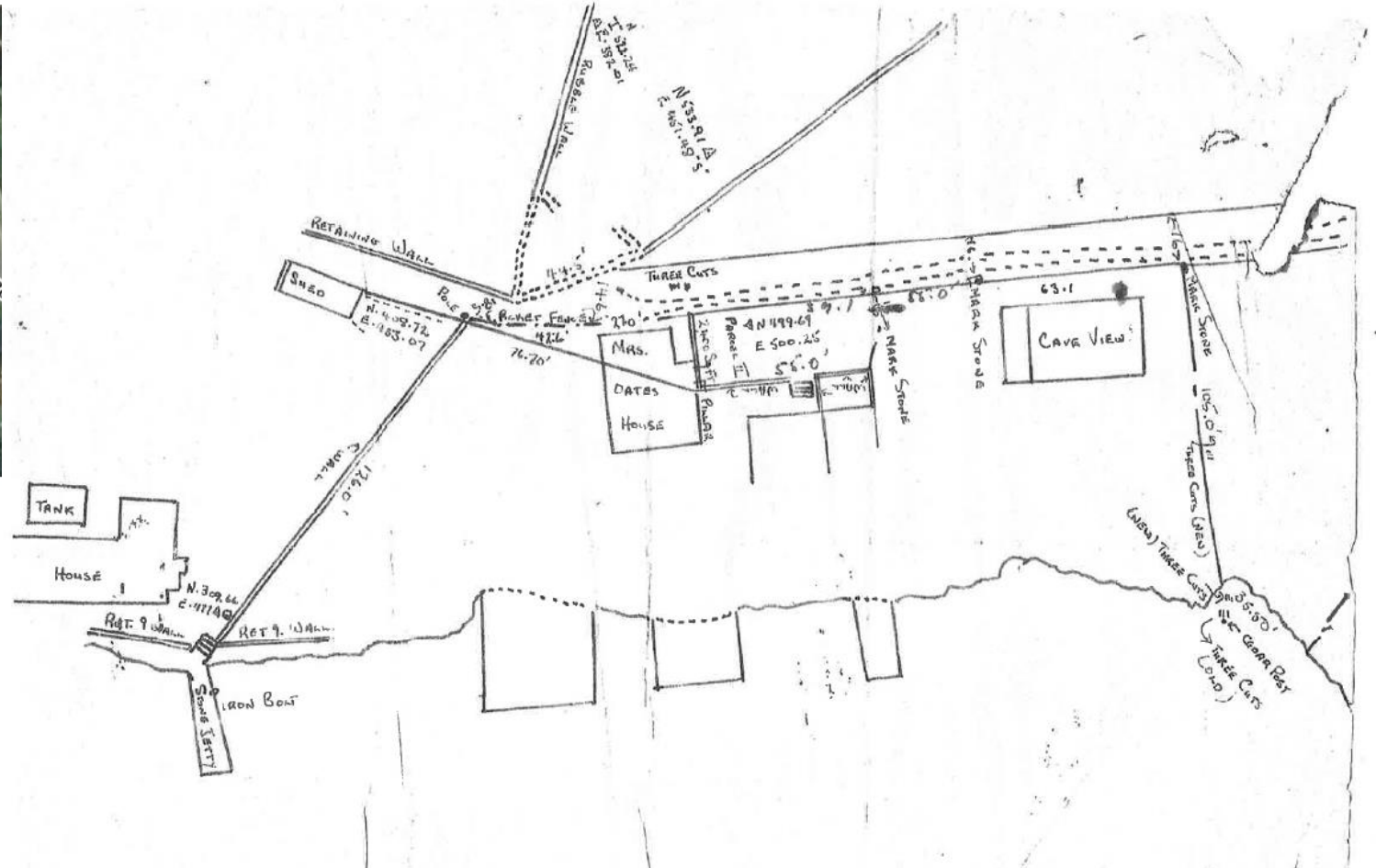
2 Copies: Plan of Land: at Shawwood, Spanish Point, Pembroke Parish Bermuda,
Dated Aug 12, 1957, by Clarke & Doidge, Eng'rs & Surveryors, Hamilton, Bermuda.

1. # 11 Boss's Cove Road, Pembroke HM 01



5.8

Plan of Land: referring to the property of Grace Charlotte Philip Oates.

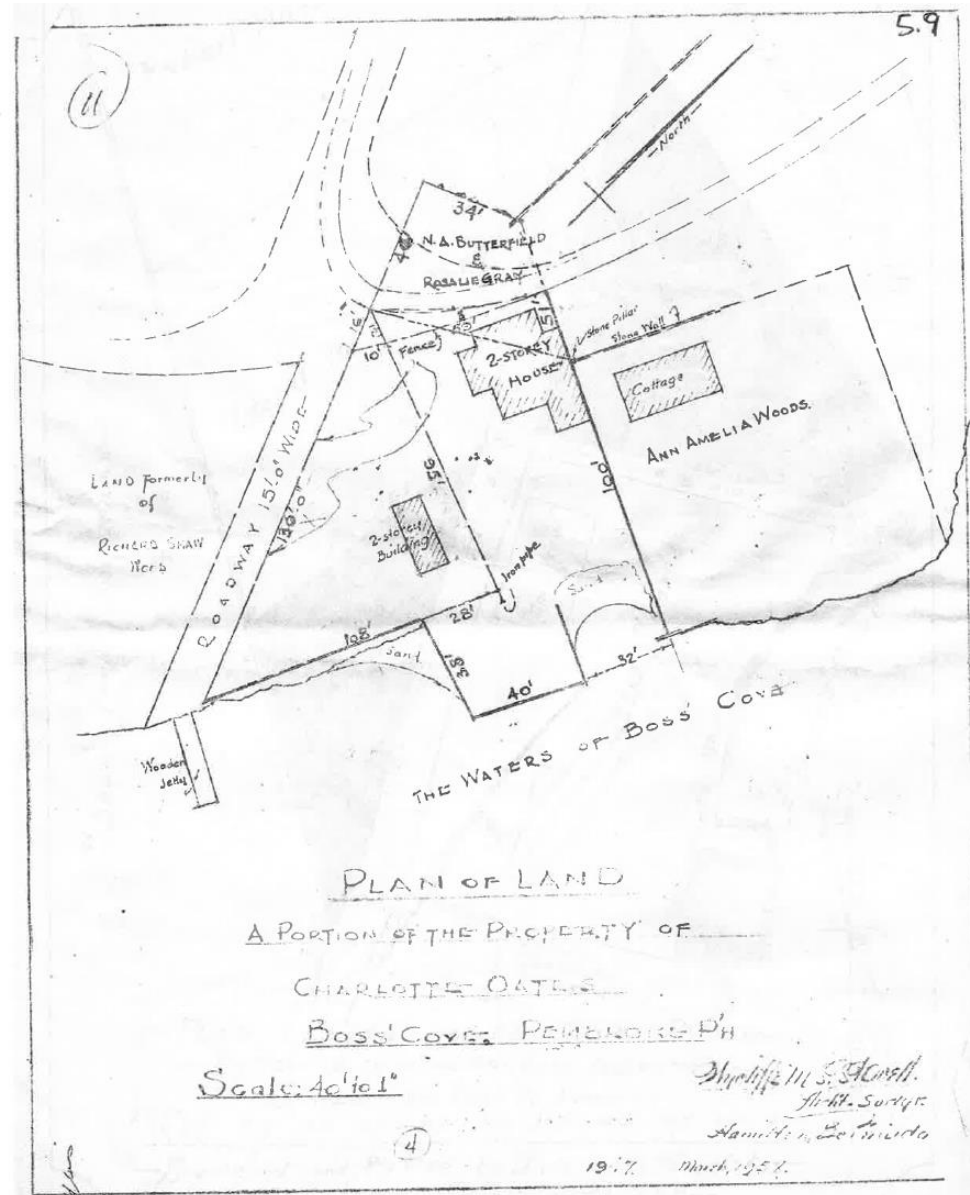


1. # 11 Boss's Cove Road, Pembroke HM 01



5.9

Plan of Land: A Portion of the Property of Charlotte Oates, Boss' Cove, Pembroke Parish, dated March 1958, by Whycliffe M Stovell. Note on the Plan of Land it clearly denotes the Estate of Ann Amelia Wood

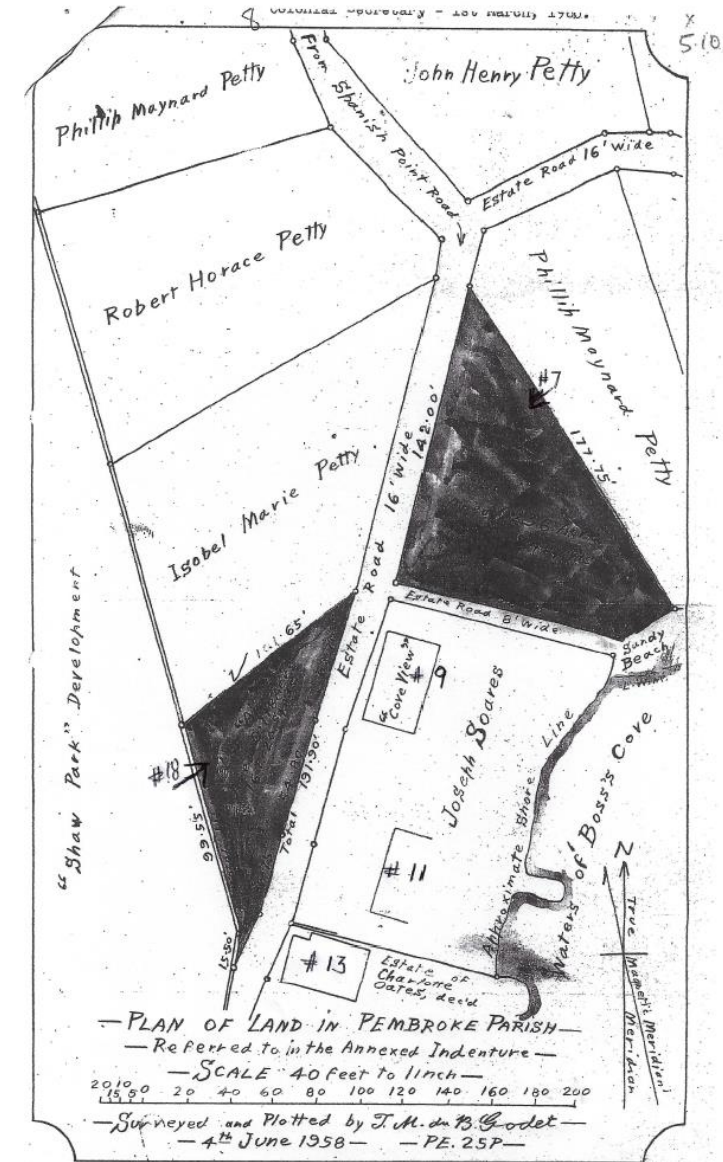


1. # 11 Boss's Cove Road, Pembroke HM 01

5.10

Plan of Land, dated
4th June 1958,
Surveyed and Plotted
by TM du B Godet for
Boss's Cove Lot A
(#18) and Lot B (#7).

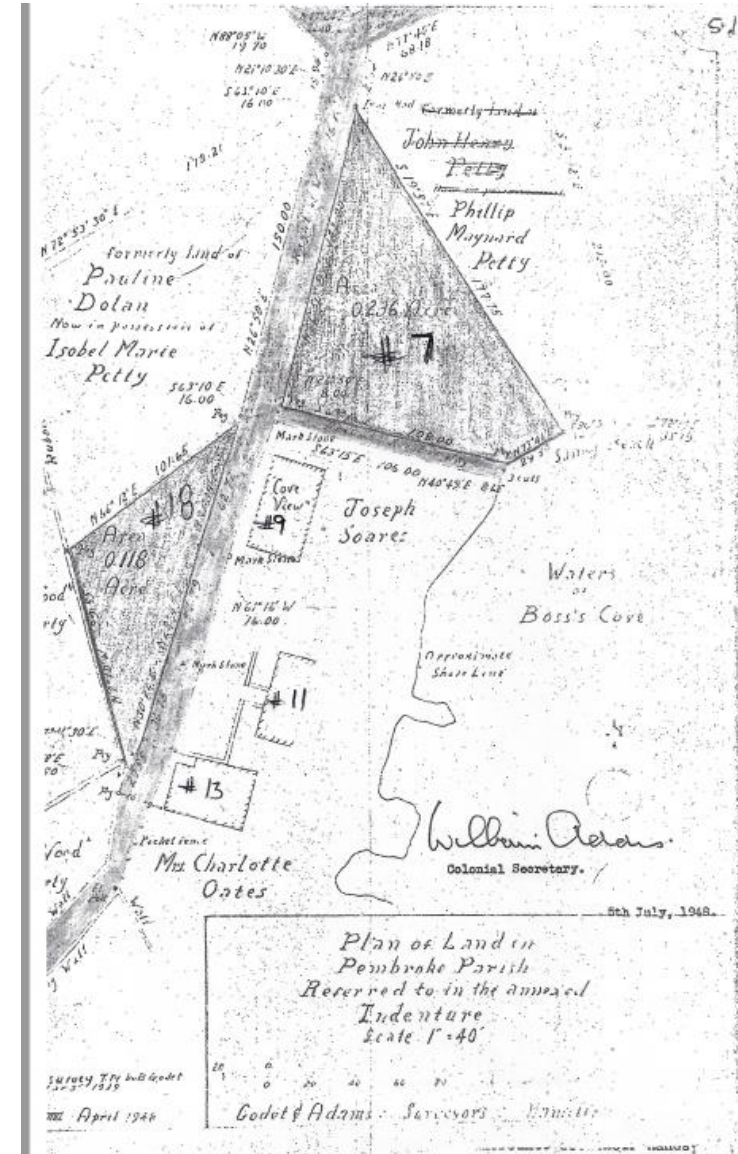
Note: Three months
later, the Estate of
Ann Amelia Wood,
has been drafted
with the name of
Joseph Soares



1. # 11 Boss's Cove Road, Pembroke HM 01

5.11

Plan of Land, dated 1939, Surveyed and Plotted by Godet & Adams Surveyors for Boss's Cove Lot A (#18) & B (#7).

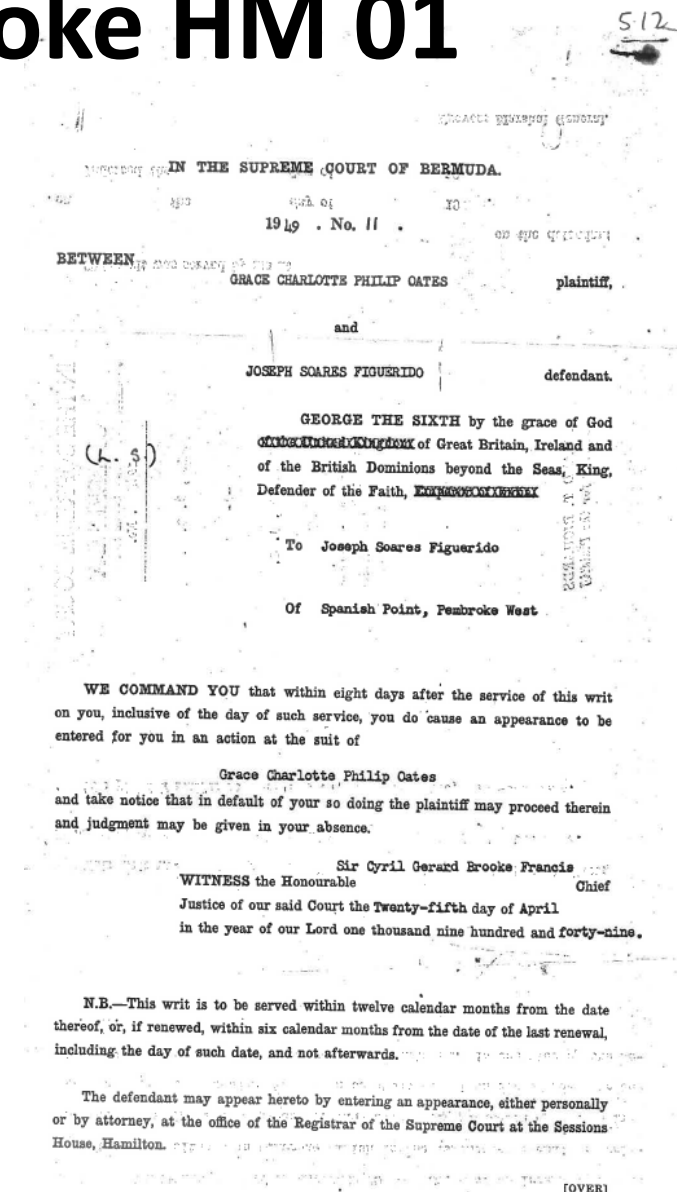


1. # 11 Boss's Cove Road, Pembroke HM 01



5.12

In the Supreme Court of Bermuda 1947 No. 11 Between Grace Charlotte Philip Oates, Plaintiff, and Joseph Soares Figuerido, Defendant. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.



1. # 11 Boss's Cove Road, Pembroke HM 01



5.12

In the Supreme Court of Bermuda 1947 No. 11
Between Grace Charlotte Philip Oates, Plaintiff, and
Joseph Soares Figuerido, Defendant. I was physically
unable to obtain further documents for this Supreme
Court Case due to the precautionary measures in place
for COVID-19. However, I did email Supreme Court
requesting assistance in obtaining the documents.

2/22/2022

5.12

THE PLAINTIFF'S EXHIBIT IS ENTITLED TO POSSESSION of an irregular shaped parcel of land situate in Pembroke Parish in the Islands of Bermuda comprising Lot 1B and Lot 2 of a parcel of land originally purchased by Ann Amelia Wood from Robert Alexander Tucker on or about the Sixth day of November One thousand eight hundred and seventy-eight. This land is occupied by the defendant.

This writ was issued by EDWARD T. RICHARDS, of Parliament Street, Hamilton, Attorney for the Plaintiff, whose address for service is the same.

The plaintiff resides at Boss's Cove, Spanish Point, Pembroke West.

IN THE SUPREME COURT
OF BERMUDA
1947 No. 11.
OATES, G. C. P.
-v-
FIGUERIDO, J. S.
Writ of Summons.
FILED
COURT OF BERMUDA
APR 1949
EDWARD T. RICHARDS
Attorney for the Plaintiff

This writ was served by me at

on the day of 19
Indorsed the day of 19

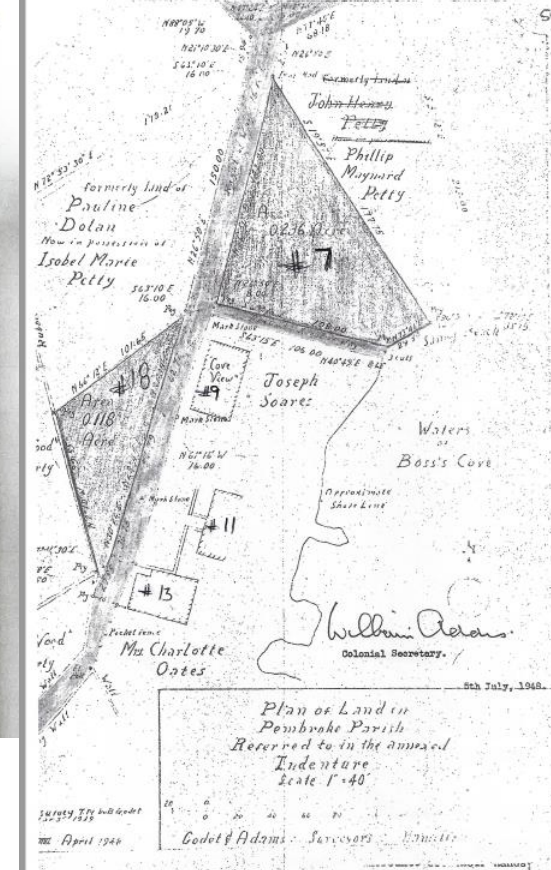
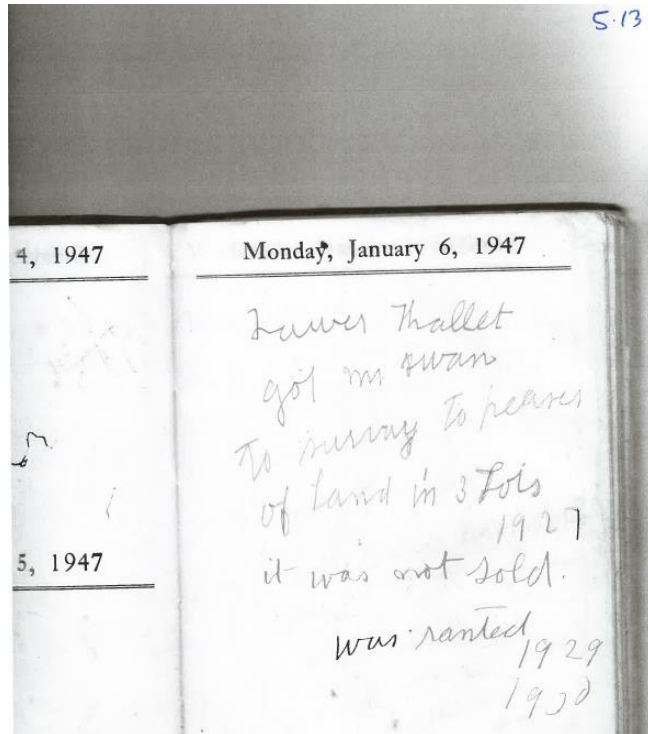
Provost Marshal General.

1. # 11 Boss's Cove Road, Pembroke HM 01

5.13

Dated Monday
January 6 1947:

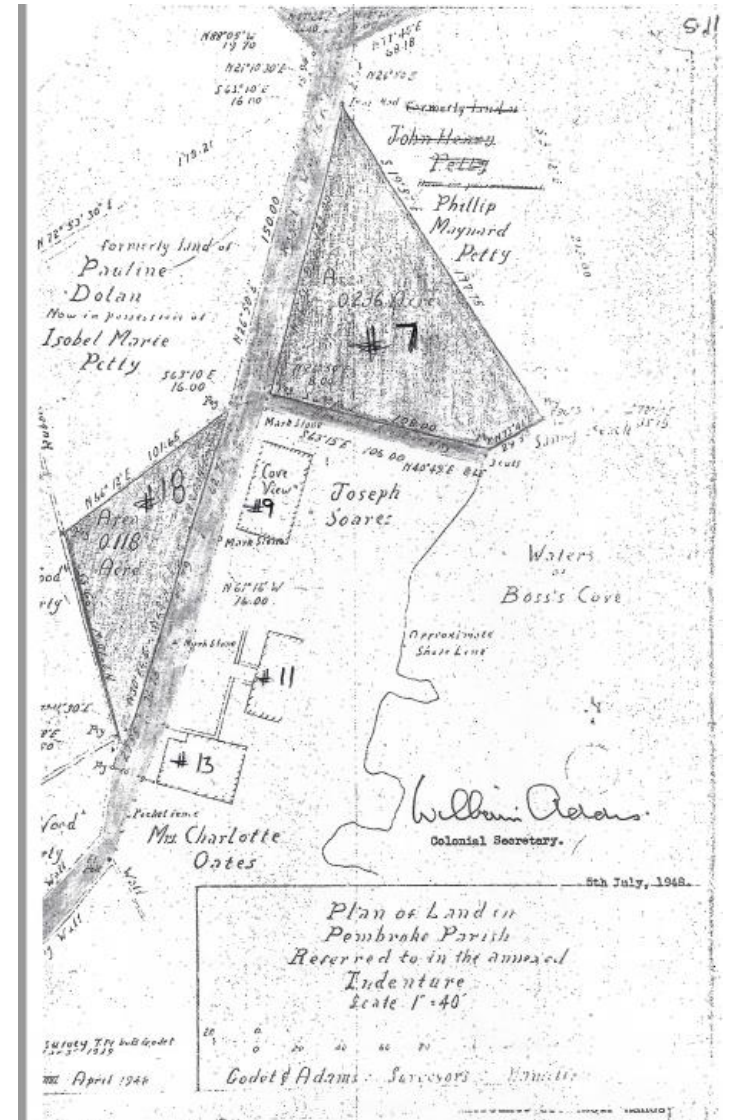
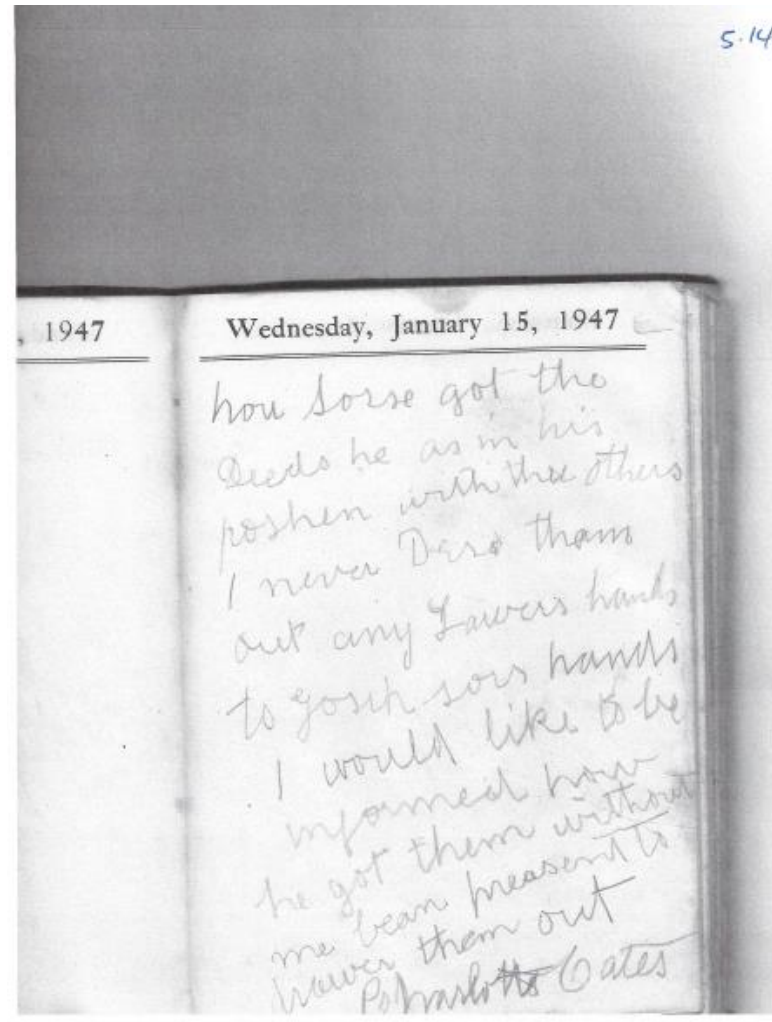
A note written in
the handwriting of
Grace Charlotte
Philip Oates, states
“Lawyer Hallett got
Mr. Swan to survey
2 parcels of land in
3 lots, 1927, it was
not sold, was
rented, 1929, 1930.



1. # 11 Boss's Cove Road, Pembroke HM 01

5.14

Dated Wednesday, January 15, 1947: A note written in the handwriting of Grace Charlotte Philip Oates, states "How Soares got the Deeds, he has in his possession with the others. I never draw them out from any Lawyers hands to give to Joseph Soares hands. I would like to be informed how he got them without me being presented to draw them out".



1. # 11 Boss's Cove Road, Pembroke HM 01

5.15

List of Documents in the possession of Oates, Grace Charlotte Philip, dated May 1946.

NAME OATES, GRACE CHARLOTTE PHILLIP 515

MSV 1916 ADDRESS *Release Samuel Lightbourn & his wife Elizabeth*
713 - Benjamin John Eve to William H. Hall

Received from Hallett & Whitney the following deeds relating to lands at Boss's Cove, Pembroke, Bermuda.

1. Release dated 11th March 1794 from Samuel Stovell to Joseph Gibson.
- X 2. Release dated 3rd March 1815 from Samuel Lightbourn and Elizabeth his wife and Benjamin John Eve to William H. Hall.
3. Lease to precede a release dated 17th April 1815 from Love Atwood and B.J. Eve to William Henry Hall.
4. Release dated 18th April 1818 from Love Atwood and B.J. Eve to William Henry Hall.
5. Deed of Peoffment from Mary Ann Beek and others to Samuel Lightbourn dated 10th July 1824.
6. Lease dated the 15th March 1821 from John Gibson to Samuel Lightbourn.
7. Release dated 16th March 1821 from John Gibson to Samuel Lightbourn.
8. Mortgage dated 7th June 1834 from Capt. W.L. Lightbourn to Messrs. T. and A. Esq.

FORWARD

9. Bargain and sale dated 24th March 1836 from Forster Cooper Esq. Provost Marshal General to Messrs. Thomas F. and Alexander Ewing.
10. Conveyance dated 9th March 1882 from H.A. Butterfield and others to A.A. Wood.
11. Conveyance dated 3rd July 1884 from A.A. Wood and another to John Oates.
12. Old receipt book of interest paid to Ewings.
13. Release dated 6th November 1878 from Robert Alexander Tucker to Ann Amelia Wood.

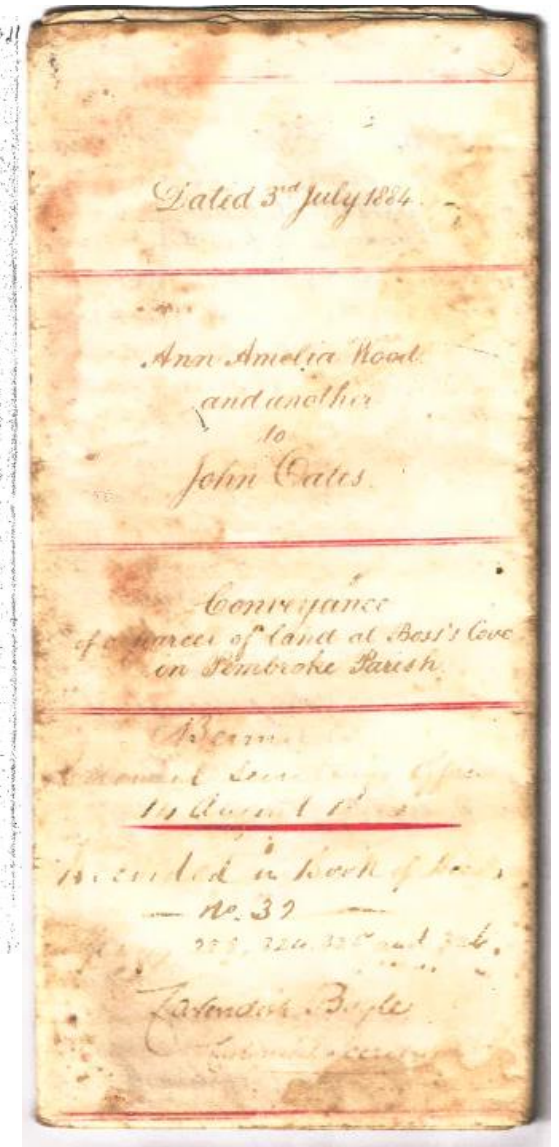
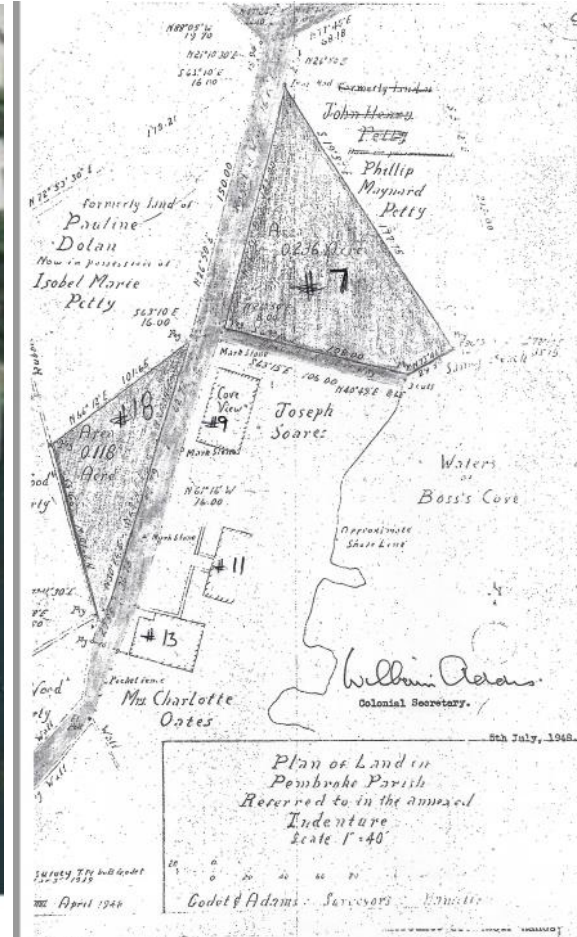
G. B. Oates
Hallett & Whitney

1. # 11 Boss's Cove Road, Pembroke HM 01

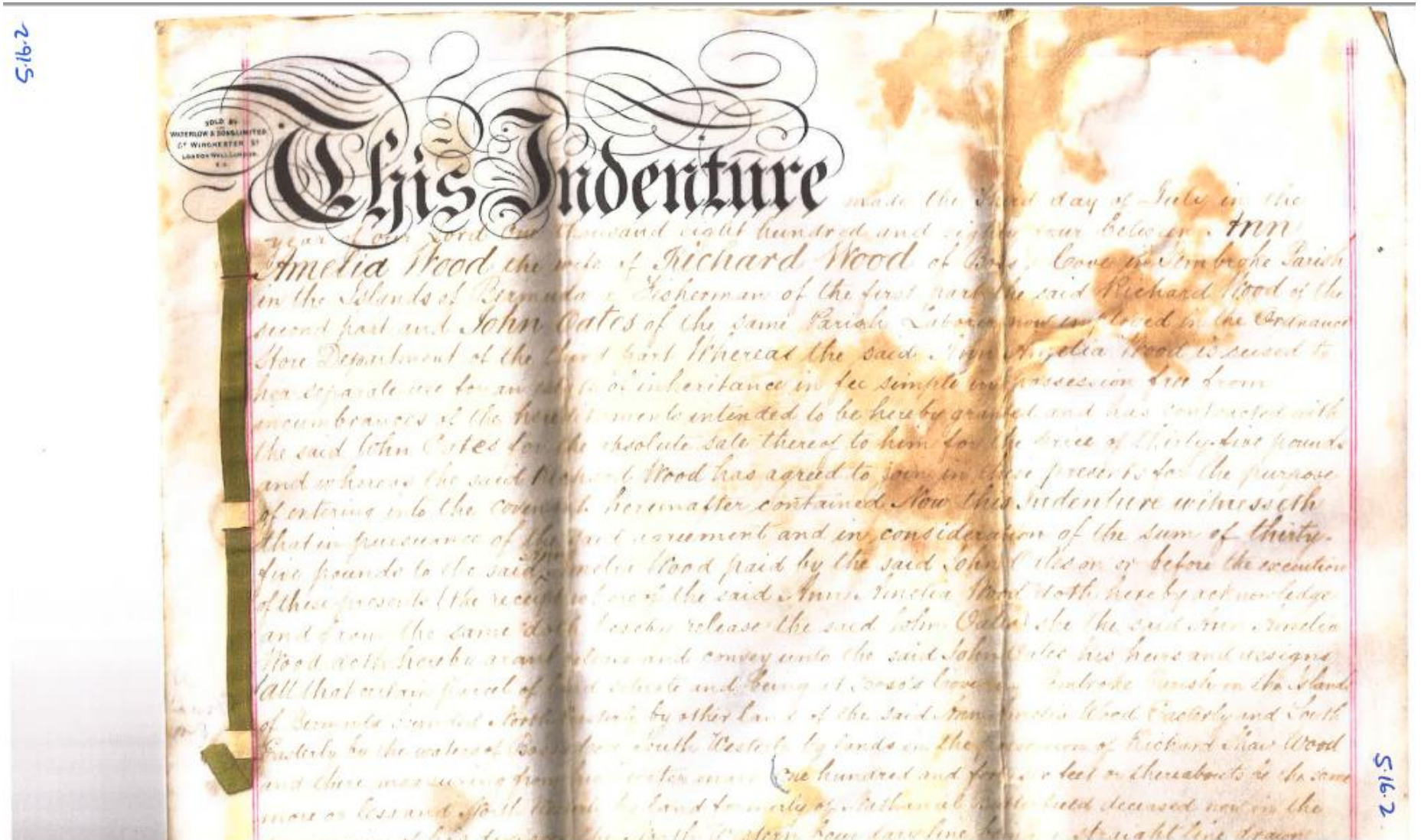
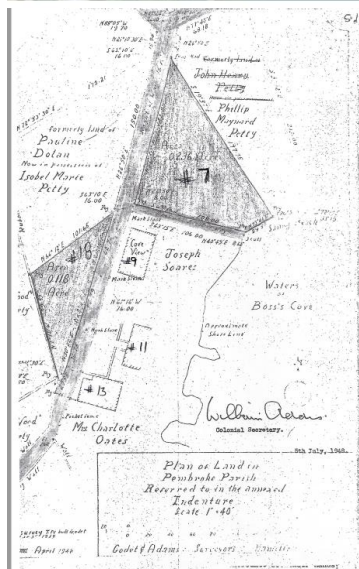
5.16

**The Conveyance
cover for a parcel of
land at Boss's Cove in
Pembroke Parish,
dated 3rd July 1884,
between Ann Amelia
Wood and another to
John Oates, recorded
in the Book of Deeds
No 32, Pages 323,
324, 325 and 326.**

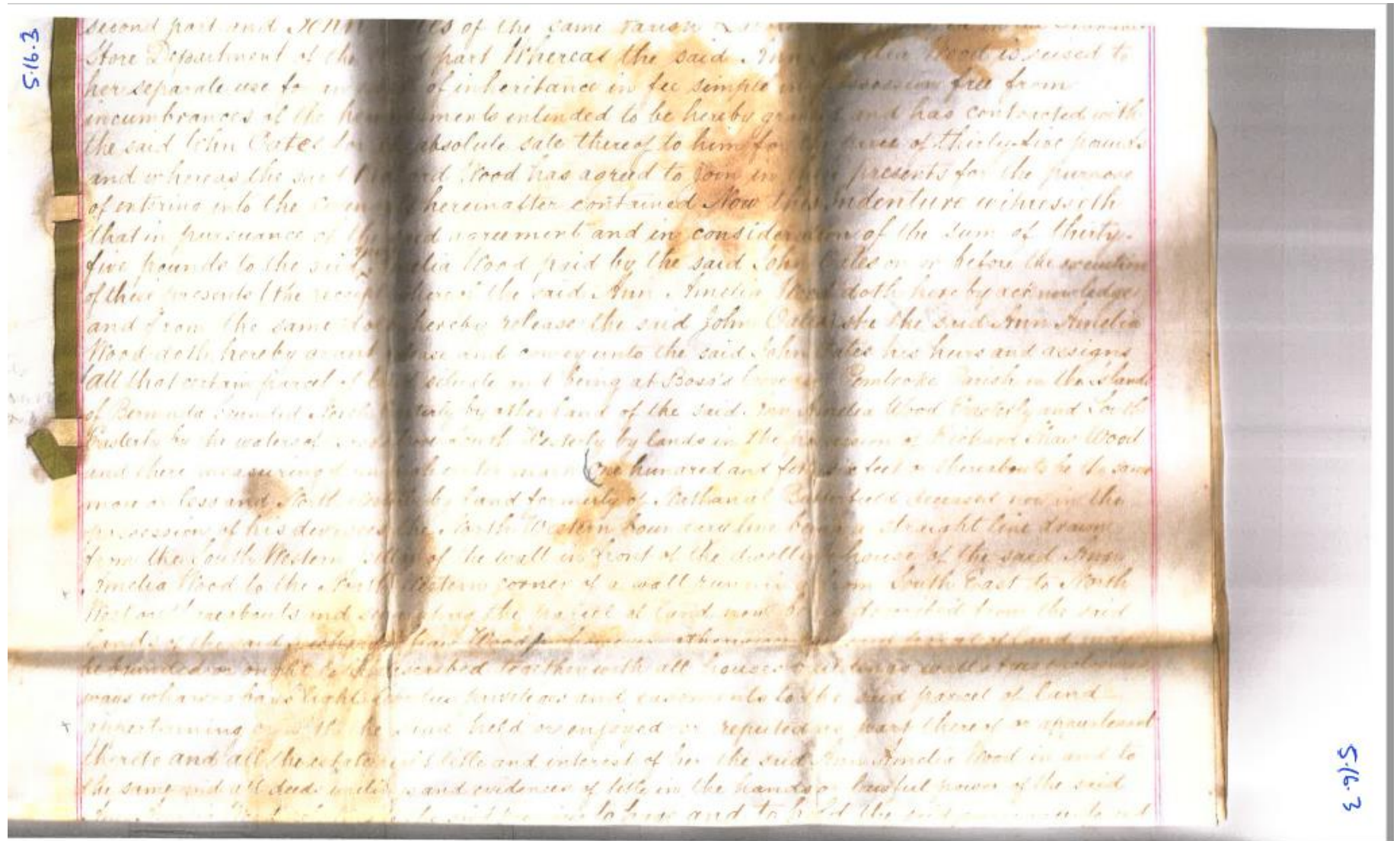
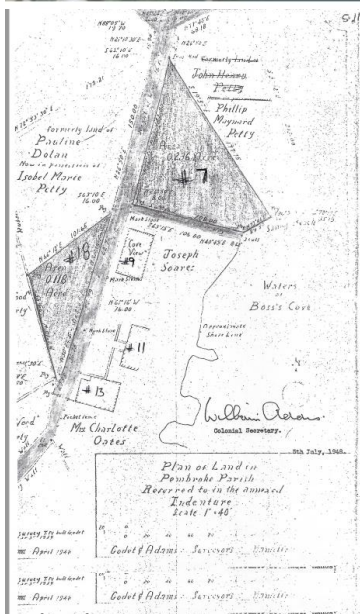
I have the Original Title Deed.



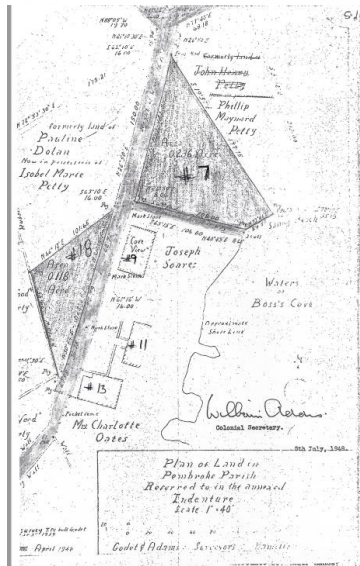
1. # 11 Boss's Cove Road, Pembroke HM 01



1. # 11 Boss's Cove Road, Pembroke HM 01



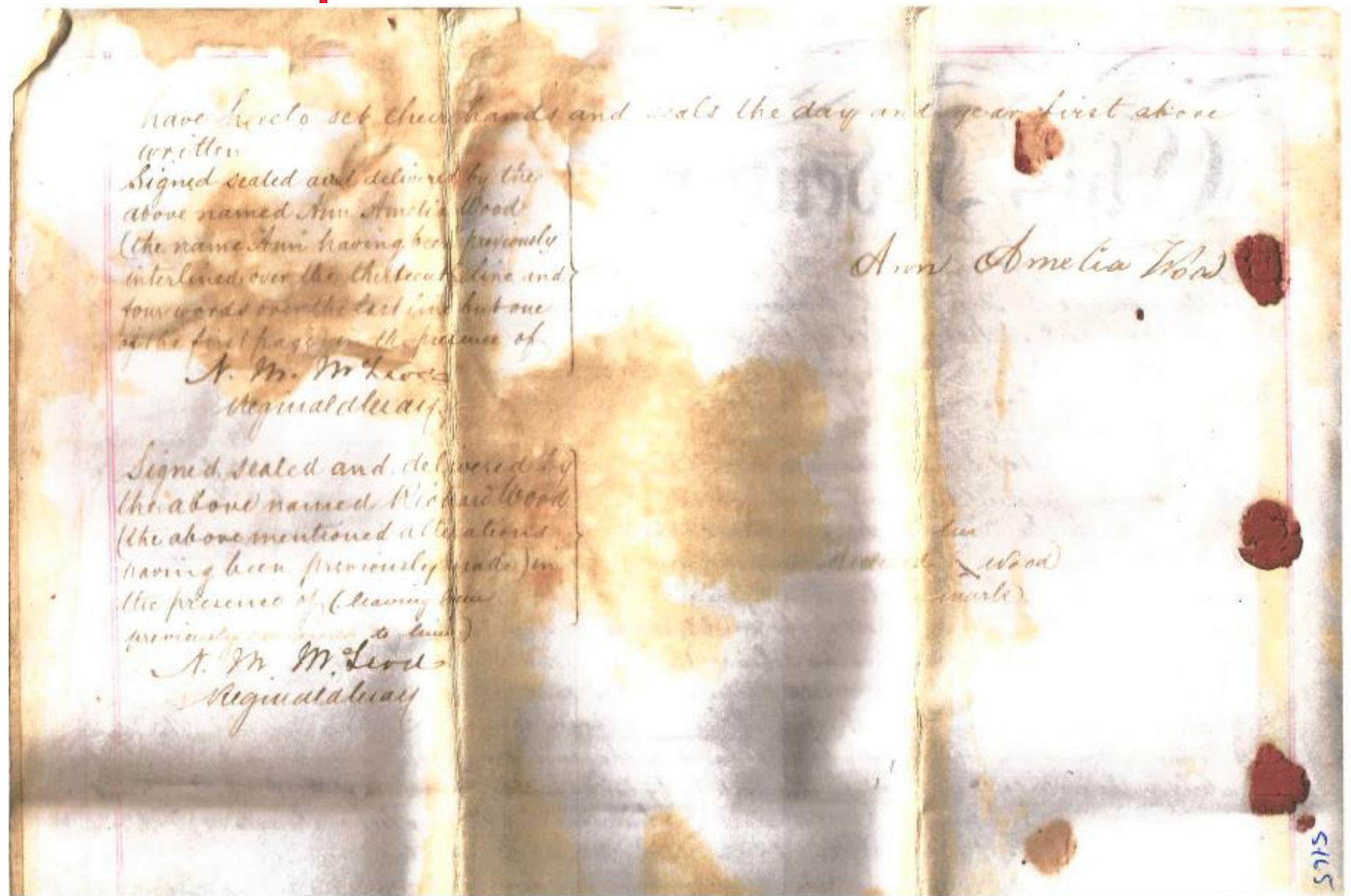
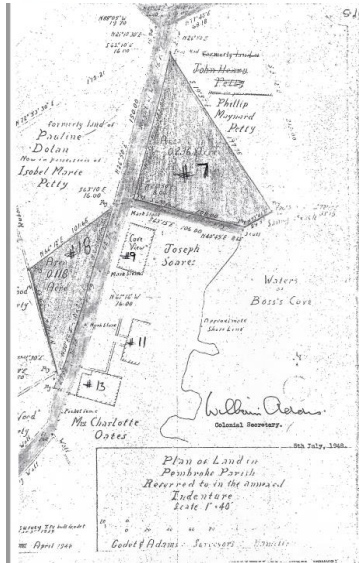
1. # 11 Boss's Cove Road, Pembroke HM 01



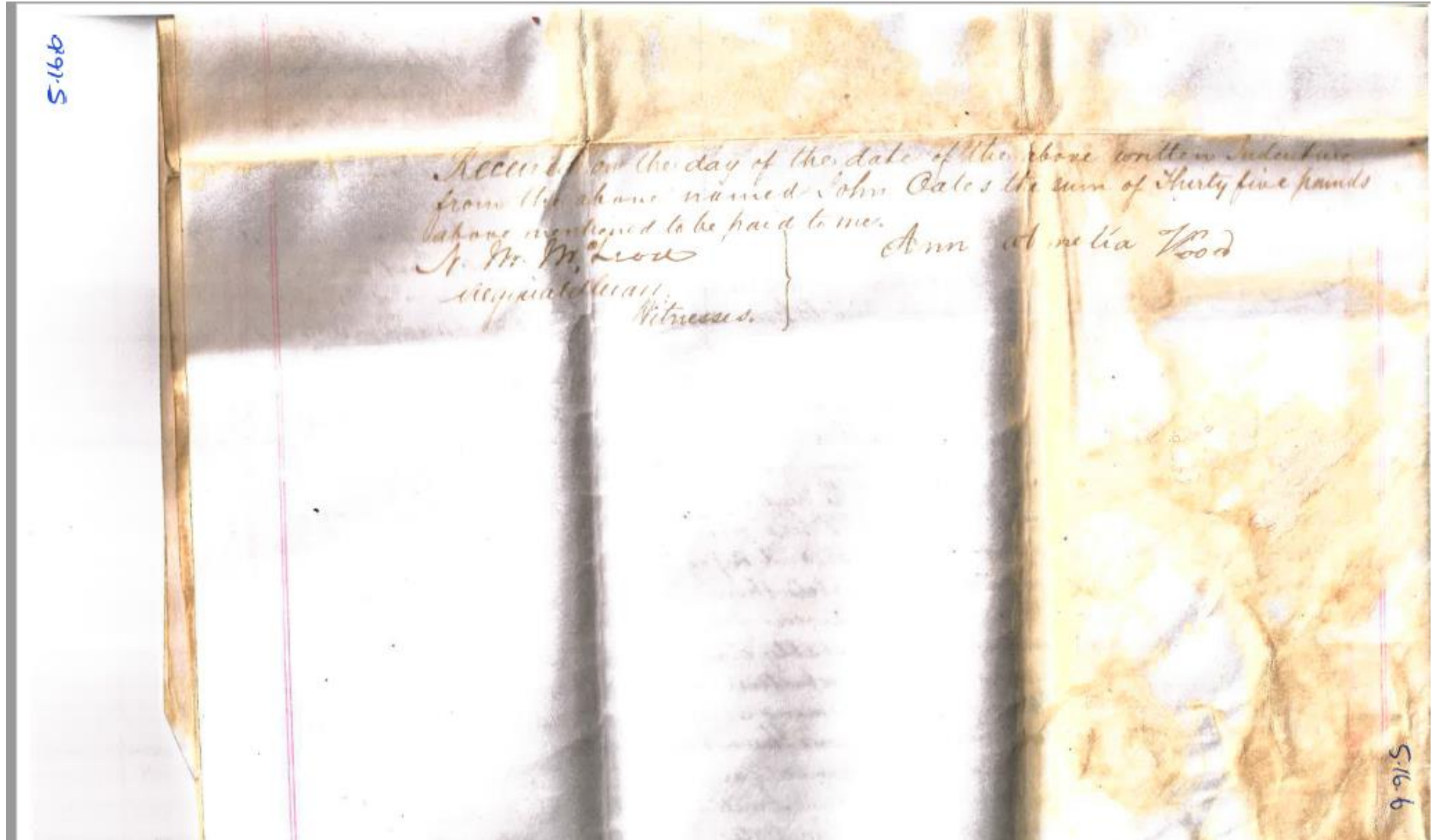
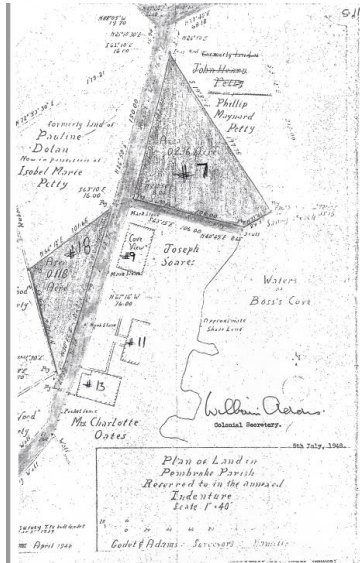
5164

cherite and all the estate, title and interest of in the said Ann Amelia Wood in and to the same and all deeds, titles and evidences of title in the hands or lawful power of the said Ann Amelia Wood relating to the said premises to have and to hold the said premises unto and to the use of the said John Bates his heirs and assigns for ever and that the said Richard Wood doth hereby in himself his heirs and assigns and administrators covenant with the said John Bates his heirs and assigns that he will not do anything by the said Ann Amelia Wood done or to be done in any way so as to prejudice the said John Bates his heirs and assigns and that the said John Bates his heirs and assigns may at all times hereafter peaceably and lawfully possess and enjoy the said hereditaments and premises and receive the rents and profits thereof without any lawful eviction interruption claim or demand whatsoever from or by the said Ann Amelia Wood or any person lawfully or equitably claiming under or in trust for her and that the said John Bates his heirs and assigns shall not be troubled or hindered by the said Ann Amelia Wood or any person claiming as aforesaid and further that she the said Ann Amelia Wood and all persons having or claiming or equitably claiming any estate or interest in the said hereditaments and premises in any part thereof under or in trust for the said Ann Amelia Wood well at all times hereafter at the request and bid of the said John Bates his heirs and assigns do and create or cause to be done and executed all such acts, deeds and things whatsoever for law or more fully perfecting and confirming the said hereditaments and premises and every part thereof unto and to the use of the said John Bates his heirs and assigns in manner aforesaid as by him or them shall be lawfully required. In witness whereof the parties to these presents

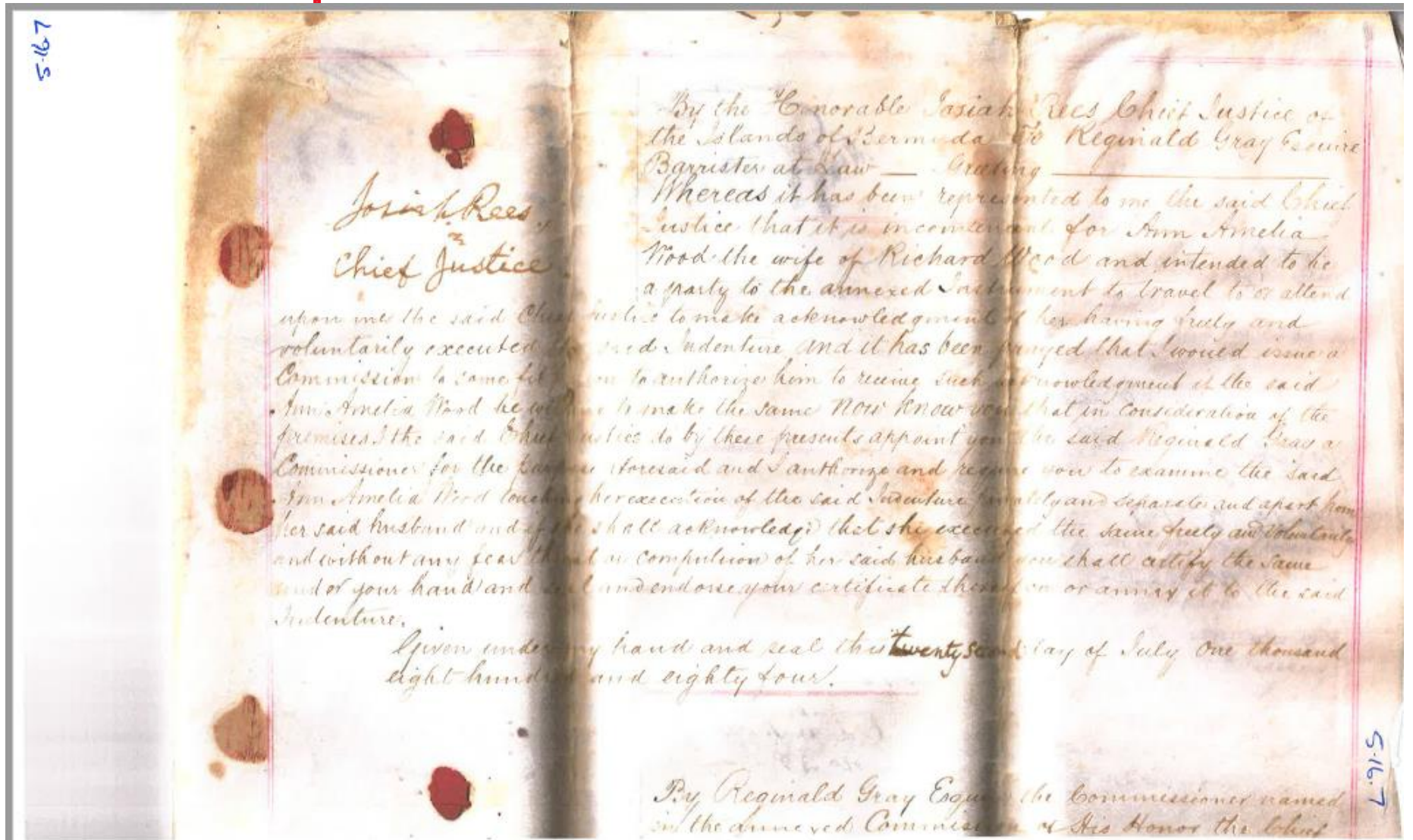
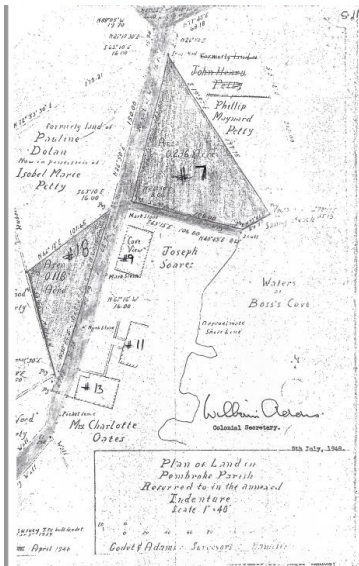
1. # 11 Boss's Cove Road, Pembroke HM 01



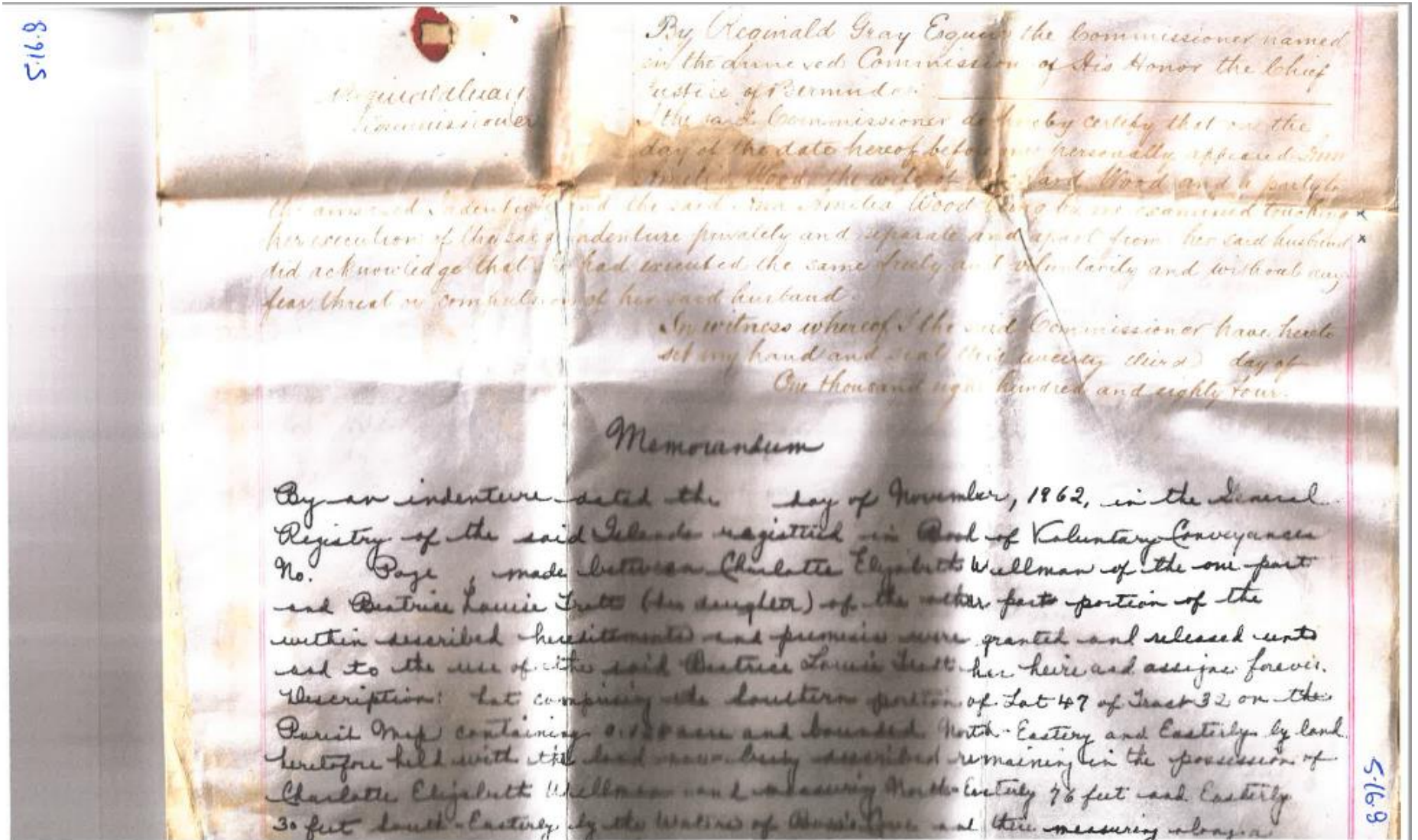
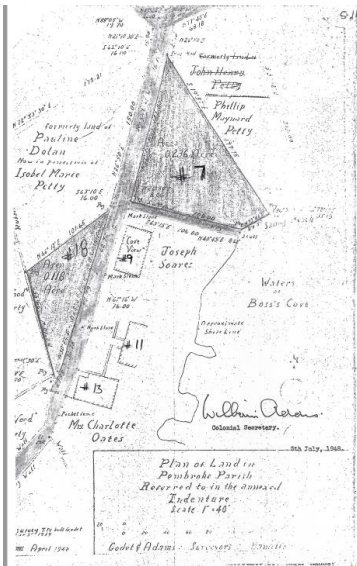
1. # 11 Boss's Cove Road, Pembroke HM 01



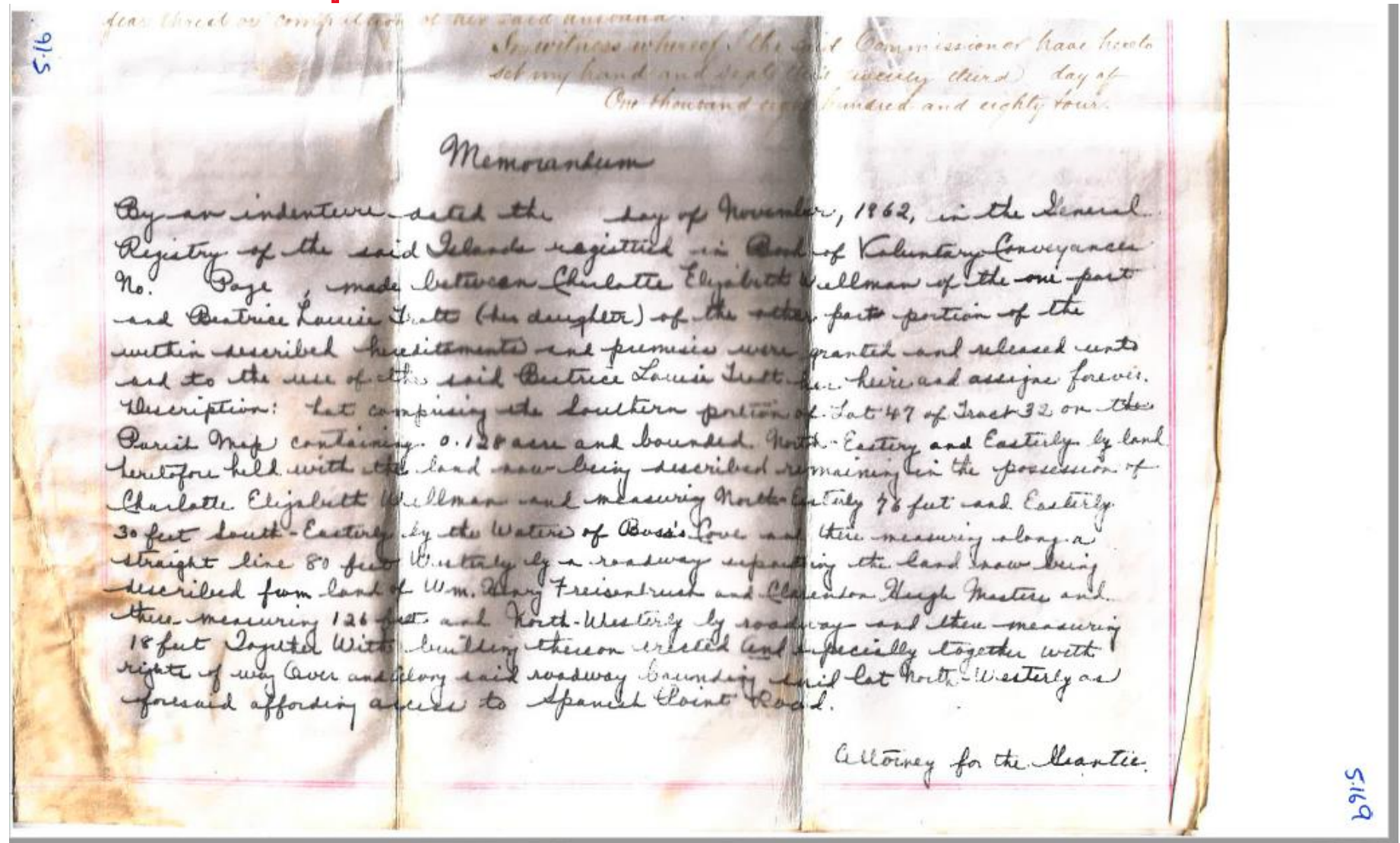
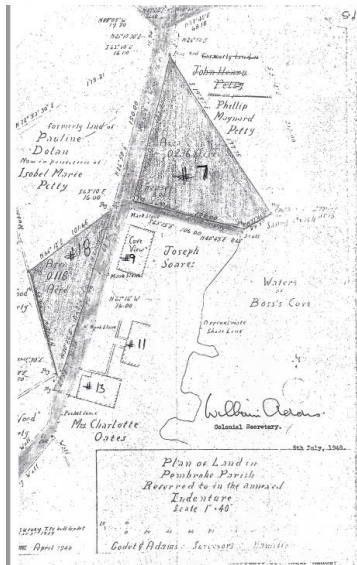
1. # 11 Boss's Cove Road, Pembroke HM 01



1. # 11 Boss's Cove Road, Pembroke HM 01



1. # 11 Boss's Cove Road, Pembroke HM 01

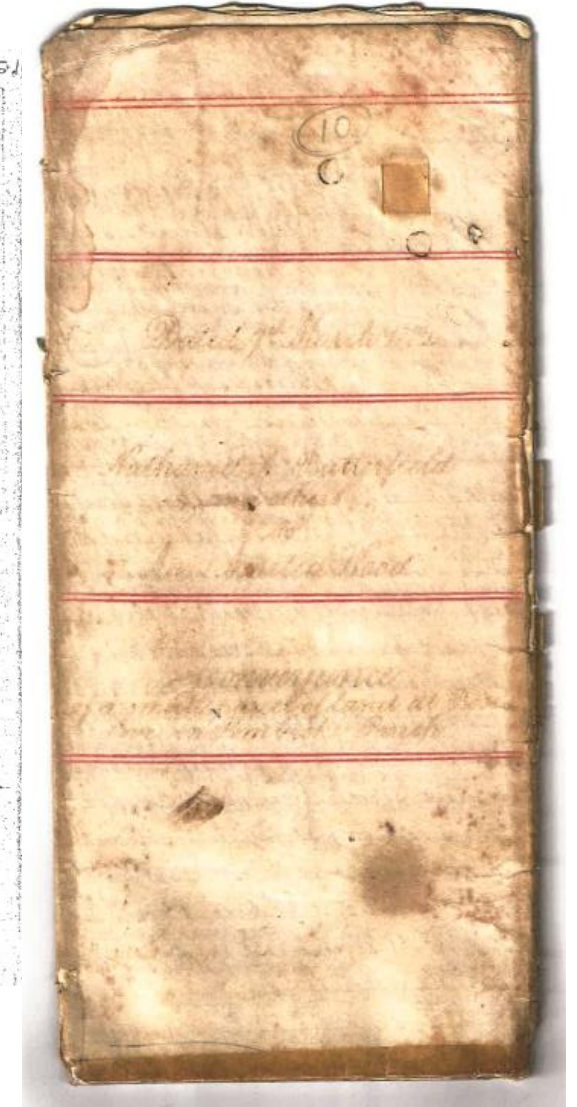
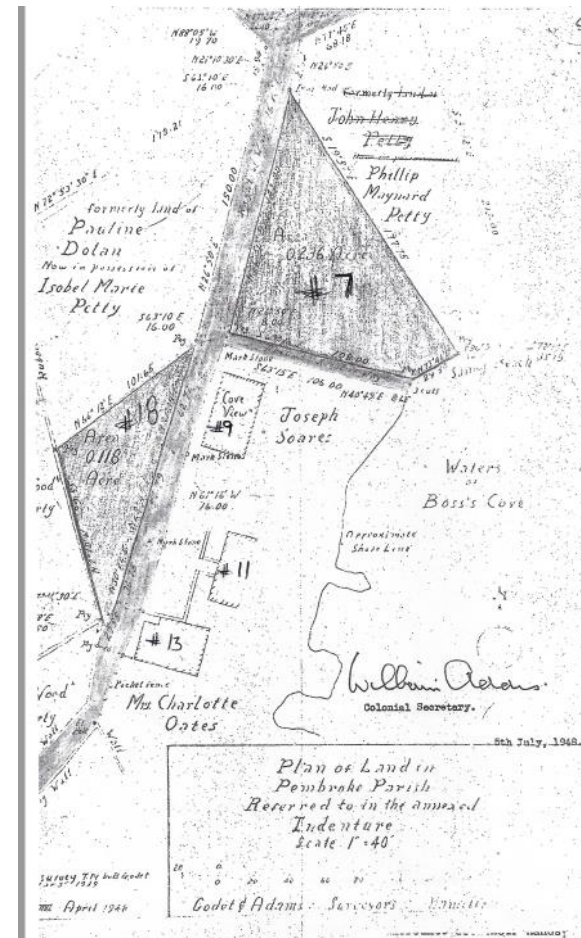


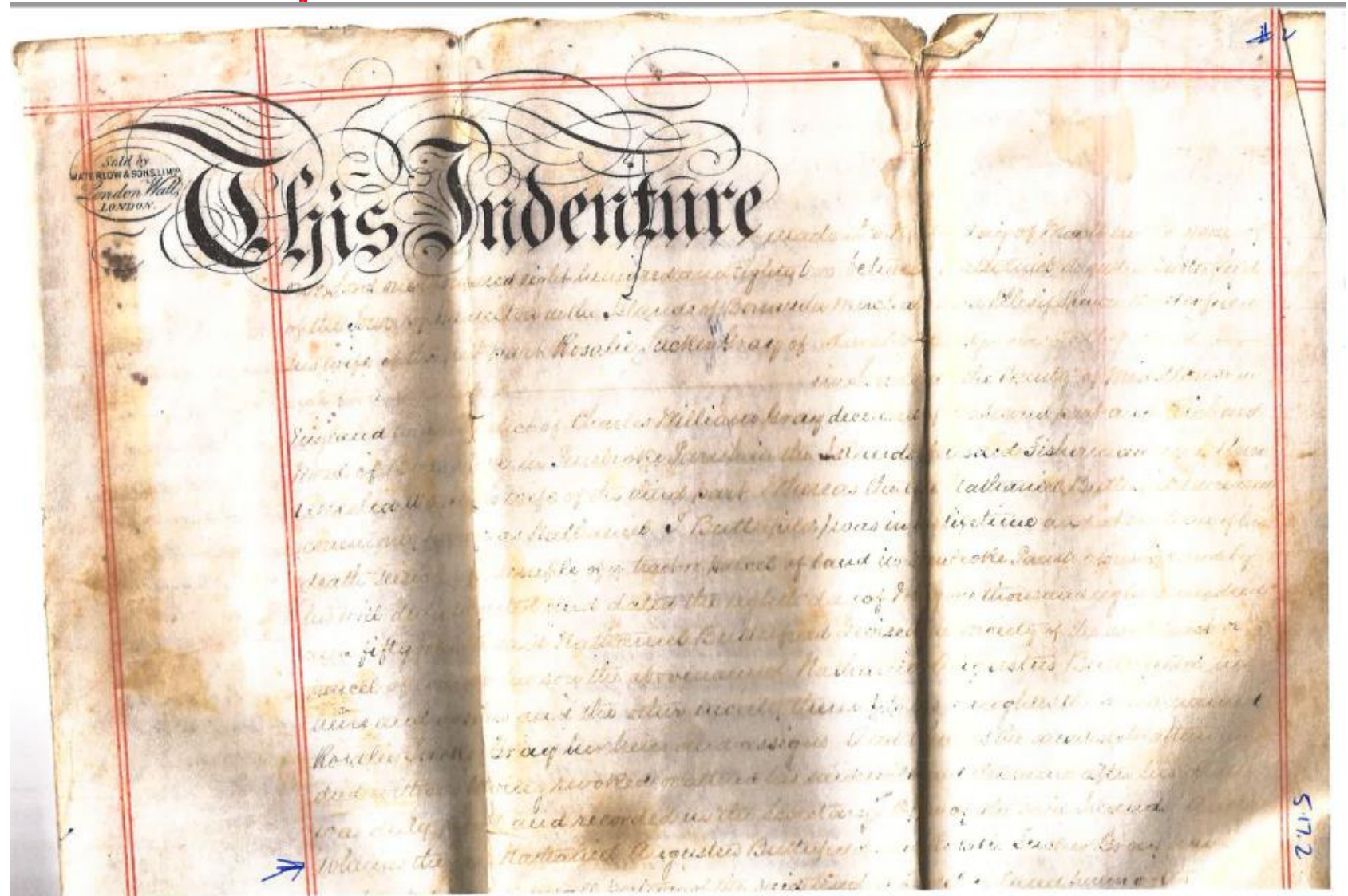
1. # 11 Boss's Cove Road, Pembroke HM 01

5.17

The Conveyance cover of a small parcel of land at Boss's Cove in Pembroke Parish, dated 9 March 1882 between Nathaniel Butterfield to Ann Amelia Wood.

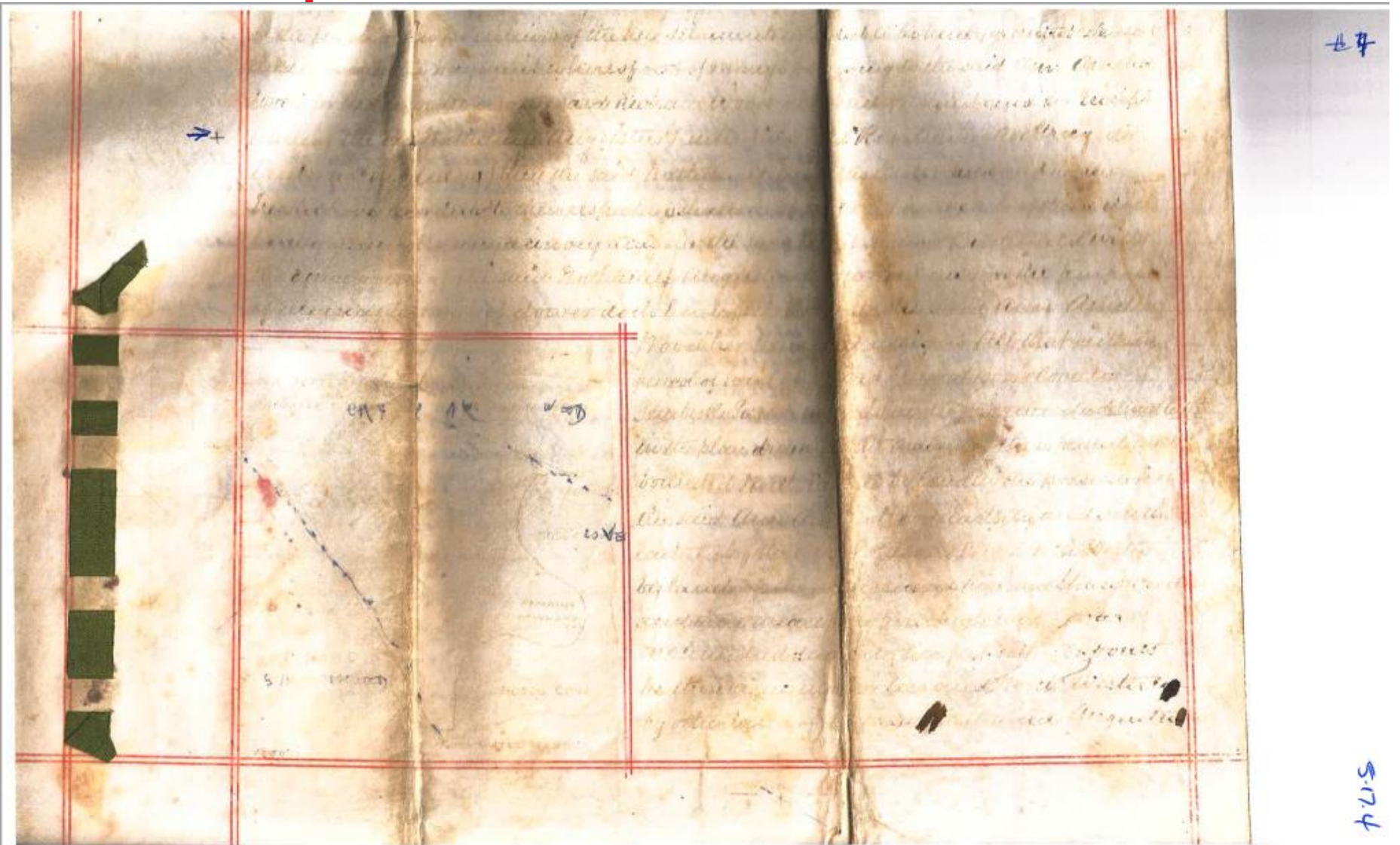
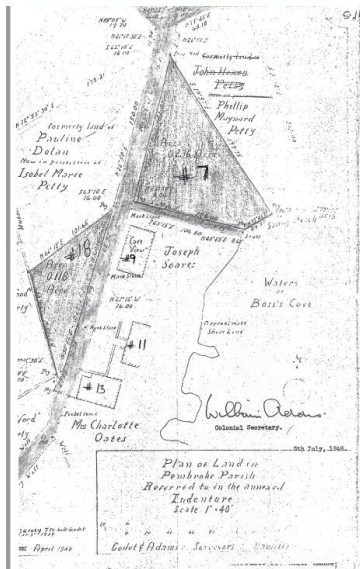
I have the Original Title Deed.



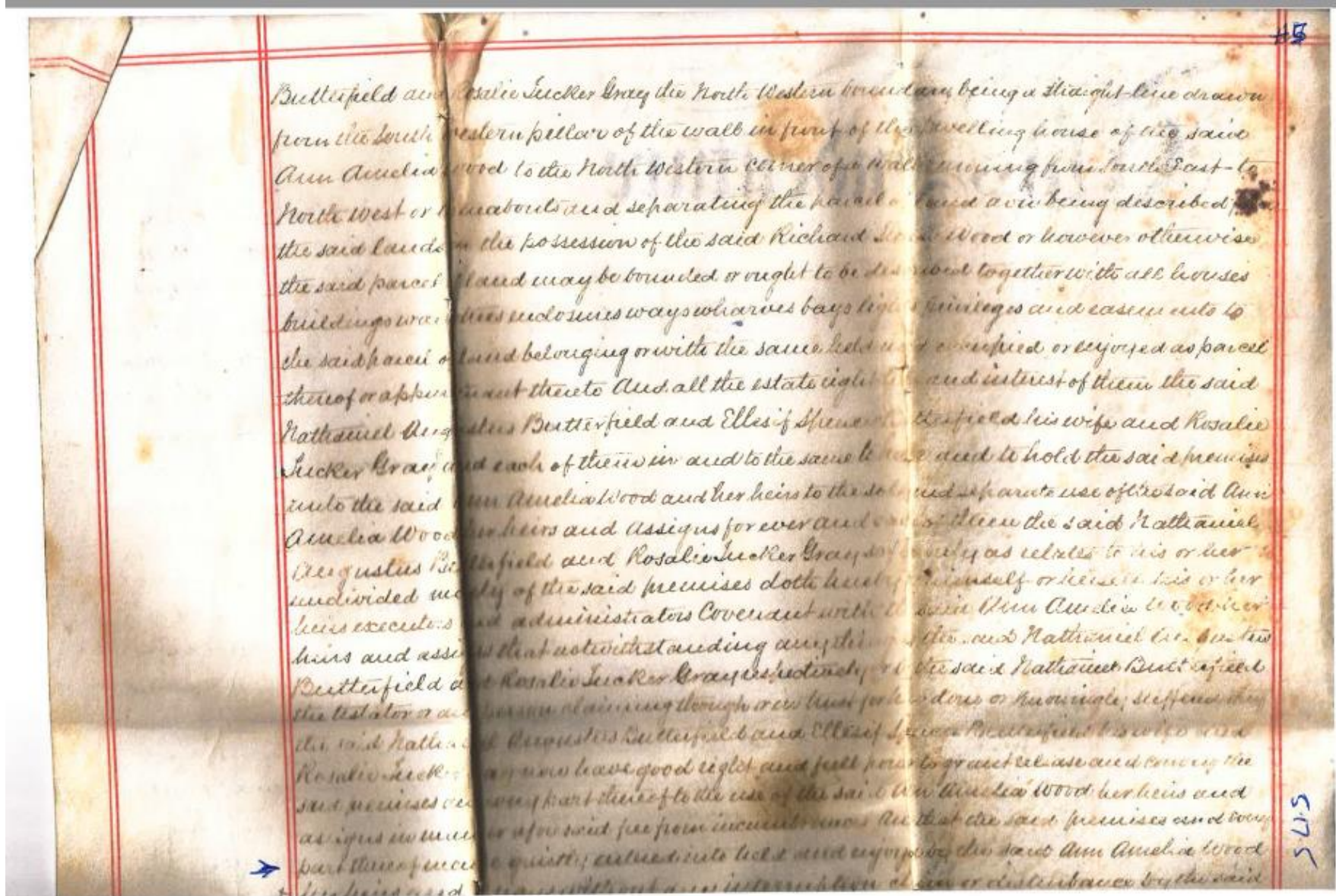
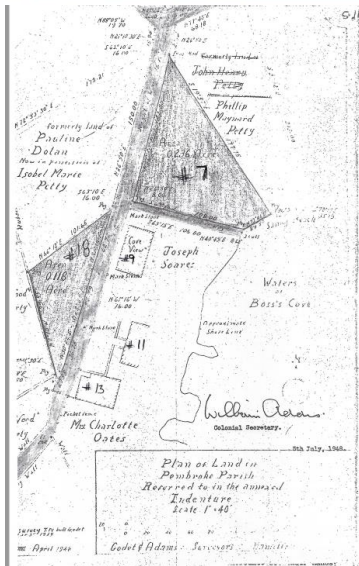




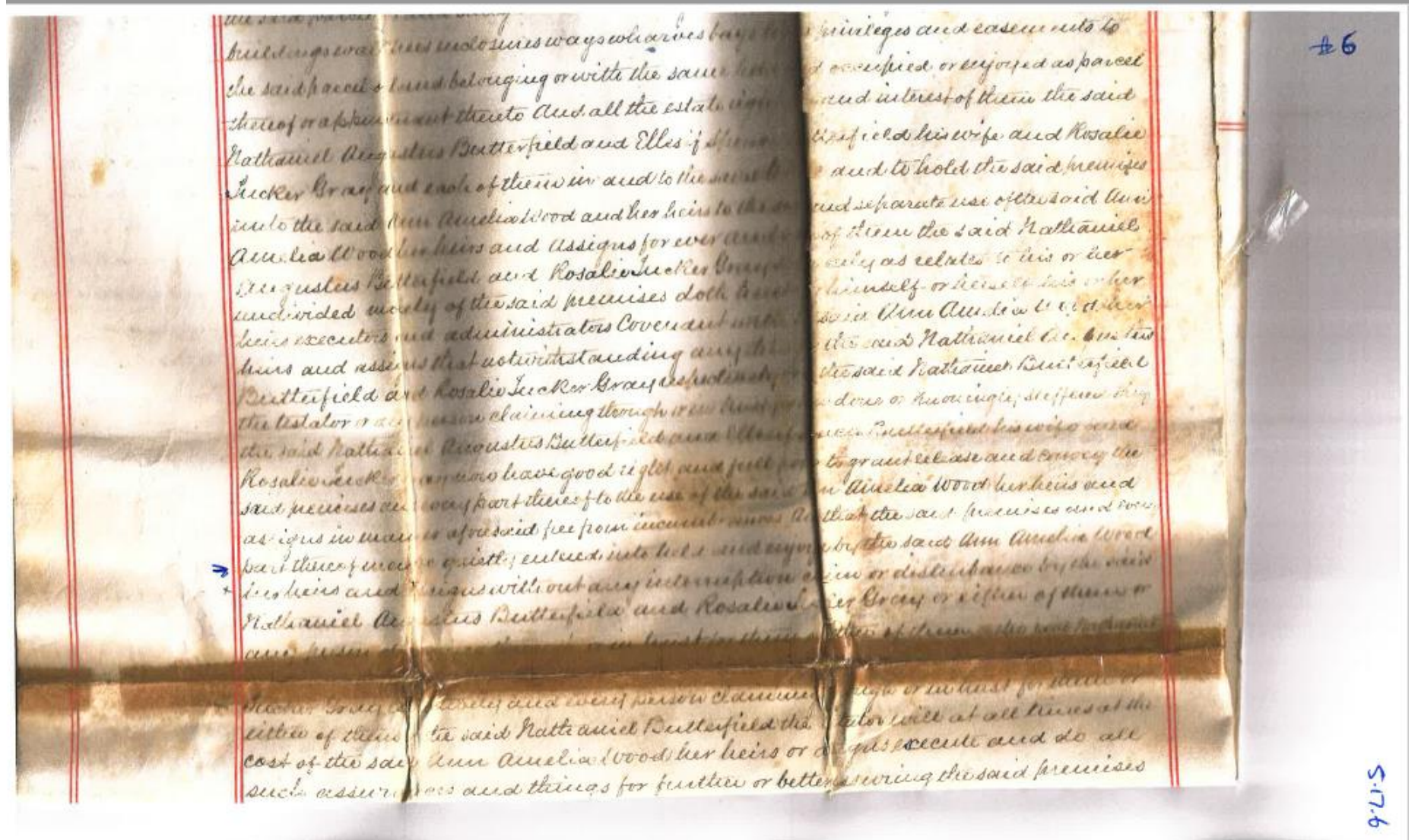
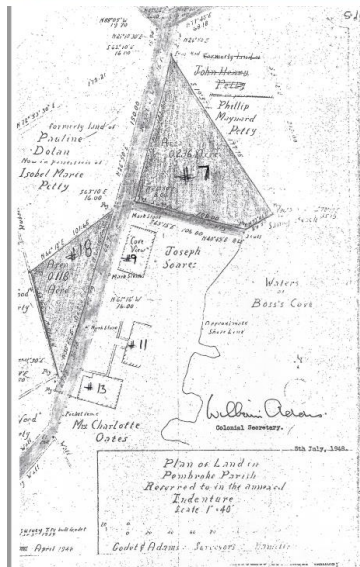
1. # 11 Boss's Cove Road, Pembroke HM 01



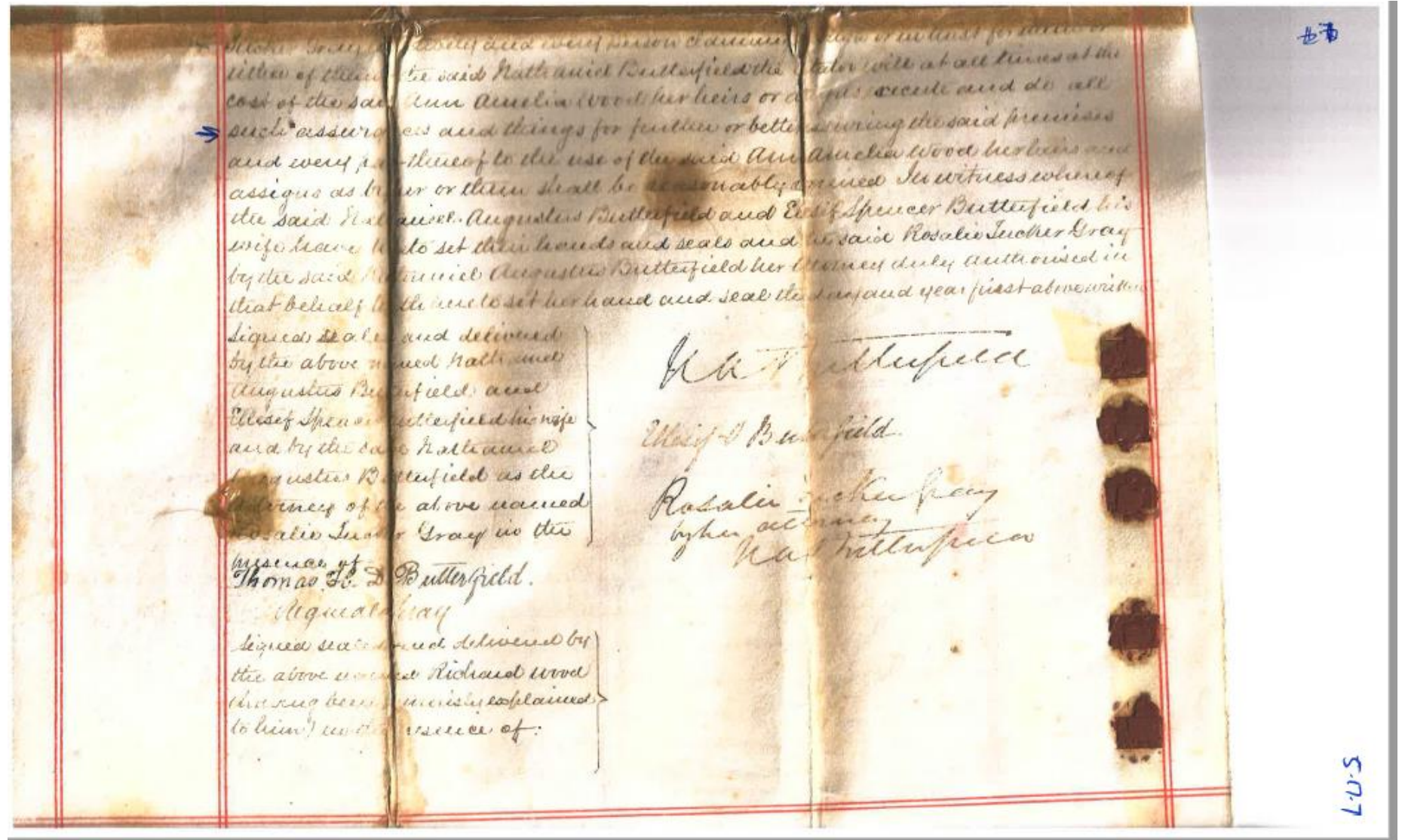
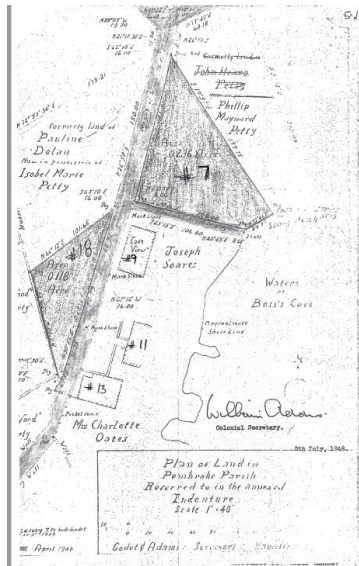
1. # 11 Boss's Cove Road, Pembroke HM 01



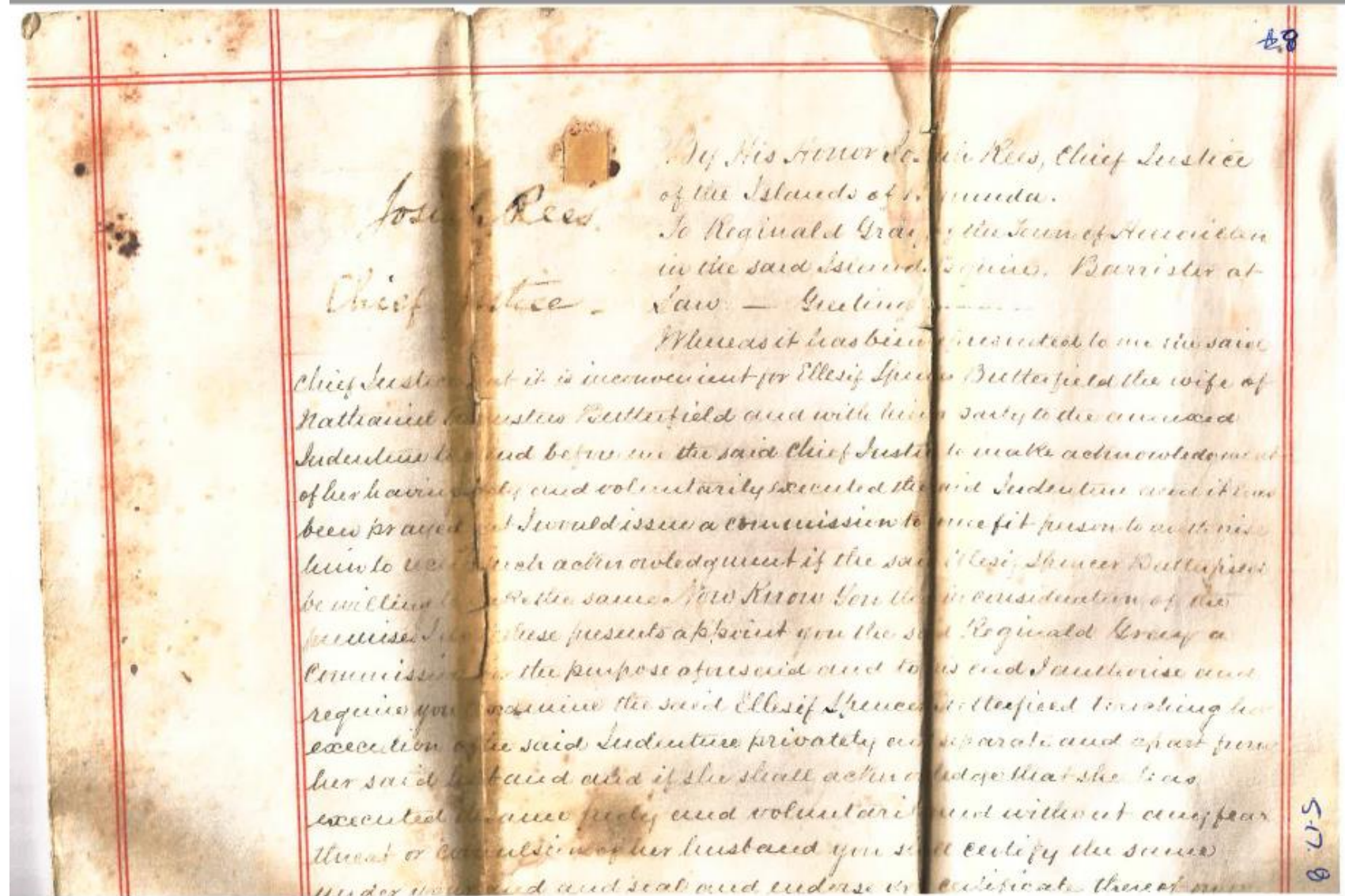
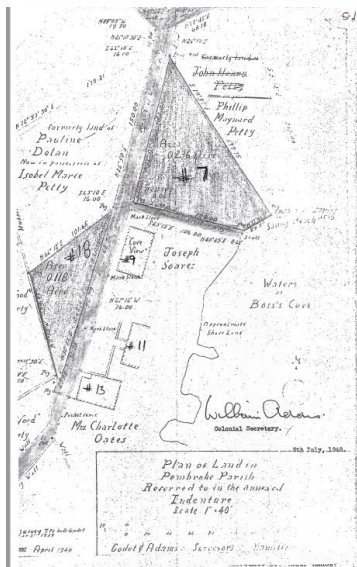
1. # 11 Boss's Cove Road, Pembroke HM 01



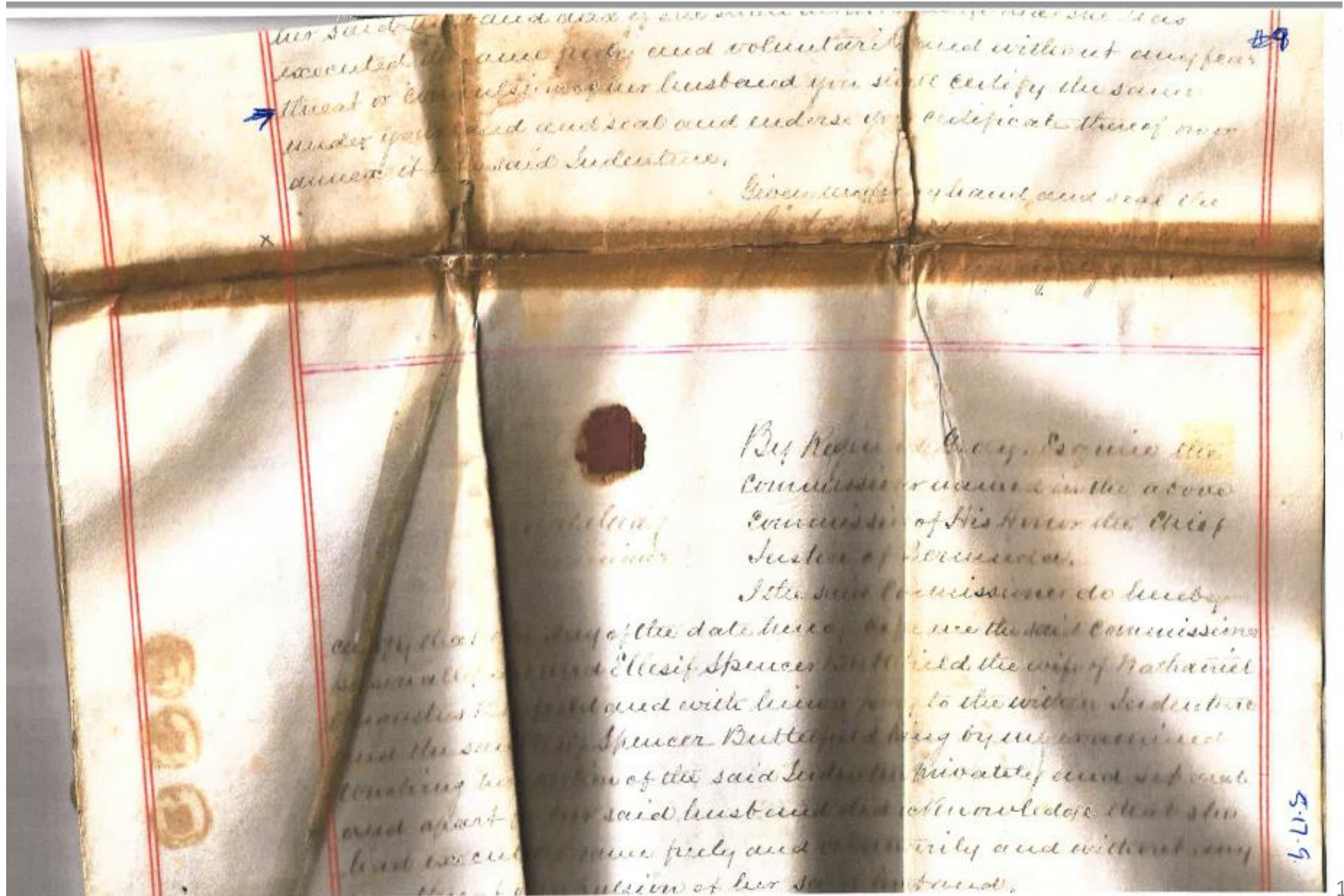
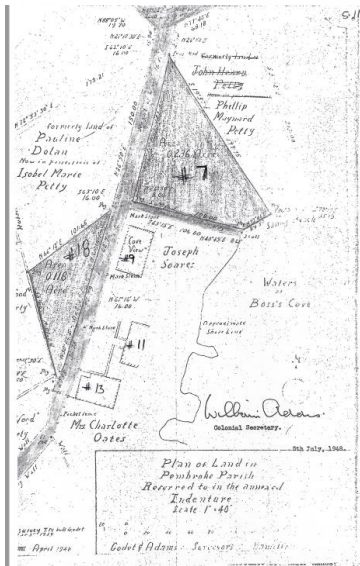
1. # 11 Boss's Cove Road, Pembroke HM 01



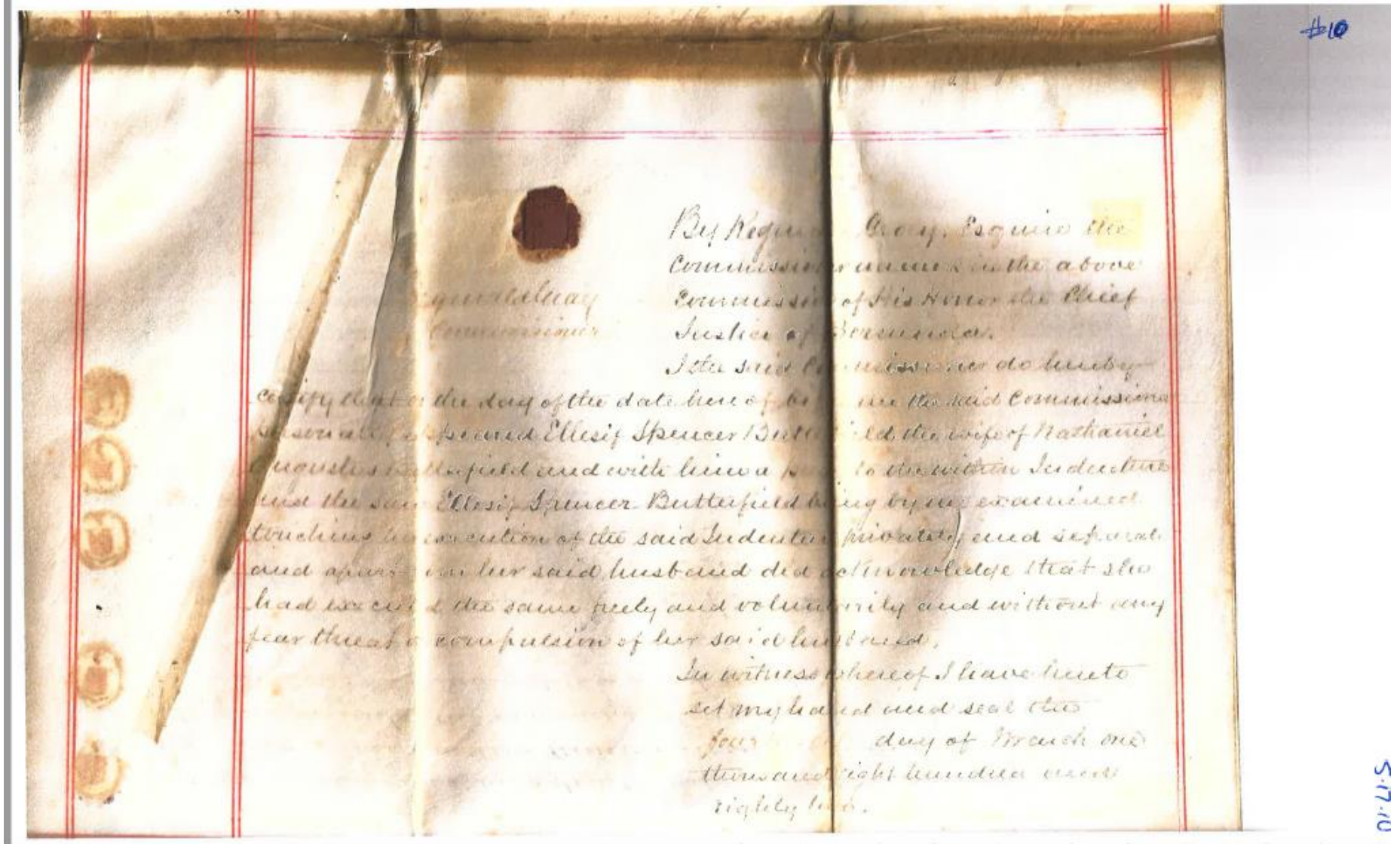
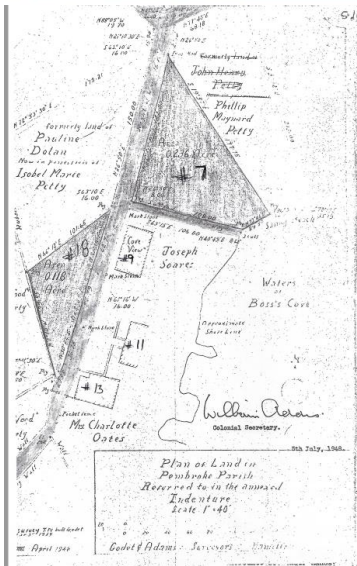
1. # 11 Boss's Cove Road, Pembroke HM 01



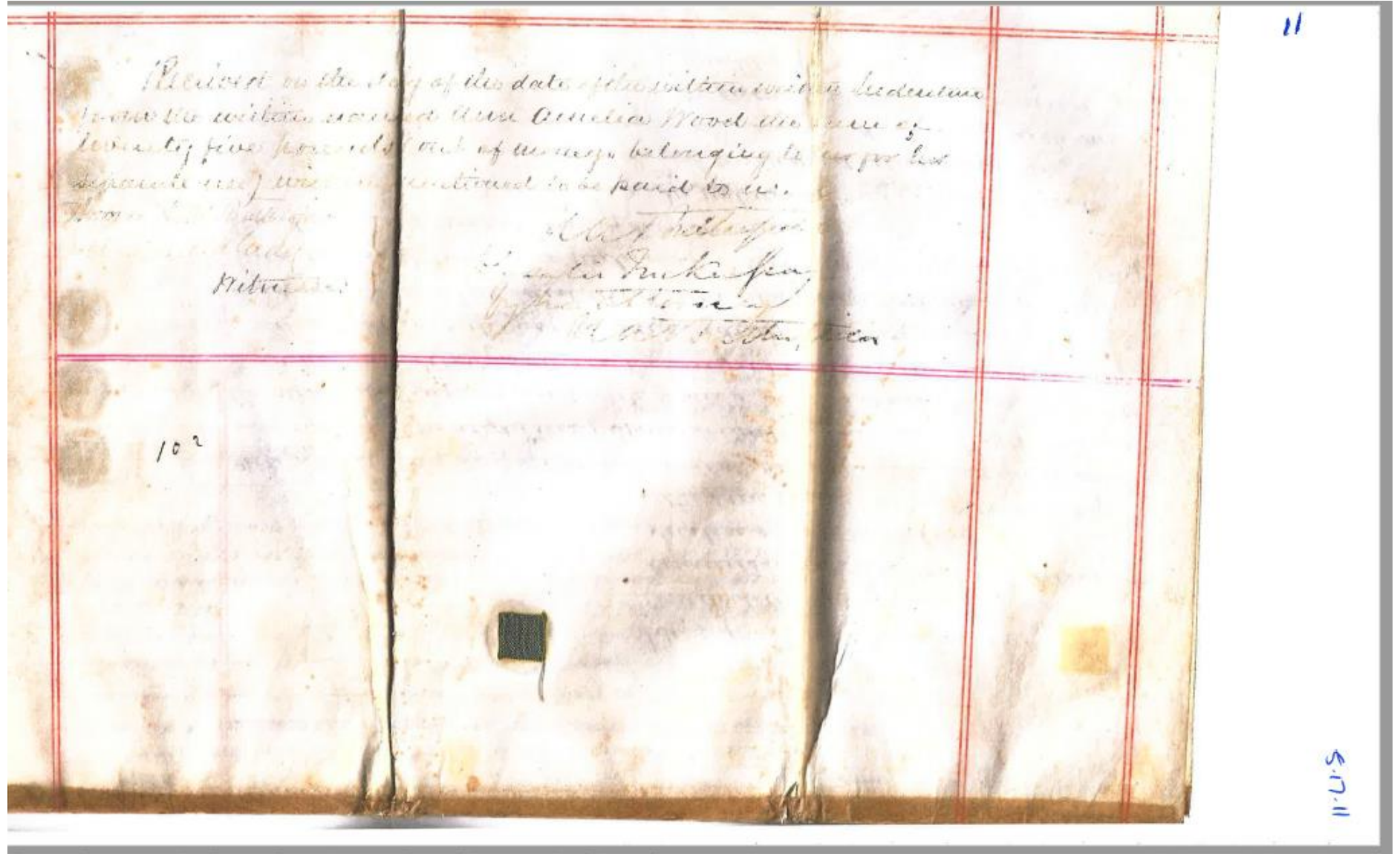
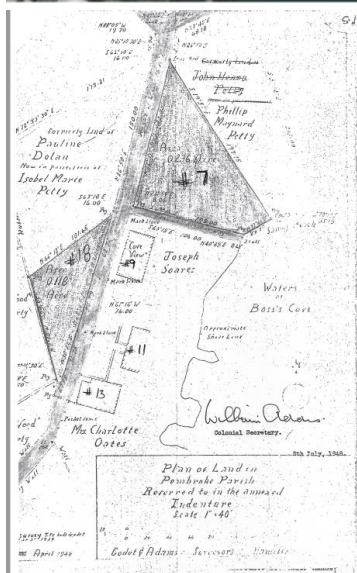
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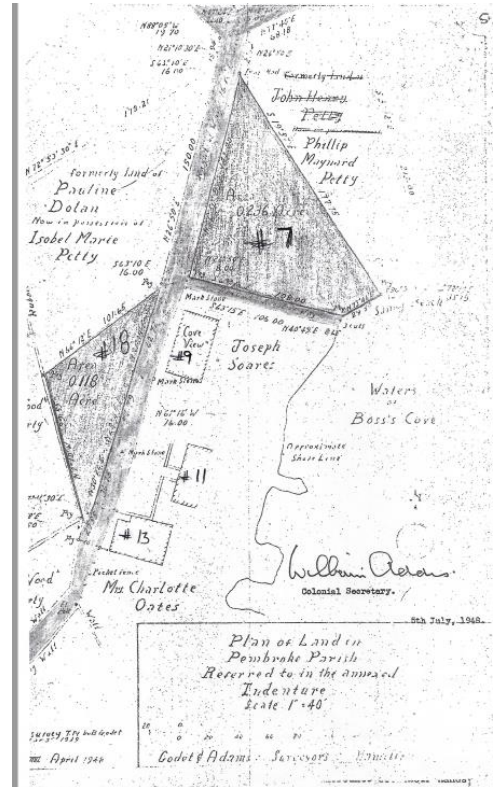
1. # 11 Boss's Cove Road, Pembroke HM 01



1. # 11 Boss's Cove Road, Pembroke HM 01

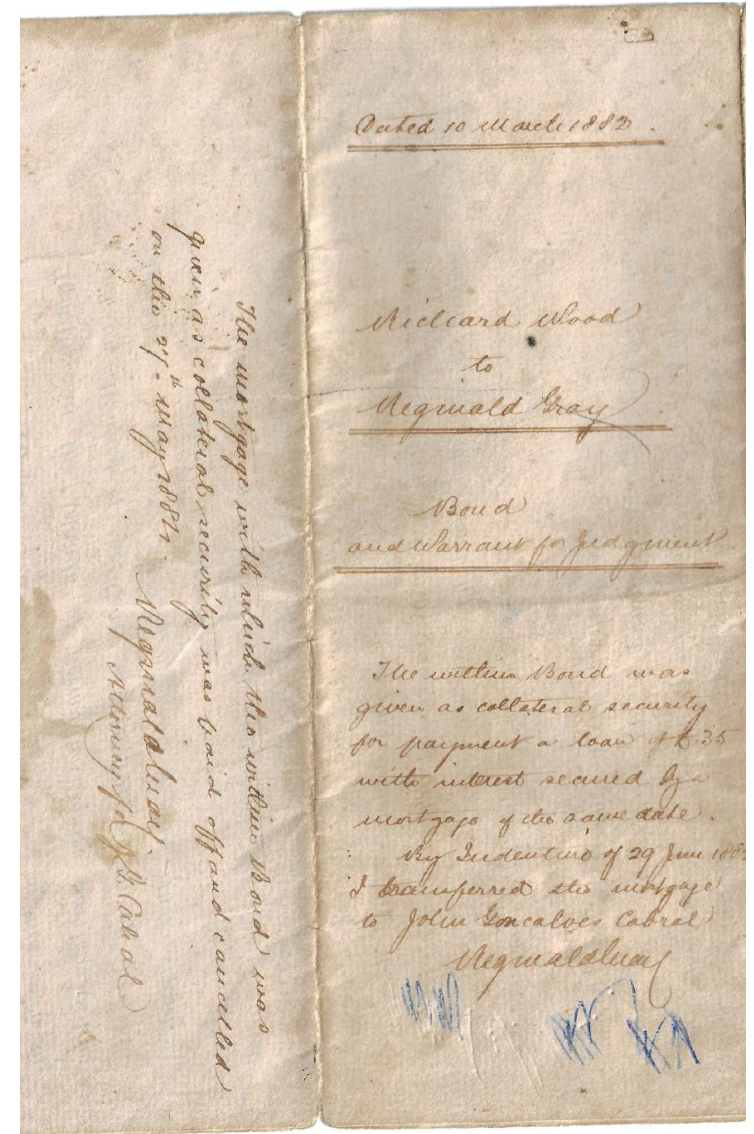


1. # 11 Boss's Cove Road, Pembroke HM 01

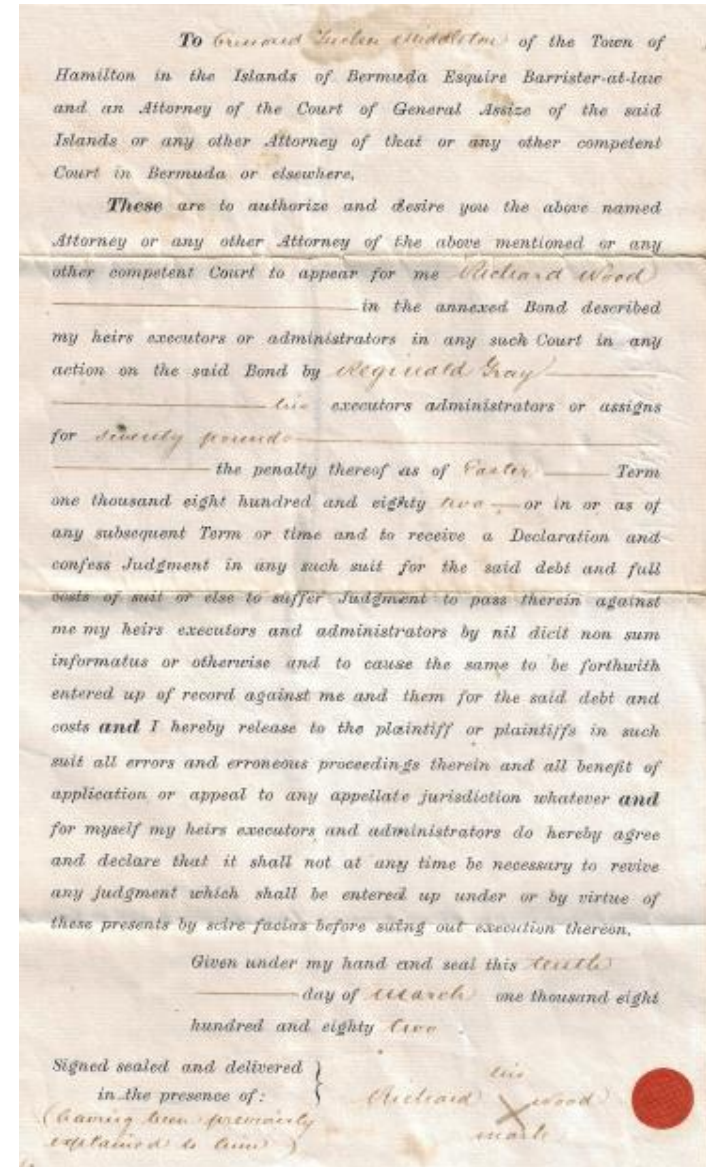
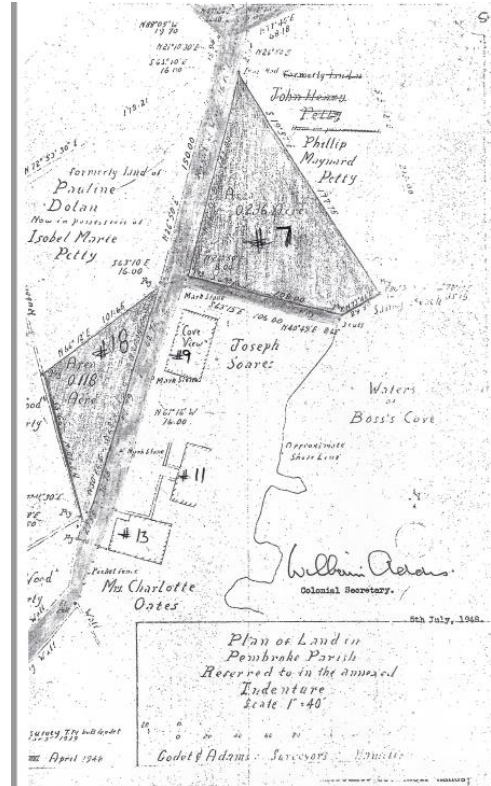


5.18 – Additional Information

Dated 10 March 1882, Bond and Warrant for Judgement between Richard Wood and Reginal Gray. This witness Bond was Given as Collateral security for payment a loan of 35 pounds with interest secured by a mortgage of the same date.



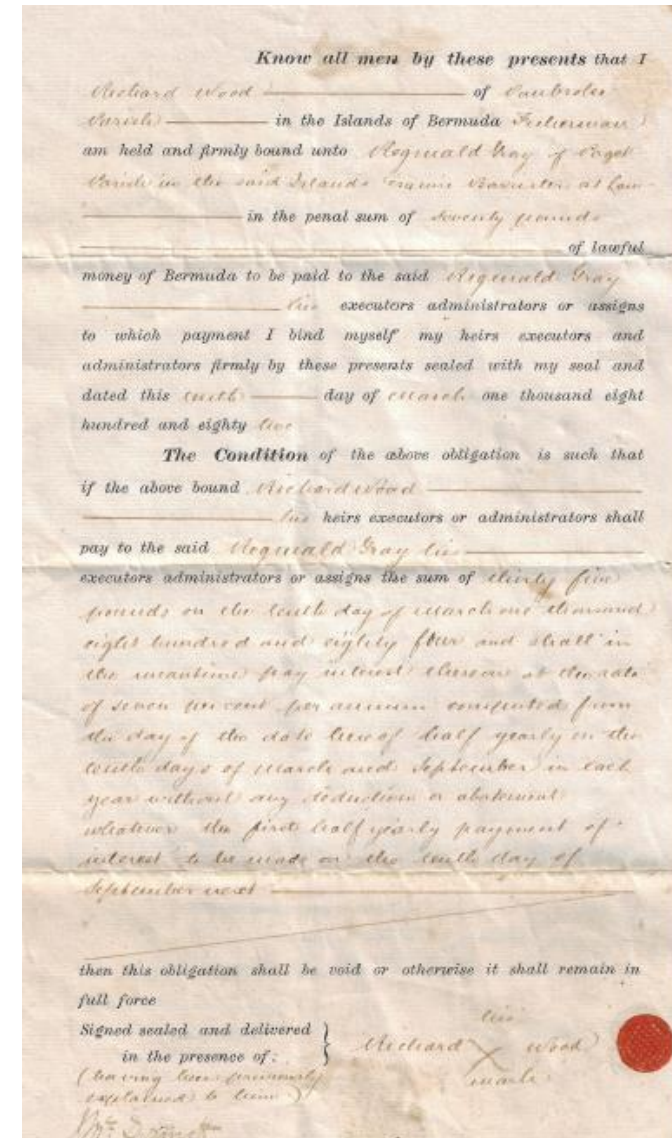
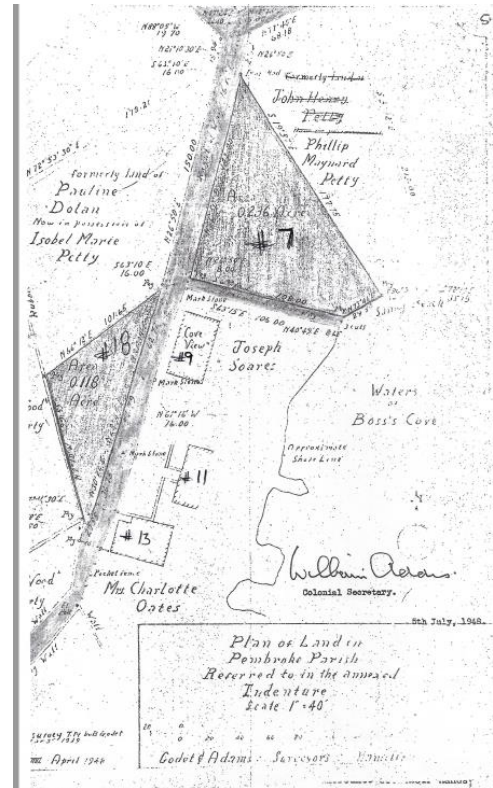
1. # 11 Boss's Cove Road, Pembroke HM 01



5.18 – Additional Information

The mortgage with which this written Bond was given as collateral security was paid off and cancelled on the 27th May 1882.

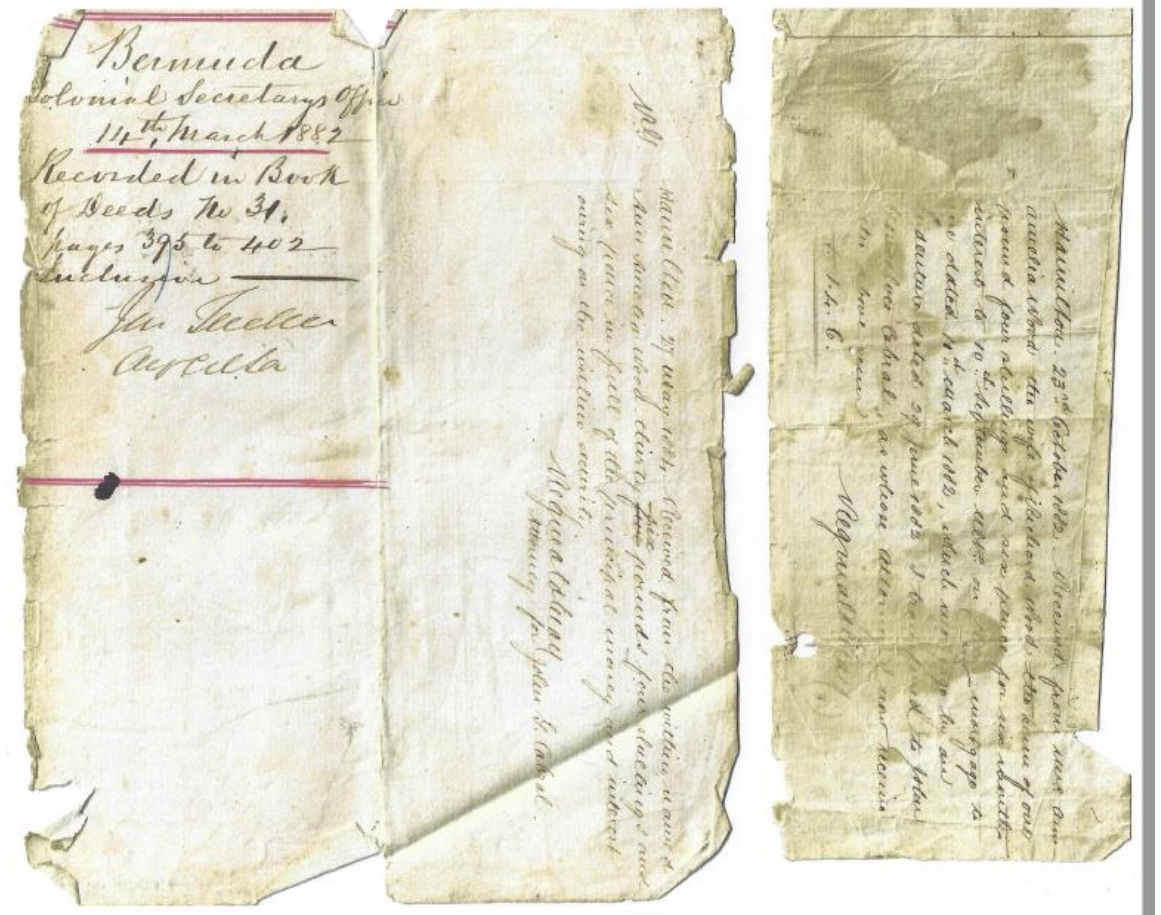
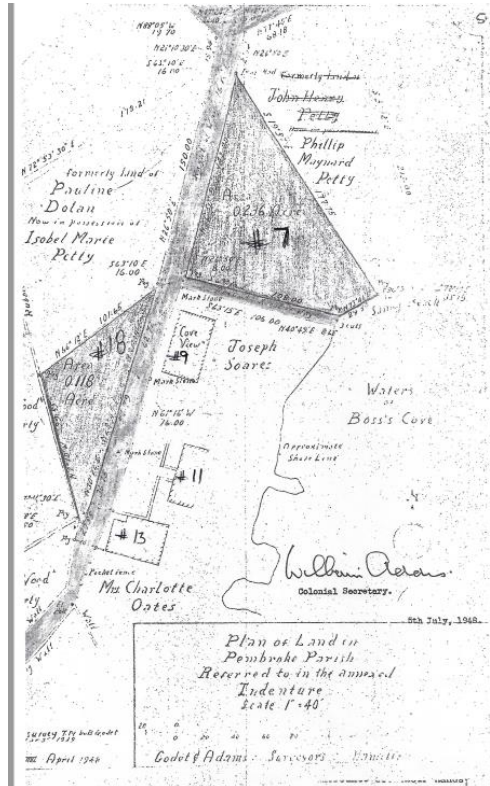
1. # 11 Boss's Cove Road, Pembroke HM 01



5.18 – Additional Information

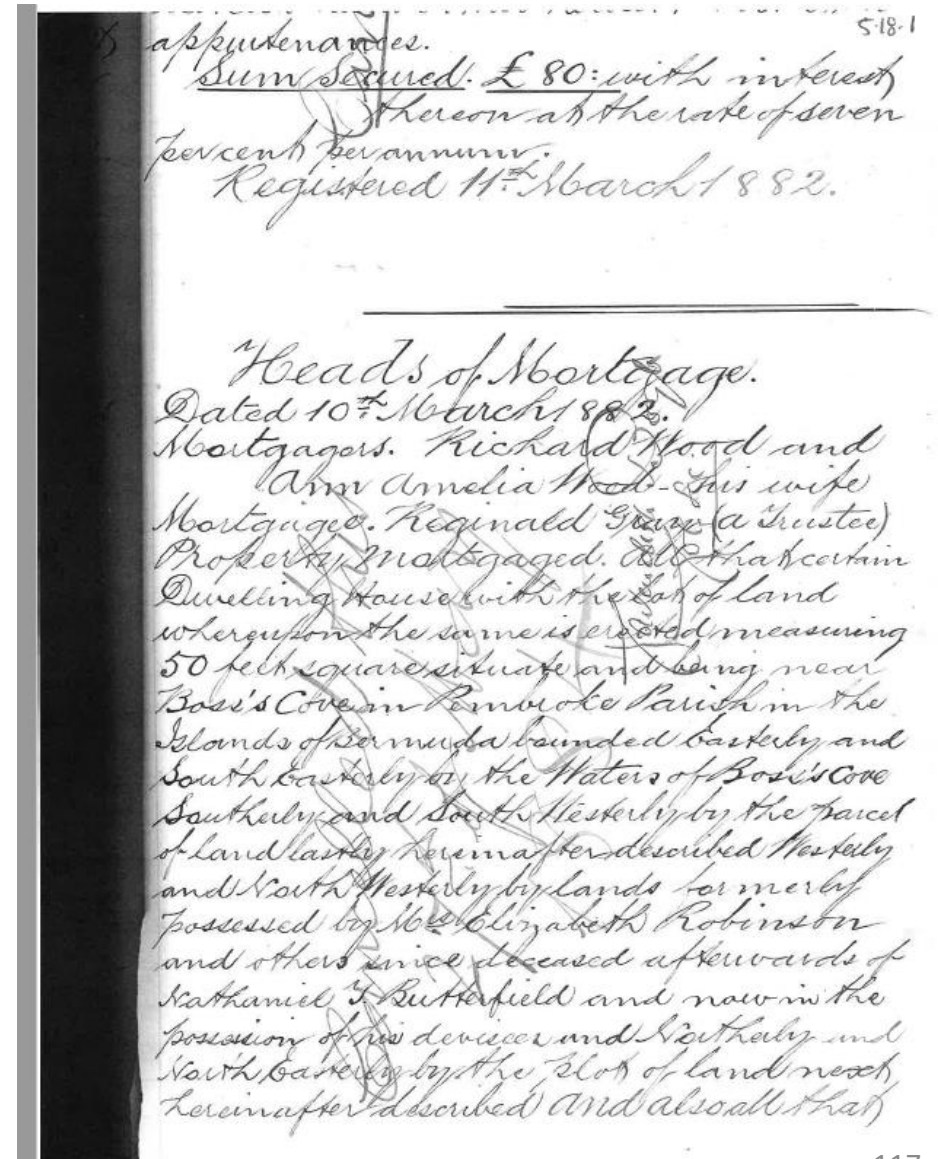
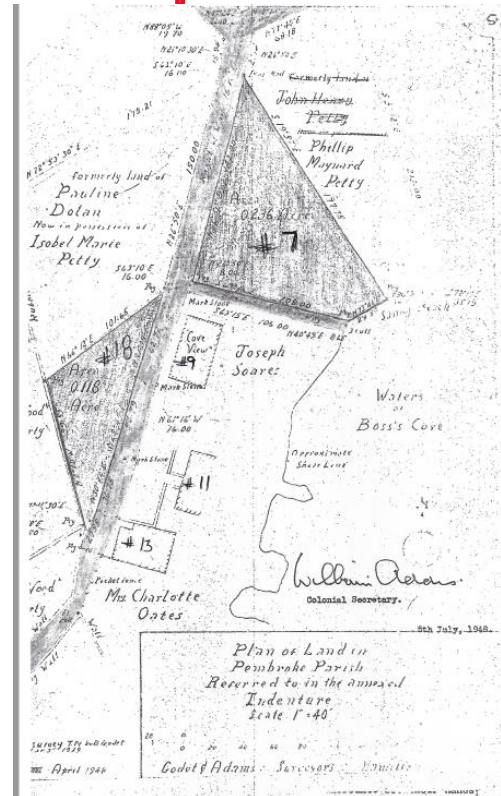
The mortgage with which this written Bond was given as collateral security was paid off and cancelled on the 27th May 1882.

1. # 11 Boss's Cove Road, Pembroke HM 01



5.18 – Additional Information
Bermuda Colonial Secretary's' Office, dated 14th March
1882. Recorded in Book of Seeds No 31 pages 395 to
402 Inclusion.

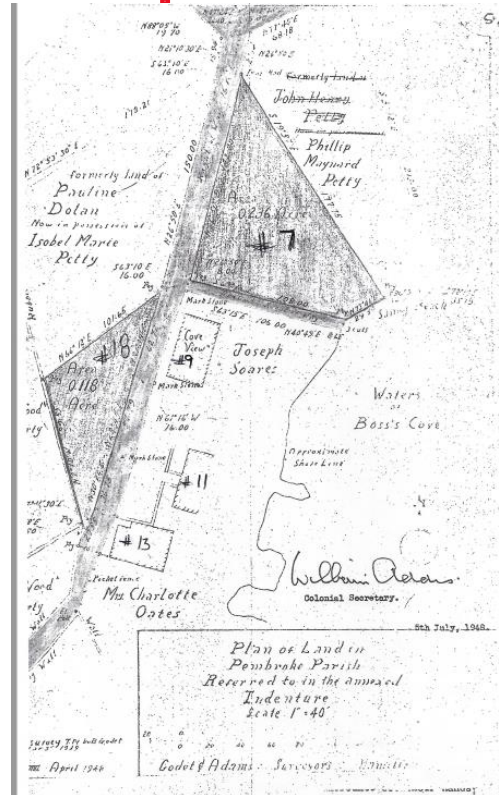
1. # 11 Boss's Cove Road, Pembroke HM 01



5.18

Heads of Mortgage dated 10th March 1882 for Richard and Ann Amelia Wood. Registered 14th March 1992.

1. # 11 Boss's Cove Road, Pembroke HM 01

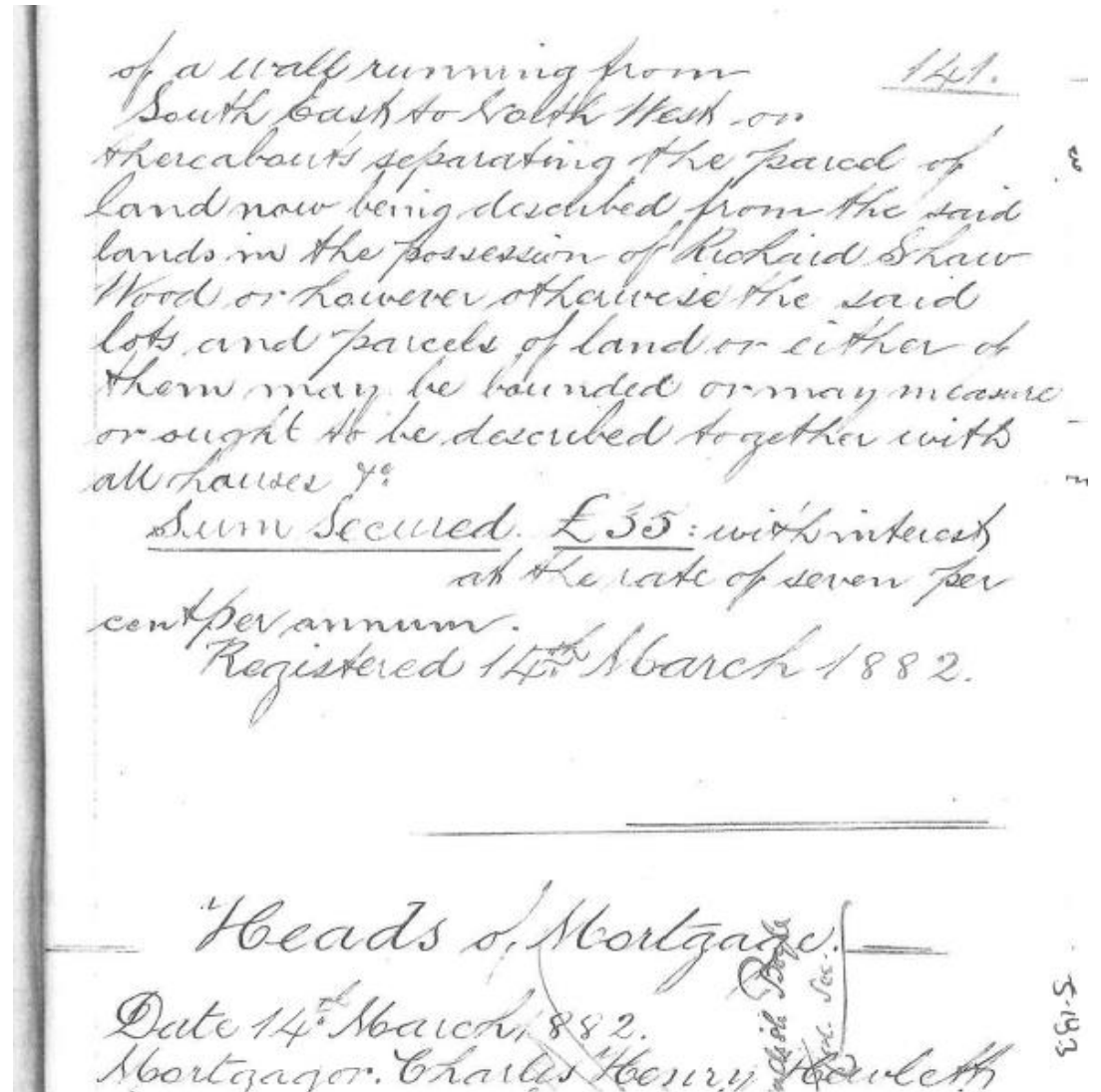
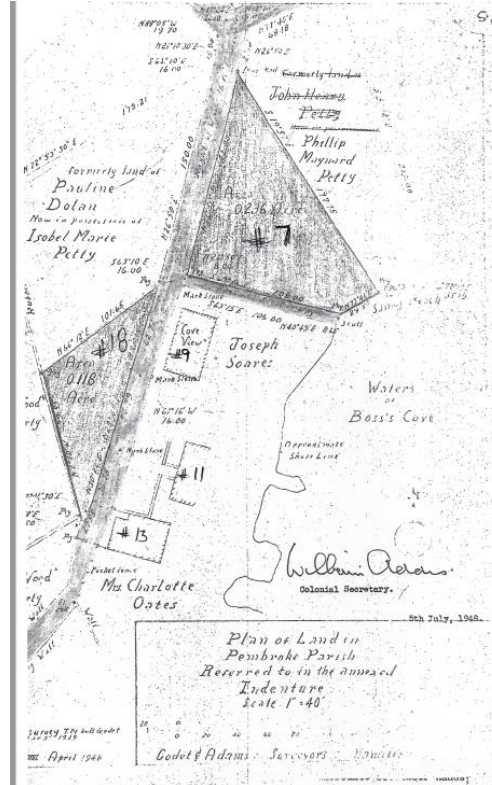


140 certain other lot of land adjoining the above described lot and containing 100 feet square bounded easterly and south easterly by the Waters of Boss's Cove southerly and South Westerly partly by the above described lot and partly by the said lands formerly of Mrs Elizabeth Robinson and others deceased afterwards of the late Nathaniel T. Butterfield also deceased and now in the possession of his heirs devisees and Mortality and southerly by lands formerly of Samuel Stowell deceased and now in the possession of the devisees of the said Nathaniel T. Butterfield deceased - and also all that certain parcel of land situate and being at Boss's Cove aforesaid bounded North Easterly by the lot of land hereinbefore firstly described Easterly and South Easterly by the Waters of Boss's Cove South Westerly by lands in the possession of Richard Shaw Wood and there measuring from high water mark 146 feet or thereabouts be the same more or less and North Westerly by lands in the possession of the devisees of the late Nathaniel T. Butterfield the North Western boundary being a straight line drawn from the South Western pillar of the Wall in front of the Quelling

5.18

Heads of Mortgage dated 10th March 1882 for Richard and Ann Amelia Wood. Registered 14th March 1992.

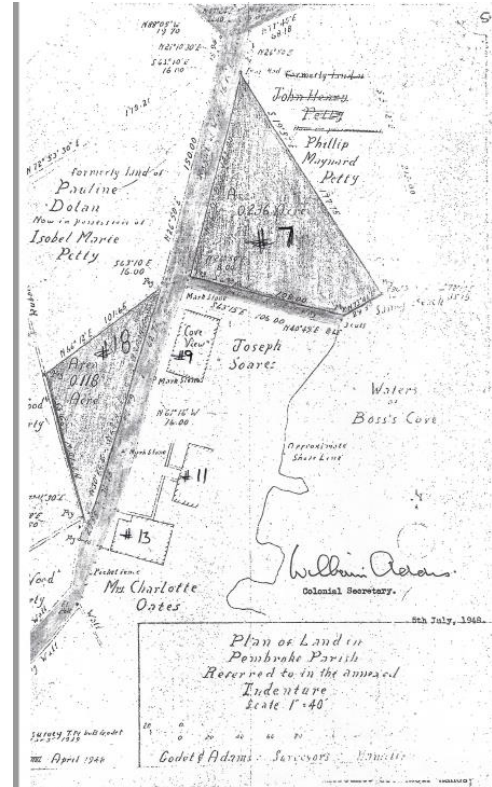
1. # 11 Boss's Cove Road, Pembroke HM 01



5.18

Heads of Mortgage dated 10th March 1882 for Richard and Ann Amelia Wood. Registered 14th March 1892.

1. # 11 Boss's Cove Road, Pembroke HM 01



of a wall running from 14th
 South East to North West on
 whereabouts separating the parcel of
 land now being described from the said
 lands in the possession of Richard Shaw
 Wood or however otherwise the said
 lots and parcels of land or either of
 them may be bounded or may measure
 or ought to be described together with
 all houses &c.
Sum Secured. £35: with interest
at the rate of seven per
cent per annum.
Registered 14th March 1882.

Heads of Mortgage.
 Date 14th March 1882.
 Mortgagor. Charles Henry Hewlett

5.18

Heads of Mortgage dated 10th March 1882 for
 Richard and Ann Amelia Wood. Registered 14th
 March 1882.

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2. # 9 Boss's Cove Road, Pembroke HM 01

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
<input type="text" value="123724015"/>	\$34,800	Residential	APARTMENT	LOWER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605
<input type="text" value="123725011"/>	\$34,800	Residential	APARTMENT	UPPER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605



2. # 9 Boss's Cove Road, Pembroke HM 01

The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967, to

George Stanford Llewellyn Hollis, Fee simple, her grandson.

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
123724015	\$34,800	Residential	APARTMENT	LOWER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605
123725011	\$34,800	Residential	APARTMENT	UPPER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605



2. # 9 Boss's Cove Road, Pembroke HM 01

2.1

The property is currently own by: -

Victor Bento Carriea (or Corriea)

Please note, I was unable to find any other records registered at the Land Title Registration Office.

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
123724015	\$34,800	Residential	APARTMENT	LOWER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605
123725011	\$34,800	Residential	APARTMENT	UPPER APT	9 Boss's Cove Road, Pembroke HM01	544337, 133605

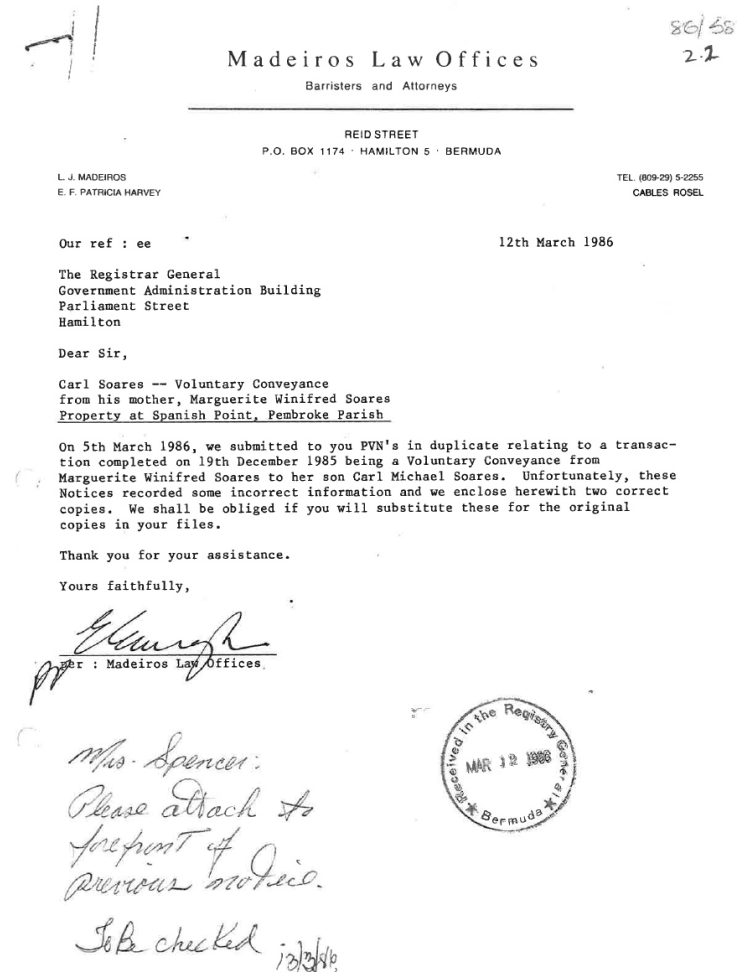


2. # 9 Boss's Cove Road, Pembroke HM 01

2.2

Letter from Madeiros Law Offices dated 12 March 1986 with attached Notice, Schedule, and Lot Plan to the Registrar General re: Voluntary Conveyance to Carl Soares from his mother Marguerite Soares. Note: First Notice has the name of Frances Amanda Louise Furbert.

Please note, I was unable to find any other records registered at the Land Tile Registration Office.



2. # 9 Boss's Cove Road, Pembroke HM 01



2.2

Notice to the Registrar General, dated 5 March 1986, Voluntary Conveyance from Marguerite Winifred Soares to her son, Carl Michael Soares.

2/22/2022

2-2

NOTICE

TO: THE REGISTRAR GENERAL

In accordance with the requirements of the Registrar General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the person/s hereinafter mentioned became entitled to an interest in the parcel of land situate in Pembroke Parish hereinafter described :-

DATE OF ACQUISITION	:	19th December 1985
NAME IN FULL (in case of married woman husband's full name also)	:	CARL MICHAEL SOARES
ADDRESS IN FULL	:	Cove Hill Cottage, 8 High Point Road, Spanish Point
NATIONALITY	:	Bermudian
OCCUPATION	:	Businessman
DATE OF BIRTH	:	Over 21 years
NATURE OF INTEREST ACQUIRED	:	Fee simple
MODE OF ACQUISITION	:	VOLUNTARY CONVEYANCE
DATE OF SANCTION (if any)	:	-
FULL NAME OF PERSON FROM WHOM ACQUIRED	:	MARGUERITE WINIFRED SOARES
ASSESSMENT NUMBER(S)	:	123724015 and 12375011
DESCRIPTION OF LAND	:	As described on reverse side
PURCHASE PRICE	:	N/A -- Voluntary Conveyance
Dated this 5th day of March	:	1986
Per:	:	Marguerite Winifred Soares

126

2. # 9 Boss's Cove Road, Pembroke HM 01



2.2

Notice to the Registrar General, dated 5 March 1986, Coluntary Conveyance from Marguerite Winifred Soares to her son, Carl Michael Soares.

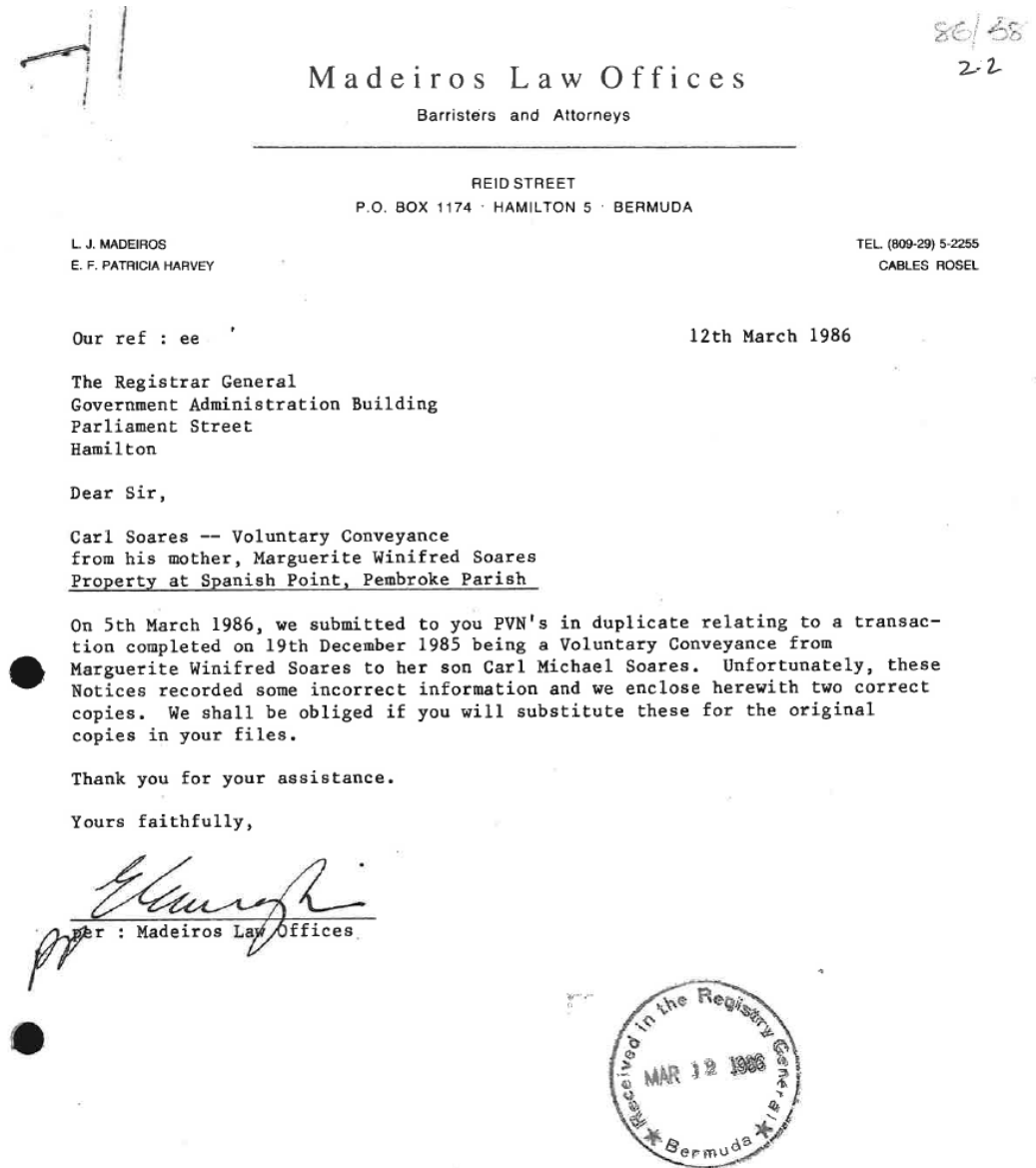
ALL THAT land situate at Spanish Point in Pembroke Parish in the Islands of Bermuda delineated and outlined in red and partly coloured blue on the plan drawn by C.H.B. Crisson Number F2113 dated December 4th 1985 hereto annexed and estimated to comprise Nought decimal point one four five of an acre (0.145 ac) and bounded WESTERLY by a road Twelve feet (12') wide coloured yellow on the said plan and designated thereon as "Boss's Cove Road" and there measuring Sixty three feet (63') NORTHERLY by a pathway coloured yellow on the said plan separating the said land from land of Wendy E. Kyle and there measuring One hundred and four feet (104') EASTERLY by the Waters of Boss's Cove and there measuring on a straight line as shown on the said plan Seventy feet six inches (70' 6") and SOUTHERLY by land of James A. Pearman and there measuring Eighty-eight feet (88') OR HOWEVER OTHERWISE the said land may be bounded may measure or ought to be described (including the dwellinghouse thereon erected) AND TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners for the time being of the said land above described or any part thereof and their tenants and servants and all other lawfully authorised persons with or without animals and vehicles of all descriptions OVER AND ALONG the pathway coloured yellow on the said plan adjoining the Northern boundary of the said land and leading from the Waters of Boss's Cove to the roadway next hereinafter described AND OVER AND ALONG the roadway Twelve feet (12') in width and coloured yellow on the said plan and designated thereon as "Boss's Cove Road" and leading Northeasterly to the Public Road and Southerly to the road next hereinafter described AND OVER AND ALONG the roadway Twenty feet (20') wide also coloured yellow on the said plan and leading from the roadway hereinbefore described Northwesterly to the Public Road known as "Spanish Point Road"

2. # 9 Boss's Cove Road, Pembroke HM 01



2.2

Notice to the Registrar General, dated 5 March 1986, Voluntary Conveyance from Marguerite Winifred Soares to her son, Carl Michael Soares.



2. # 9 Boss's Cove Road, Pembroke HM 01

2.2

Letter from Madeiros Law Offices dated 12 March 1986 with attached Notice, Schedule, and Lot Plan to the Registrar General re: Voluntary Conveyance to Carl Soares from his mother Marguerite Soares. Note: First Notice has the name of Frances Amanda Louise Furbert.

Please note, I was unable to find any other records registered at the Land Tile Registration Office.



NOTICE

TO: THE REGISTRAR GENERAL

In accordance with the requirements of the Registrar General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the person/s hereinafter mentioned became entitled to an interest in the parcel of land situate in Pembroke Parish hereinafter described :-

DATE OF ACQUISITION : 19th December 1985

NAME IN FULL : CARL MICHAEL SOARES
(in case of married woman husband's full name also) :

ADDRESS IN FULL : Cove Hill Cottage, 8 High Point Road, Spanish Point

NATIONALITY : Bermudian

OCCUPATION : Businessman

DATE OF BIRTH : Over 21 years

NATURE OF INTEREST ACQUIRED : Fee simple

MODE OF ACQUISITION : VOLUNTARY CONVEYANCE

DATE OF SANCTION (if any) :

FULL NAME OF PERSON FROM WHOM ACQUIRED : FRANCES AMANDA LOUISE FURBERT

ASSESSMENT NUMBER(S) : 123724015 and 12375011

DESCRIPTION OF LAND : As described on reverse side

PURCHASE PRICE : N/A -- Voluntary Conveyance

Dated this 5th day of March 1986

11.

2. # 9 Boss's Cove Road, Pembroke HM 01



2.2

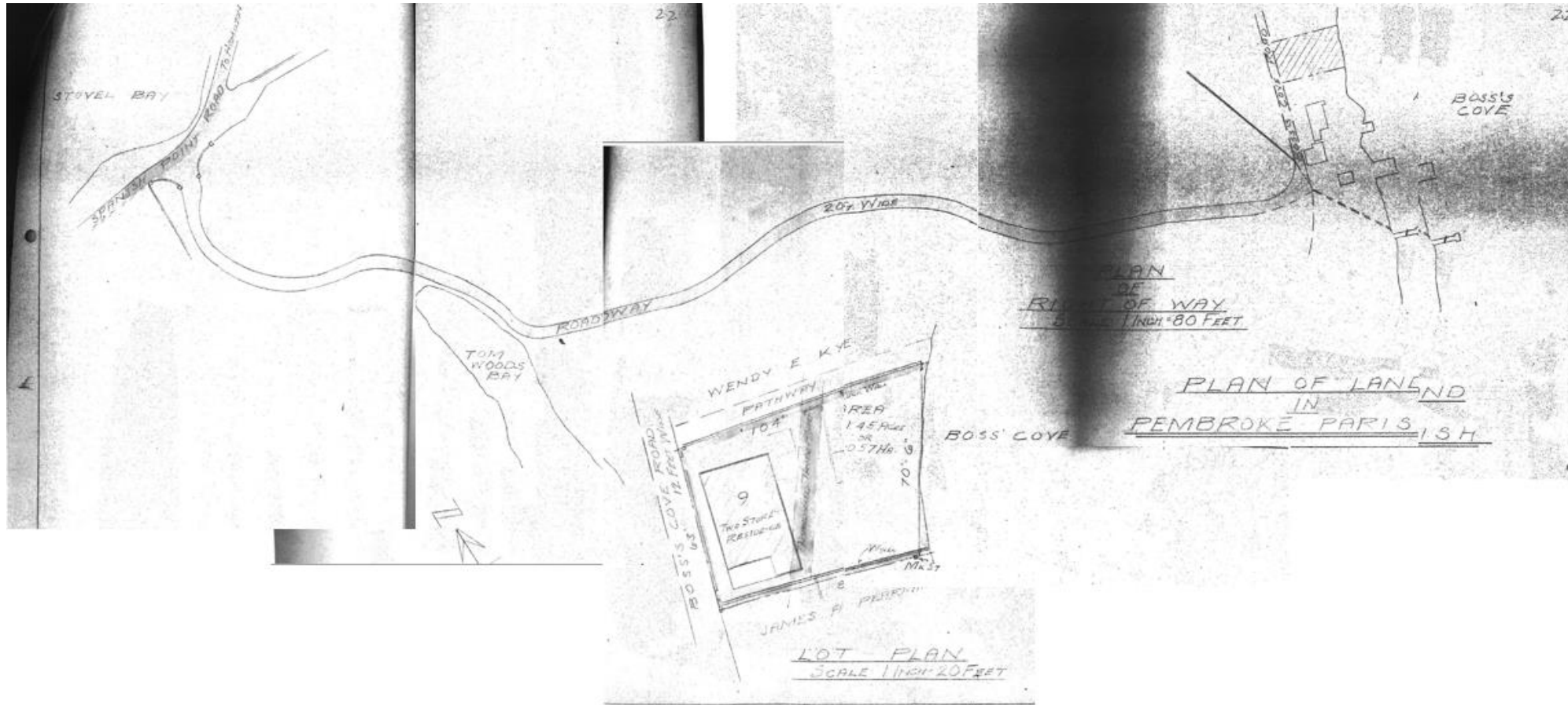
Notice to the Registrar General, dated 5 March 1986, Coluntary Conveyance from Marguerite Winifred Soares to her son, Carl Michael Soares.

2/22/2022

2-2

ALL THAT land situate at Spanish Point in Pembroke Parish in the Islands of Bermuda delineated and outlined in red and partly coloured blue on the plan drawn by C.H.B. Crisson Number F2113 dated December 4th 1985 hereto annexed and estimated to comprise Nought decimal point one four five of an acre (0.145 ac) and bounded WESTERLY by a road Twelve feet (12') wide coloured yellow on the said plan and designated thereon as "Boss's Cove Road" and there measuring Sixty three feet (63') NORTHERLY by a pathway coloured yellow on the said plan separating the said land from land of Wendy E. Kyle and there measuring One hundred and four feet (104') EASTERLY by the Waters of Boss's Cove and there measuring on a straight line as shown on the said plan Seventy feet six inches (70' 6") and SOUTHERLY by land of James A. Pearman and there measuring Eighty-eight feet (88') OR HOWEVER OTHERWISE the said land may be bounded may measure or ought to be described (including the dwellinghouse thereon erected) AND TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners for the time being of the said land above described or any part thereof and their tenants and servants and all other lawfully authorised persons with or without animals and vehicles of all descriptions OVER AND ALONG the pathway coloured yellow on the said plan adjoining the Northern boundary of the said land and leading from the Waters of Boss's Cove to the roadway next hereinafter described AND OVER AND ALONG the roadway Twelve feet (12') in width and coloured yellow on the said plan and designated thereon as "Boss's Cove Road" and leading Northeasterly to the Public Road and Southerly to the road next hereinafter described AND OVER AND ALONG the roadway Twenty feet (20') wide also coloured yellow on the said plan and leading from the roadway hereinbefore described Northwesterly to the Public Road known as "Spanish Point Road"

2. # 9 Boss's Cove Road, Pembroke HM 01



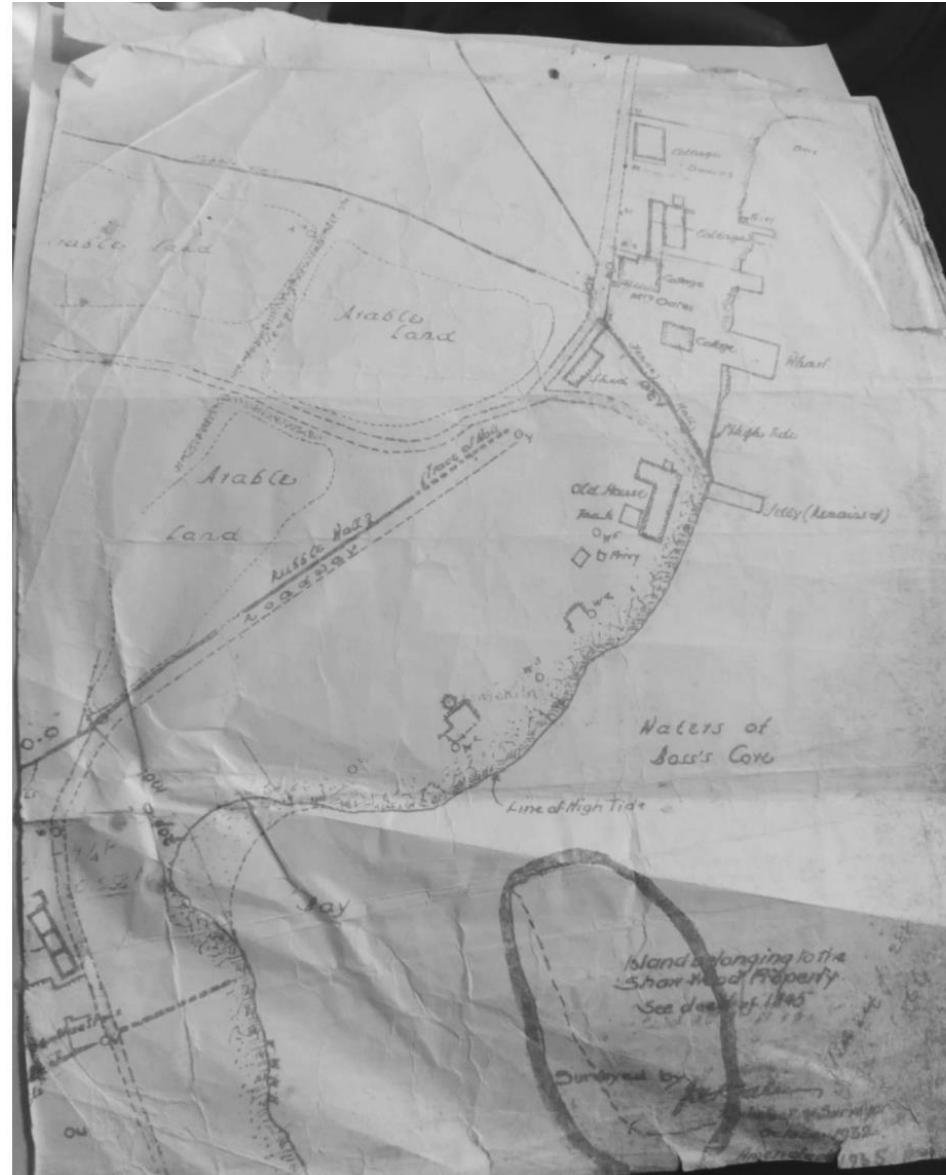
2.2

Notice to the Registrar General, dated 5 March 1986, Coluntary Conveyance from Marguerite Winifred Soares to her son, Carl Michael Soares.

2. # 9 Boss's Cove Road, Pembroke HM 01

2.2 - Additional Information

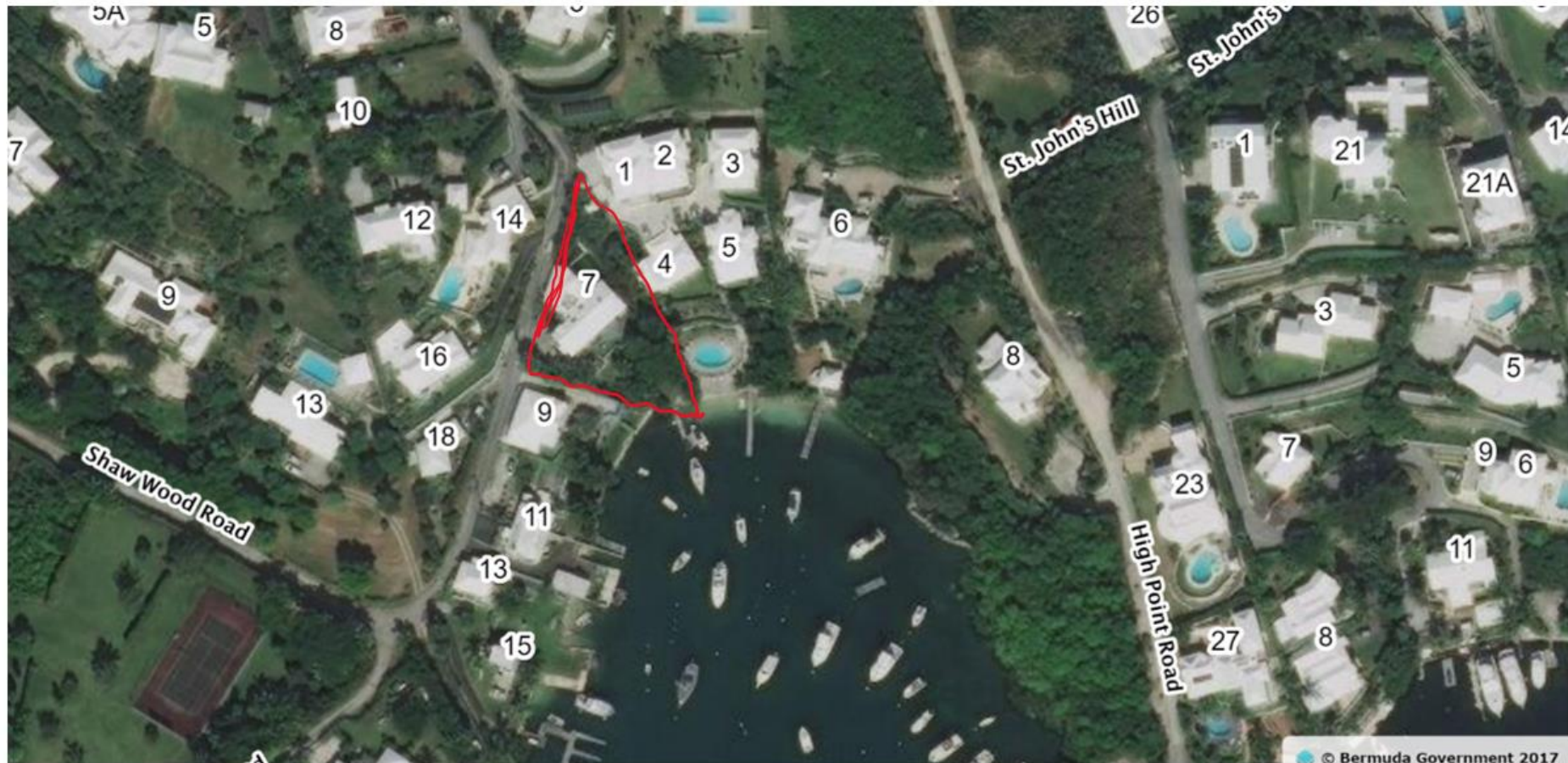
A hand drawing of the property
Boss's Cove



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3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
<input type="text" value="Q"/> 123722012	\$72,000	Residential	HOUSE	TAM-MARINA	7 Boss's Cove Road, Pembroke HM01	544349, 133637
<input type="text" value="Q"/> 123723019	\$22,200	Residential	APARTMENT	APARTMENT 1ST FL	7 Boss's Cove Road, Pembroke HM01	544349, 133637



3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967.



3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.1

The property is currently own
by: -

John Kyle.

The above-mentioned person
named acquired the property
from Wendy Evans Kyle.

Please note, I was unable to
find any other records
registered at the Land Tile
Registration Office.



3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.2

Memorandum of Mortgage dated 16 March 1987 for Wendy Evans Kyle, with further description of the above-mentioned property and former owners.



294
3-2

CHW

MEMORANDUM
OF
MORTGAGE

DATED: 13th February, 1987

MORTGAGOR(S): WENDY EVANS KYLE

MORTGAGEE(S): BERMUDA MORTGAGE & FINANCE LIMITED

SUM SECURED: ONE HUNDRED AND SEVENTY-FIVE THOUSAND DOLLARS

RATE OF INTEREST: Seven per cent per annum

DATE INTEREST COMPUTED FROM: 13th February, 1987

DESCRIPTION OF PROPERTY: ALL THAT certain lot of land in Pembroke Parish in the Islands of Bermuda delineated on the plan annexed to an Indenture dated the 14th day of December 1965 and made between Florence Marie McHale of the first part Robert Oscar Tribbley of the second part and George Orrett Whitney of the third part and thereon outlined in Pink and designated "Lot B" containing by estimation 0.236 of an acre and bounded NORTHEASTERLY by land now or formerly of Philip Maynard Petty and there measuring 177.75' SOUTHEASTERLY by the Waters of Boss's Cove and there measuring 29.50' SOUTHERLY by a roadway Eight feet wide coloured Yellow on the said plan separating the lot of land now being described from land of Joseph Soares and measuring along the said roadway 108.00' and WESTERLY by a roadway Sixteen feet wide coloured Yellow on the said plan separating the lot of land now being described from land of Isobel Marie Petty and measuring along the said roadway 142.00' OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described TOGETHER WITH the dwelling house and dock thereon erected and all the appurtenances thereto belonging together with rights-of-way 1/86 OVER AND ALONG the said roadway Eight feet wide coloured Yellow on the said plan leading Westerly along the Southern boundary

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.2

Memorandum of Mortgage dated 16 March 1987 for Wendy Evans Kyle, with further description of the above-mentioned property and former owners.



295

-2-

of the lot of land hereinbefore described to the roadway now hereinafter described AND ALSO OVER AND ALONG the said roadway Sixteen feet wide coloured Yellow on the said plan leading Northerly along the Western boundary of the lot of land hereinbefore described and thence in varying Northerly and Easterly directions to the Main Public Road leading to the Admiral's Landing Place.

APPLEBY, SPURLING & KEMPE
Barristers & Attorneys

Per: *Anna Estelle*

Dated: 16th March, 1987

REGISTERED: 19th March, 1987

MARLENE J. CHRISTOPHER

REGISTRAR GENERAL: ei

RECEIVED THE ORIGINAL
MORTGAGE
PER. <i>H.S. & K.</i>
DATE <i>27/03/87</i>

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.3

Notice 83/125 with attached Schedule and Plan of Land, dated 5th July 1948 for the above-mentioned property was owned by: -

Wendy Evans Kyle.

The above-mentioned names on this Notice purchased the property from William Nigel and Gloria Prescott. See Alien Book 18, Pages 172 – 173 for when William Nigel and Gloria Prescott purchased the property and from whom.



NOTICE	
83/125 3-3	
To: THE REGISTRAR-GENERAL.	
In accordance with the requirements of the Registrar General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the person/s hereinafter mentioned became entitled to an interest in the parcel of land hereinafter described:	
DATE OF ACQUISITION	18th October 1983
NAME IN FULL (in case of married woman, husband's full name also)	WENDY EVANS KYLE
ADDRESS IN FULL	"TAM-MARINA" 7 BOSS'S COVE ROAD, PEMBROKE, BERMUDA.
NATIONALITY	BERMUDIAN
OCCUPATION	
DATE OF BIRTH	OVER 21 YEARS
NATURE OF INTEREST ACQUIRED	FEE SIMPLE
MODE OF ACQUISITION	CONVEYANCE
DATE OF SANCTION (if any)	NOT APPLICABLE
FULL NAME OF PERSON FROM WHOM ACQUIRED	WILLIAM NIGEL PRESCOTT and GLORIA PRESCOTT
DESCRIPTION OF LAND	ALL THAT certain lot of land situate at Pembroke Parish in the Islands of Bermuda together with the dwellinghouse thereon erected known as "Tam Marina" more particularly described in the attached Schedule
Dated this	Eighteenth day of November, 1983
Assessment No. 12-3722012 12-3723019	HALLETT, WHITNEY & PATTON Barristers and Attorneys PER: C.D. O'Malley
PURCHASE PRICE: \$... 375,000.00.....	
NOV 17 1983	

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.3

Notice 83/125 with attached Schedule and Plan of Land, dated 5th July 1948 for the above-mentioned property was owned by: - Wendy Evans Kyle.

The above-mentioned names on this Notice purchased the property from William Nigel and Gloria Prescott.



3-3

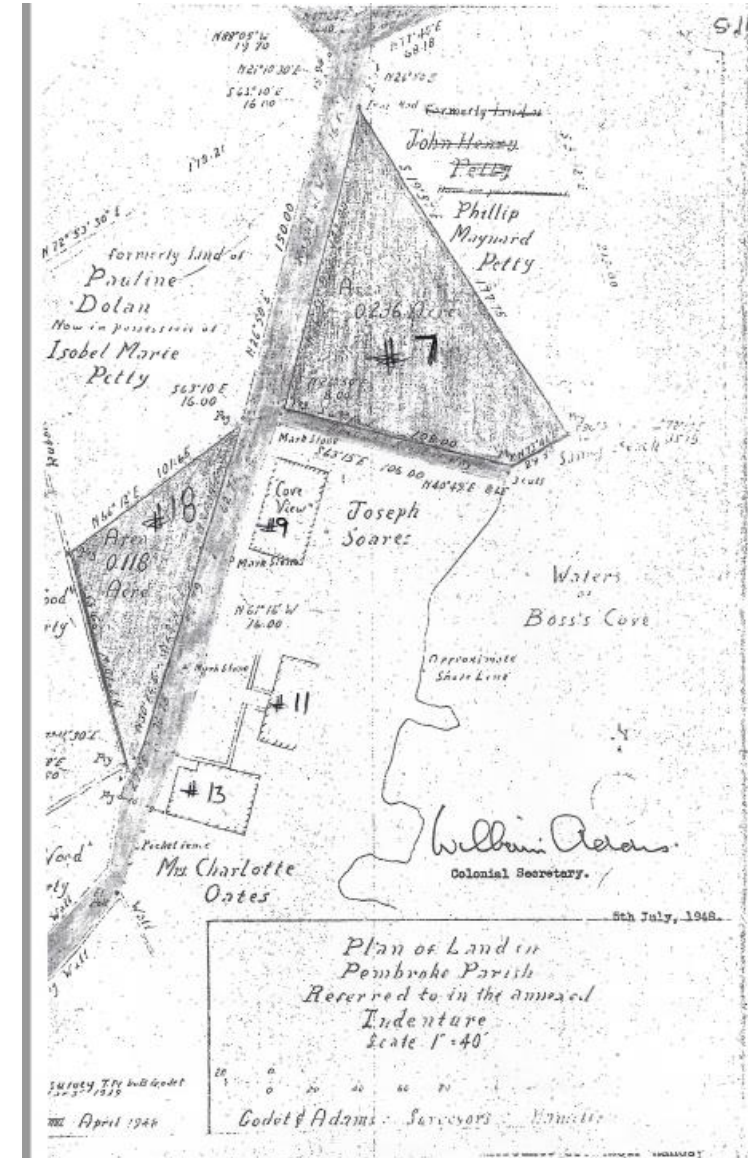
THE SCHEDULE ABOVE REFERRED TO

ALL THAT certain lot of land in Pembroke Parish in the Islands of Bermuda delineated on the plan annexed to an Indenture dated the Fourteenth day of December One thousand nine hundred and sixty-five and made between Florence Marie McHale of the first part the said Robert Horace Tribbley of the second part and George Orrett Whitney of the third part and thereon outlined in Pink and designated "Lot B" containing by estimation Nought decimal point two three six of an acre (0.236 acre) and bounded NORTH-EASTERLY by land now or formerly of Philip Maynard Petty and there measuring One hundred and seventy-seven decimal point seven five feet (177.75') SOUTH-EASTERLY by the Waters of Boss's Cove and there measuring Twenty-nine decimal point five nought feet (29.50') SOUTHERLY by a roadway Eight feet wide coloured Yellow on the said plan separating the lot of land now being described from land of Joseph Soares and measuring along the said roadway One hundred and eight feet (108.00') and WESTERLY by a roadway Sixteen feet wide coloured Yellow on the said plan separating the lot of land now being described from land of Isobel Marie Petty and measuring along the said roadway One hundred and forty two feet (142.00') OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described TOGETHER WITH the dwellinghouse and dock thereon erected and all other buildings fixtures walls fences ways rights-of-way rights liberties privileges easements advantages and appurtenances whatsoever to the said lot of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage for the Purchaser her heirs and assigns the owners for the time being of the lot of land hereinbefore described and her and their tenants and servants and all other lawfully authorised persons with or without animals and vehicles of all descriptions OVER AND ALONG the said roadway Eight feet wide coloured Yellow on the said plan leading Westerly along the Southern boundary of the lot of land hereinbefore described to the roadway next hereinafter described AND ALSO OVER AND ALONG the said roadway Sixteen feet wide coloured Yellow on the said plan leading Northerly along the Western boundary of the lot of land hereinbefore described and thence in varying Northerly and Easterly directions to the

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.3

Notice 83/125 with attached Schedule and Plan of Land, dated 5th July 1948 for the above-mentioned property was owned by: - Wendy Evans Kyle. The above-mentioned names on this Notice purchased the property from William Nigel and Gloria Prescott.



3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.4

Memo required by the Alien Act 126 Sec 5 (2), dated 14 December 1965 from Florence Marie McHale to Robert Oscar Tribley. Page 53. LOT B



MEMORANDUM
required by "The Alien Act, 1926" Sect. 5 (2)

DATE OF ACQUISITION: 14th December 1965

ALIEN FROM WHOM BRITISH SUBJECT ACQUIRED LAND: FLORENCE MARIE McHALE

BRITISH SUBJECT WHO ACQUIRED LAND: ROBERT OSCAR TRIBLEY

MODE OF ACQUISITION: By conveyance

DESCRIPTION OF LAND ACQUIRED: ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda containing by estimation Decimal two three six (.236) acres delineated on the plan thereto annexed and thereon outlined in pink and designated "Lot "B"" and bounded NORTH-EASTERLY by land formerly of Mary Elizabeth Petty and now of Philip Maynard Petty and there measuring One hundred and seventy-seven decimal seven five feet SOUTH-EASTERLY by the waters of Boss's Cove and there measuring Twenty-nine decimal five feet SOUTHERLY by a roadway coloured yellow on the said plan Eight feet wide separating the lot of land now being described from land of Joseph Soares and measuring along the said roadway One hundred and eight feet and WESTERLY by a roadway Sixteen feet wide coloured yellow on the said plan separating the lot of land now being described from land of Isobel Marie Petty and measuring along the said roadway One hundred and forty-two feet OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described Together with the appurtenances thereto belonging.

ESTATE OR INTEREST ACQUIRED: Fee simple

AREA OF LAND ACQUIRED: .236 acres

H. H. White
Attorneys for Robert Oscar Tribley

REGISTERED: 11th January, 1966

RUTH JAMES

ACTING REGISTRAR: bs

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.5

Memo required by the Alien Act 126 Sec 5 (2), dated 14 December 1965 from Florence Marie McHale to Robert Oscar Tribley. Page 53. LOT B



124 3-5

FORM "B"

MEMORANDUM OF ACQUISITION OF LAND *Alien 1587*

FROM AND/OR BY ALIEN

DATE OF ACQUISITION 19th August 1960

TRANSFEROR(S) ROBERT HORACE PETTY

NATIONALITY OF TRANSFEROR(S) Citizen of the United States of America

TRANSFeree(S) FLORENCE MARIE MCHALE

NATIONALITY OF TRANSFeree(S) Citizen of the United States of America

ADDRESS ABROAD OF TRANSFeree(S) (if ALIEN) 1200 Gorham Street in the City of Lowell in the State of Massachusetts one of the United States of America

MODE OF ACQUISITION By Conveyance

QUANTITATIVE AREA OF LAND ACQUIRED: (to be shown in acres, roods, etc. or in decimal area)

LOT B → 37 perches and 24 square yards = 0.236 Acre

LOT A → 16 perches and 20 square yards = 0.118 Acre

NATURE OR INTEREST IN LAND ACQUIRED Fee simple

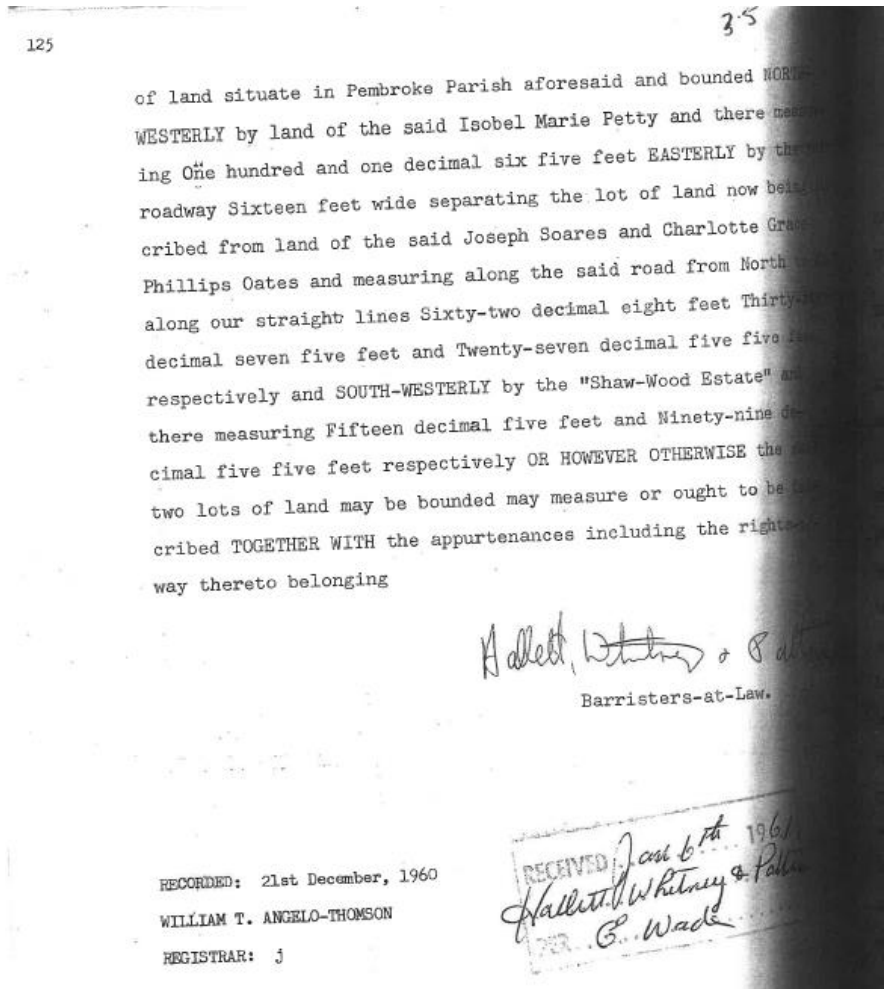
DESCRIPTION OF LAND ACQUIRED

1. THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda and bounded NORTH-EASTERLY by land formerly of Mary Elizabeth Petty and now of Philip Maynard Petty and there measuring One hundred and seventy-seven decimal seven five feet SOUTH-EASTERLY by the waters of Boss's Cove and there measuring Twenty-nine decimal five feet SOUTHERLY by a roadway Eight feet wide separating the lot of land now being described from land of Joseph Soares and measuring along the said roadway One hundred and eight feet and WESTERLY by a roadway Sixteen feet wide separating the lot of land now being described from land of Isobel Marie Petty and measuring along the said roadway One hundred and forty-two feet AND ALSO ALL THAT certain lot

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.5

Memo required by the
Alien Act 126 Sec 5 (2),
dated 14 December
1965 from Florence
Marie McHale to Robert
Oscar Tribley. Page 53.
LOT B



3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.6

Memo required by the
Alien Act 126 Sec 4 (1),
dated 13 November
1948 from Mary
Elizabeth Petty to John
Henry Petty. Page 194 –
195. LOT B

Please note, I was
unable to find any other
records registered at the
Land Tile Registration
Office.



194

36

D marked on the said plan One hundred feet from the said point D to the point E marked on the said plan One hundred and four feet from the said point E to the point F marked on the said plan Four hundred and thirty-five feet from the said point F to the point G marked on the said plan Eight feet and from the said point G to the point H marked on the said plan Eighty-six feet. ALL THAT certain Island in Sandy's Parish aforesaid delineated and coloured red on the said plan situate near the western end of the parcel of land lastly above described OR HOWEVER OTHER the said parcels of land or any of them may be bounded may measure or ought to be described TOGETHER WITH the dwelling house known as Wreck House erected on the parcel of land lastly above described and all other appurtenances thereunto belonging with the use of the right of way OVER AND ALONG the roadway of ten feet in width coloured brown on the said plan leading from the Southern boundary of the parcel of land secondly described in a southerly direction and thence in an easterly direction to the Main Public Road.

Conyers, Dill & Pearman

RECEIVED *Dec 1st 1948* REGISTERED: 13th November, 1948.
PER *Conyers, Dill & Pearman* *D. J. Conyers* *D. J. Conyers*
REGISTRAR:s

MEMO REQUIRED BY THE ALIEN ACT 1926 Sec.4(1)

DATE OF ACQUISITION: 13th November, 1948.
NAME OF PERSON FROM WHOM LAND WAS ACQUIRED: MARY ELIZABETH PETTY
NAME OF ALIEN WHO ACQUIRED LAND: JOHN HENRY PETTY
MODE OF ACQUISITION: Voluntary Conveyance.

PROPERTY: ALL THAT lot of land situate in Pembroke Parish
Lot B → in the Islands of Bermuda containing by estimation 0.236 (one point two three six) of an acre delineated on the plan annexed to the certificate of sanction thereto annexed and thereon coloured pink and bounded NORTHEASTERLY by land formerly of Mary Elizabeth Petty and now of Philip Maynard Petty and there measuring 177.777 (one hundred and seventy seven decimal point seven five) feet SOUTHEASTERLY by the waters of Boss's Cove and there measuring 29.50 (two nine

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B

3.6

Memo required by the Alien Act 126 Sec 4 (1), dated 13 November 1948 from Mary Elizabeth Petty to John Henry Petty. Page 194 – 195. LOT B

Please note, I was unable to find any other records registered at the Land Tile Registration Office.



36 195

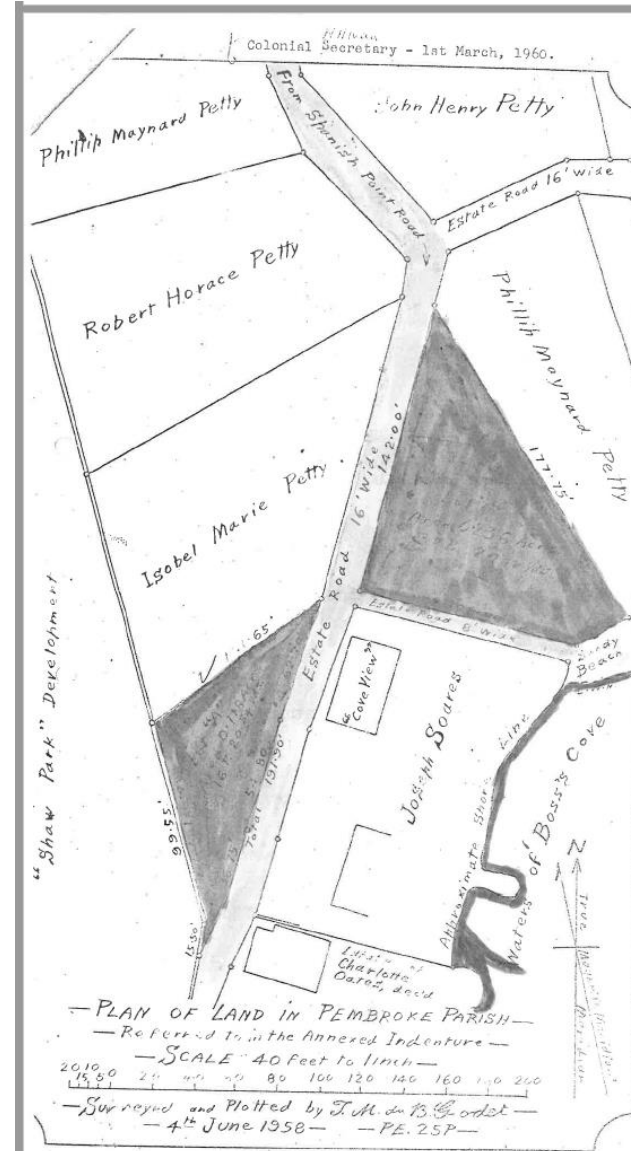
decimal point five nought) feet SOUTHERLY by a roadway coloured yellow on the said plan eight feet wide separating the land now being described from land of Joseph Soares and measuring along the said roadway 108 (one nought eight) feet and WESTERLY by a roadway sixteen feet wide coloured yellow on the said plan separating the land now being described from land of Isobel Marie Petty and measuring along the said roadway 142 (one four two) feet AND ALSO all that lot of land situate in Pembroke Parish aforesaid estimated to contain 0.118 (decimal point one one eight) of an acre also delineated on the said plan and thereon coloured pink and bounded NORTHWESTERLY by the said land of Isobel Marie Petty and there measuring 101.65 (one nought one decimal point six five) feet EASTERLY by the said roadway sixteen feet wide coloured yellow on the said plan separating the land now being described from land of Joseph Soares and Charlotte Grace Philip Oates and measuring along the said road from north to south along four straight lines 62.72 (six two decimal point seven two) feet 54.79 (five four decimal point seven nine) feet 36.75 (three six decimal point seven five) feet and 27.55 (two seven decimal five five) feet and SOUTH-WESTERLY by "the Shaw-Wood Estate" and there measuring 15.50 (one five decimal point five nought) feet 99.55 (nine nine decimal point five five) feet OR HOWEVER OTHERWISE the said two lots of lands or either of them may be bounded or may measure or ought to be described TOGETHER WITH all houses buildings fixtures etc. AND ESPECIALLY TOGETHER with full free and unrestricted right and liberty of way and passage for the said John Henry Petty his heirs and assigns owners for the time being, etc. OVER AND ALONG the said roadway leading westerly along the southern boundary of the lot of land firstly hereinbefore described to the roadway next hereinafter described AND ALSO OVER AND ALONG the said roadway sixteen feet wide leading northerly along the eastern boundary of the lot of land secondly hereinbefore described and thence along the western boundary of the lot of land firstly hereinbefore described and thence in varying northerly and easterly directions to the main public road leading to the Admiral's Landing Place AND ALL THE ESTATE right title interest claim and demand whatsoever of the said Mary Elizabeth Petty in to and upon the same and every part thereof.

3. #7 Boss's Cove Road, Pembroke HM 01 - LOT B



3 – Additional Information

Letter from Appleby Spurling & Kemp to Messrs, Hallet, Whitney & Patton, dated 28 March 1977, Mrs. Margaret Hollis Re: The Estate of Robert Horace Petty, to confirm legal ownership.



APPLEBY, SPURLING & KEMPE
BARRISTERS & ATTORNEYS
P. O. BOX 1179
REID HOUSE, CHURCH STREET,
HAMILTON, 5-24,
BERMUDA

TELEPHONE: 809(25) 5-2544
CABLES: APPLEBY, BERMUDA
TELEX: 3223 ASK BA

IN REPLY PLEASE QUOTE
YOUR REF.
OUR REF. DJD/mdc

28th March, 1977.

BY HAND

Messrs. Hallett, Whitney & Patton,
Barristers & Attorneys,
Church Street,
Hamilton.

Dear Sirs:

Re: The Estate of Robert Horace Petty

We have been consulted by Mrs. Margaret Genevieve Hollis concerning the notice which you recently placed in the Royal Gazette regarding the estate of the late Robert Horace Petty.

Our client claims, on behalf of her mother, Charlotte Alice Wood Wellman, to be entitled to certain land in the Boss' Cove area.

Therefore, we hereby give you notice that, as soon as all relevant information is in our office the necessary steps will be taken to prove our client's title and, if appropriate, the relevant proceedings will be instituted.

Please acknowledge receipt of this letter by signing the enclosed carbon copy.

Yours faithfully,

Received by: Hallett
Hallett, Whitney & Patton

Dated: 28/3/77

INTENTIONALLY LEFT BLANK

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

Assessment No.	ARV	Tax Code	Description	Building Name	Address	Grid Reference
123851114	\$25,200	Residential	HOUSE	STRE-BOR	18 Boss's Cove Road, Pembroke HM01	544312, 133600



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967.



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



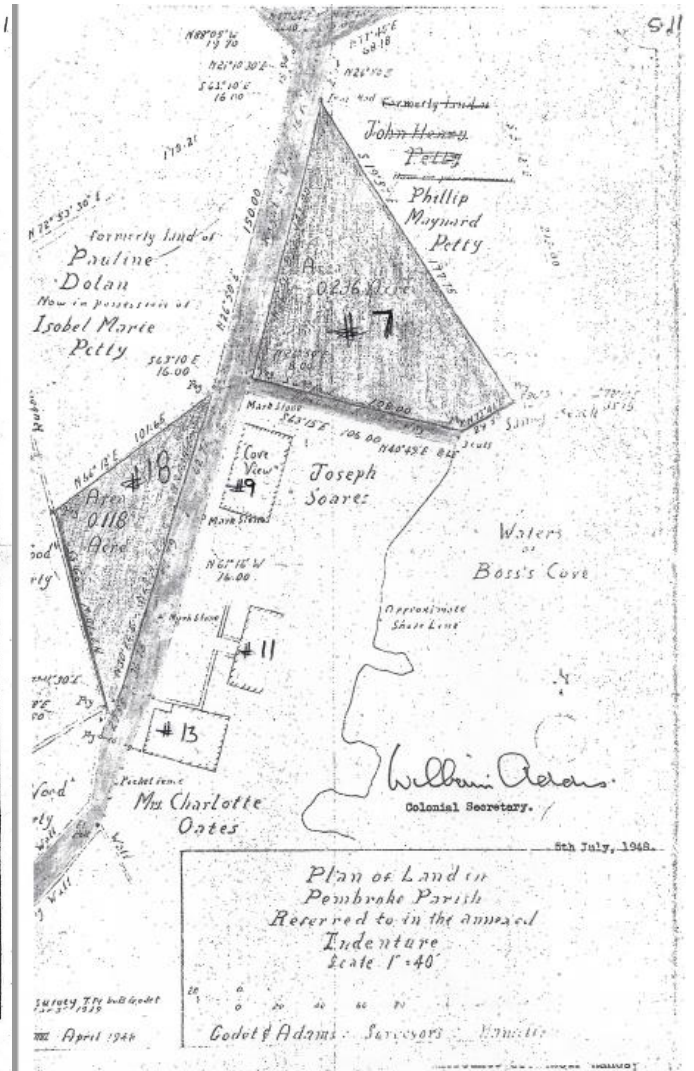
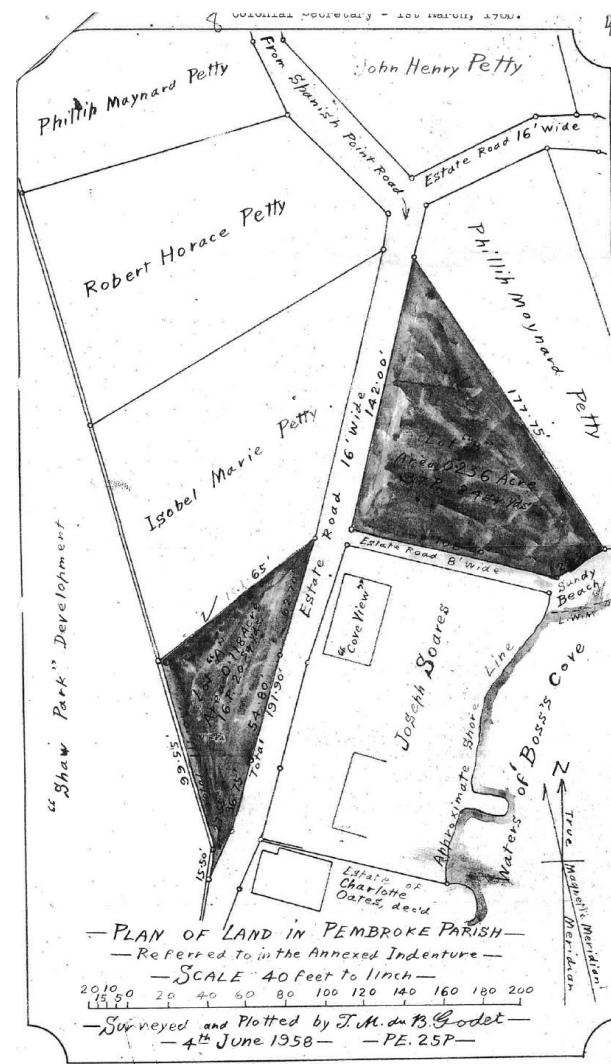
The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967.



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

4.1

Notice 01/138 with attached Plan of Land, dated 6th March 2002 for the above-mentioned property is currently own by: -

- i. Carolynn Joann Rayner
- i. Andre Stuart Paynter
- ii. Renee Shawmanderlynn Mekeda Astwood and
- iii. Kenneth Neil Paynter JR

The above-mentioned persons named on the Notice purchased the property from Valerie Joan Marie Roberts.



01/138
41

RECEIVED
MAR 7 2002
REGISTRY GENERAL

NOTICE

TO: THE REGISTRAR GENERAL

In accordance with the requirements of the Registrar General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the persons hereinafter mentioned became entitled to an interest in the parcel of land hereinafter described:

DATE OF ACQUISITION : November 27, 2001

NAME IN FULL : CAROLYNN JOANN RAYNER
ANDRE STUART PAYNTER
RENEE SHAWMANDERLYNN MAKEDA ASTWOOD
KENNETH NEIL PAYNTER JR

ADDRESS IN FULL : #18 Boss's Cove Road
Shaw Park
Pembroke HM 01

NATIONALITY : Bermudian

DATE OF BIRTH : Over 21

NATURE OF INTEREST ACQUIRED : Fee simple

PURCHASE PRICE : N/A

MODE OF ACQUISITION : Voluntary Conveyance

ASSESSMENT NUMBER : 123851114

FULL NAME OF PERSON FROM WHOM ACQUIRED : VALERIE JOAN MARIE ROBERTS

DESCRIPTION OF LAND : ALL THAT certain lot or parcel of land being triangular in shape and situate at Spanish Point in Pembroke, Bermuda delineated and coloured Pink on the plan (drawn by T.M. Godet and being Job Number PE.25P dated June 4th 1958) annexed to a Conveyance dated August 19th, 1960 and made between Robert Horace Petty of the one part and Florence Marie McHale of the other part (which Conveyance is registered in the Book of Alien Deeds Number 5 at page 124 in the Office of the Registrar-General) and designated on the plan as Lot "A" and estimated to comprise Sixteen perches and Twenty (20) square yards (0.118 of an acre) and bounded NORTHWESTERLY by land and there measuring as shown on the plan One hundred and one decimal point six five feet (101.65') EAST-SOUTHEASTERLY by the roadway Sixteen feet (16') wide for the majority of its length delineated and coloured Yellow on the plan and there measuring on four straight lines as shown on the plan Sixty-two decimal point seven nought feet (62.70') Fifty-four decimal point eight nought feet (54.80') Thirty-six decimal point seven five feet (36.75') and Twenty-seven decimal point five five feet (27.55') respectively and WESTERLY and SOUTHWESTERLY by the 'Shaw Park Development' and there measuring in two straight lines as shown on the plan Fifteen decimal point five nought feet (15.50') and Ninety-nine decimal point five five feet (99.55') respectively OR HOWEVER OTHERWISE the lot or parcel of land may be bounded may measure or ought to be described TOGETHER WITH the dwelling-house thereon erected and known as #18 Boss's Cove Road, Pembroke HM 01 Bermuda Land Valuation Number 123851114 AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners for the time being of the parcel of land hereinbefore described or any part or parts thereof and its and their respective tenants and servants and all other persons lawfully going thereto or therefrom with or without animals and vehicles of all descriptions OVER AND ALONG the roadway Sixteen feet (16') wide for the majority of its length delineated and coloured Yellow on the plan and forming the East-Southeastern boundary of the parcel of land hereinbefore described and leading therefrom as shown on the plan firstly in a North-Northeasterly direction and thence in varying North-easterly directions to join the Public Road known as 'Spanish Point Road' AND ALSO OVER AND ALONG the roadway Eight (8') wide for the majority of its length also delineated and coloured Yellow on the plan and leading from the roadway hereinbefore firstly mentioned as shown thereon in an East-Southeasterly direction to join the Waters of Boss's Cove.

DATED this 6th day of March, 2002

Marshall Diel & Myers
MARSHALL DIEL & MYERS
Barristers and Attorneys

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



REGISTRY GENERAL LAND TRANSFER

INDEX NO	01/138	YEAR	2001	PARISH	Pembroke
INDEX SUFFIX	138	DATE OF ACQUISITION	Nov 27, 2001	MODIFICATION DATE	Apr 22, 2002
TRANSFEREE SURNAME	RAYNER	TRANSFEREE FORENAME	Carolann Joann:		
TRANSFEREE FULL NAME/COM					
OTHER PARTIES NAME	PAYNTER, Andre Stuart: ASTWOOD, Renee Shawmanderlynn Makeda: PAYNTER, Kenneth Neil Jr.				
ADDRESS	18 Boss's Cove Road, Shaw Park, Pembroke HM 01				
NATIONALITY	Bermudian	OCCUPATION	D.O.B.		
NATURE OF INTEREST ACQUIRED	Fee simple	OVER 21 Yes	OVER 18		
MODE OF ACQUISITION	Voluntary Conveyance	DATE OF SANCTION			
FULL NAME OF TRANSFEROR	ROBERTS, Valerie Joan Marie				
ASSESSMENT NO.	123851114	PURCHASE PRICE			
LAW FIRM	Marshall, Diel & Myers	DATE OF NOTICE	Wednesday, March 6, 2002		
CLICK DESCRIPTION FIELD BUTTON FOR THE DESCRIPTION OF EACH RECORD					

4.1

Notice 01/138 with attached Plan of Land, dated 6th March 2002 for the above-mentioned property is currently own by: -

- i. Carolynn Joann Rayner
- i. Andre Stuart Paynter
- ii. Renee Shawmanderlynn Mekeda Astwood and
- iii. Kenneth Neil Paynter JR

The above-mentioned persons named on the Notice purchased the property from Valerie Joan Marie Roberts.

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

4.2

Notice 33/77 with attached Schedule and Plan of Land, dated 28th March 1977 for the above-mentioned property was owned by: -

- i. Gary Allan Roberts and
- ii. Valerie Joan Marie Roberts

The above-mentioned names on this Notice purchased the property from Leroy Theophilus Pyke.



NOTICE

TO: Registrar-General

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, we hereby give you notice that on the 25 day of March, 1977 the party hereinafter named became entitled to an interest in all the parcel of land in Pembroke Parish described below :-

DATE : 25 March, 1977

NAME IN FULL : GARY ALLAN ROBERTS and
(If Married Women Name of Husband) : VALERIE JOAN MARIE ROBERTS

ADDRESS IN FULL : Cobb's Hill, Warwick Parish

NATIONALITY : Bermudian

DATE OF BIRTH : Mr. Roberts - April 14, 1945
Mrs. Roberts - February 3, 1945

OCCUPATION : Mr. Roberts - Salesman
Mrs. Roberts - Litho-Grapher

NATURE OF INTEREST ACQUIRED : Fee simple absolute in possession as joint tenants

MODE OF ACQUISITION : By deed - Conveyance

FULL NAME OF PERSON FROM WHOM LAND ACQUIRED : LEROY THEOPHILUS PYKE

DESCRIPTION OF PROPERTY : As described in the Schedule on reverse side

Dated the 28 day of March, 1977

Per Dadosa O. Roberts
Madelros Law Offices
Barrister & Attorney
Attorney for the Parties

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

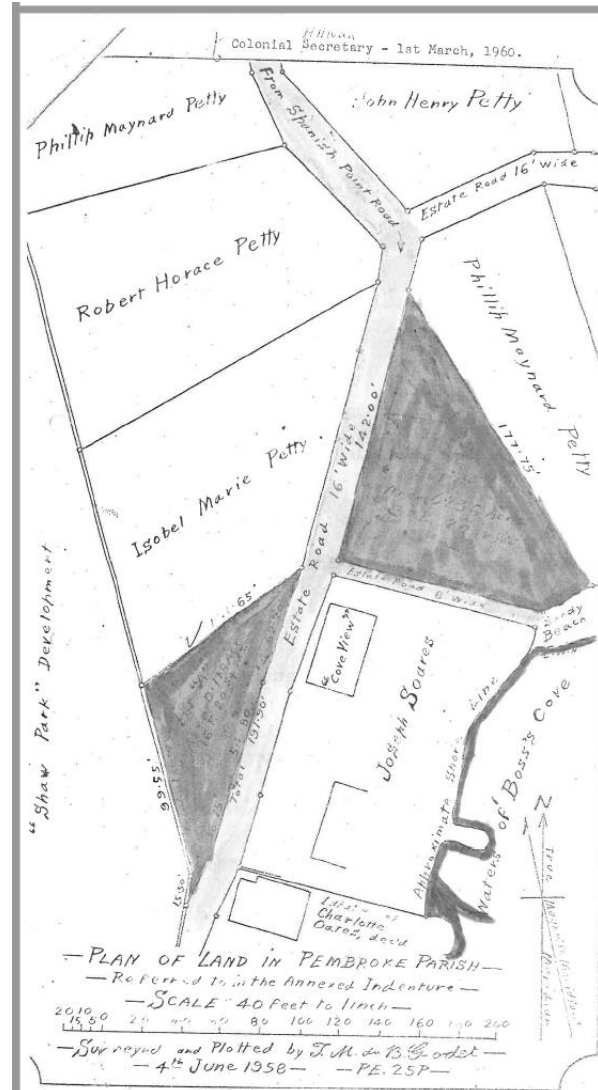


4.2

Notice 33/77 with attached Schedule and Plan of Land, dated 28th March 1977 for the above-mentioned property was owned by: -

- i. Gary Allan Roberts and
- ii. Valerie Joan Marie Roberts

The above-mentioned names on this Notice purchased the property from Leroy Theophilus Pyke.



42

SCHEDULE

ALL THAT certain lot or parcel of land being triangular in shape and situate at Spanish Point in Pembroke Parish in the said Islands of Bermuda delineated and coloured pink on the plan (drawn by T. M. Godet and being Job Number Pe.25P dated 4th June 1958) annexed to an Indenture dated the Nineteenth day of August One thousand nine hundred and sixty and made between Robert Horace Petty of the one part and Florence Marie McHale of the other Part (which said Indenture is registered in the Book of Alien Deeds Number 5 at page 124 in the Office of the Registrar-General) and designated on the said plan as Lot "A" and estimated to comprise Sixteen perches and twenty square yards (0.118 of an acre) and bounded NORTHWESTERLY by land now or formerly in the possession of Isobel Marie Petty and there measuring as shown on the said plan One hundred and one decimal point six five feet (101.65') EAST-SOUTHEASTERLY by the roadway Sixteen feet (16') wide for the majority of its length delineated and coloured yellow on the said plan and separating the land now being described from land now or formerly in the possession of Joseph Soares and there measuring in four straight lines as shown on the said plan Sixty-two decimal point seven nought feet (62.70') Fifty-four decimal point eight nought feet (54.80') Thirty-six decimal point seven five feet (36.75') and Twenty-seven decimal point five five feet (27.55') respectively and WESTERLY and SOUTHWESTERLY by the "Shaw Park Development" and there measuring in two straight lines as shown on the said plan Fifteen decimal point five nought feet (15.50') and Ninety-nine decimal point five five feet (99.55') respectively OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded may measure or ought to be described TOGETHER WITH the dwelling-house thereon erected and appurtenances thereto belonging including certain rights-of-way.

Madeiros Law Offices
Barristers & Attorneys
Hamilton, Bermuda

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

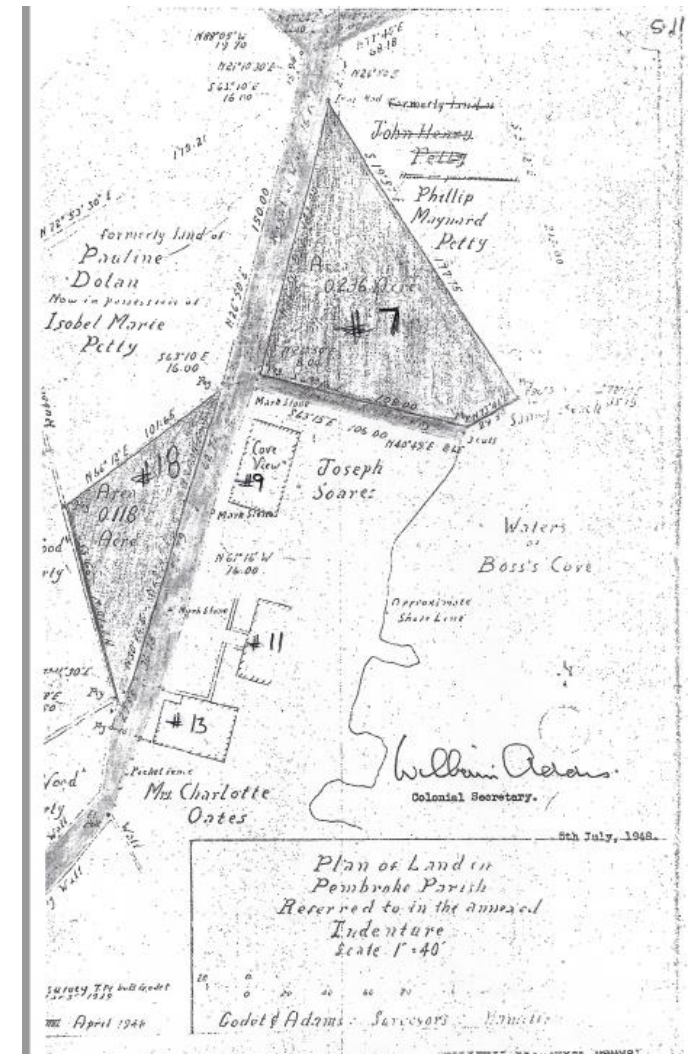
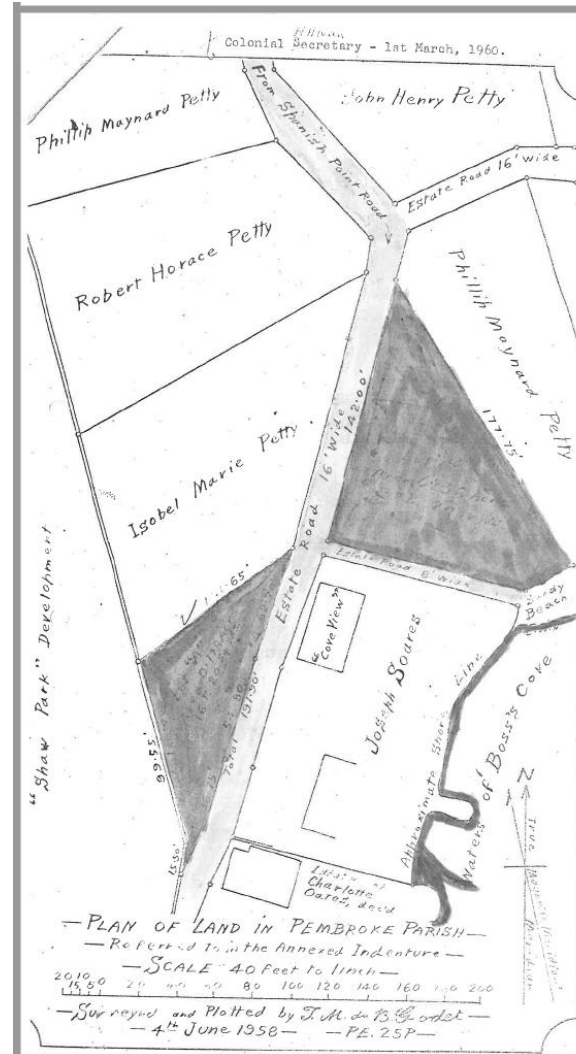


4.2

Notice 33/77 with attached Schedule and Plan of Land, dated 28th March 1977 for the above-mentioned property was owned by: -

- i. Gary Allan Roberts and
- ii. Valerie Joan Marie Roberts

The above-mentioned names on this Notice purchased the property from Leroy Theophilus Pyke.



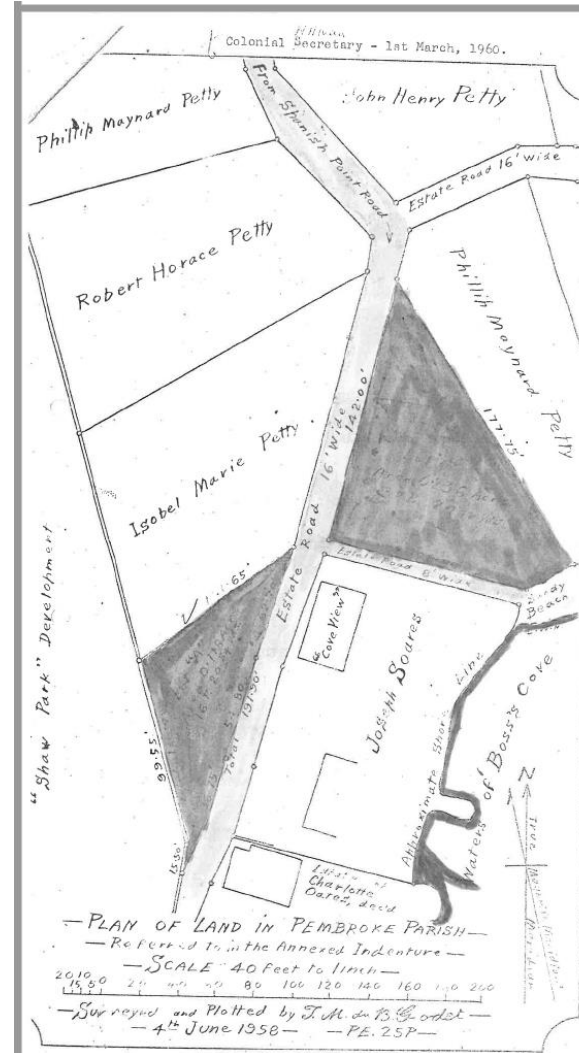
4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.3

Notice 91/76 with attached Schedule and Plan of Land, dated 5th April 1976 for the above-mentioned property was owned by: Leroy Theophilus Pyke.

The above-mentioned name on this Notice purchased the property from Stanford Erminston Richardson.



NOTICE

To: THE REGISTRAR-GENERAL:

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the person/s hereinafter mentioned became entitled to an interest in the parcel of land hereinafter described:

DATE OF ACQUISITION : 31st day of March 1976
NAME IN FULL : LEROY THEOPHILUS PYKE
(in case of married woman, husband's full name also)
ADDRESS IN FULL : North Shore, Pembroke Parish
NATIONALITY : Bermudian
DATE OF BIRTH : August 15 1919
OCCUPATION : Maintenance
NATURE OF INTEREST ACQUIRED : Fee simple in possession
MODE OF ACQUISITION : Conveyance (of equity)
FULL NAME OF PERSON FROM WHOM ACQUIRED : STANFORD ERMINSTON RICHARDSON
DESCRIPTION OF LAND : As described in Schedule on reverse.

Dated this 5th day of April 1976.

FRANCIS ASSOCIATES

Per: Kathleen B. Balvers

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



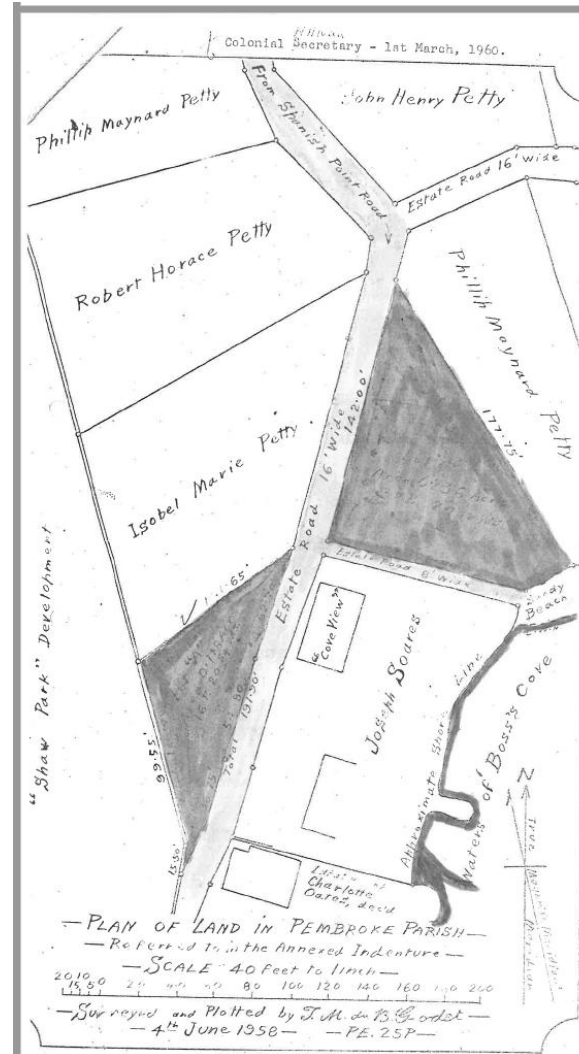
4.3

Notice 91/76 with attached Schedule and Plan of Land, dated 5th April 1976 for the above-mentioned property was owned by:

Leroy Theophilus Pyke.

The above-mentioned name on this Notice purchased the property from Stanford Erminston Richardson.

2/22/2022



4-3

ALL THAT certain lot or parcel of land being triangular in shape and situate at Spanish Point in Pembroke Parish in the said Islands of Bermuda delineated and coloured pink on the plan (drawn by T.M. Godet and being Job Number PE.25P dated 4th June 1958) annexed to an Indenture dated the Nineteenth day of August One thousand nine hundred and sixty and made between Robert Horace Petty of the one part and the said Florence Marie McHale of the other part (which said Indenture is registered in the Book of Alien Deeds Number 5 at page 124 in the said office of the Registrar-General) and designated on the said plan as Lot "A" and estimated to comprise Sixteen perches and twenty square yards or (0.118 of an acre) and bounded NORTHWESTERLY by land now or formerly in the possession of Isabel Marie Petty and there measuring as shown on the said plan One hundred and one decimal point six five feet (101.65') EAST-SOUTHEASTERLY by the roadway Sixteen feet (16') wide for the majority of its length delineated and coloured yellow on the said plan and separating the land now being described from land now or formerly in the possession of Joseph Soares and from land formerly in the possession of the late Charlotte Grace Philips Oates and there measuring in four straight lines as shown on the said plan Sixty-two decimal point seven nought feet (62.70') Fifty-four decimal point eight nought feet (54.80') Thirty-six decimal point seven five feet (36.75') and Twenty-seven decimal point five five feet (27.55') respectively and WESTERLY and SOUTHWESTERLY by the "Shaw Park Development" and there measuring in two straight lines as shown on the said plan Fifteen decimal point five nought feet (15/50') and Ninety-nine decimal point five five feet (99.55') respectively OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded may measure or ought to be described TOGETHER WITH all houses buildings fixtures fences walls ways rights-of-way rights lights liberties privileges easements advantages and appurtenances whatsoever to the said parcel of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto.

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

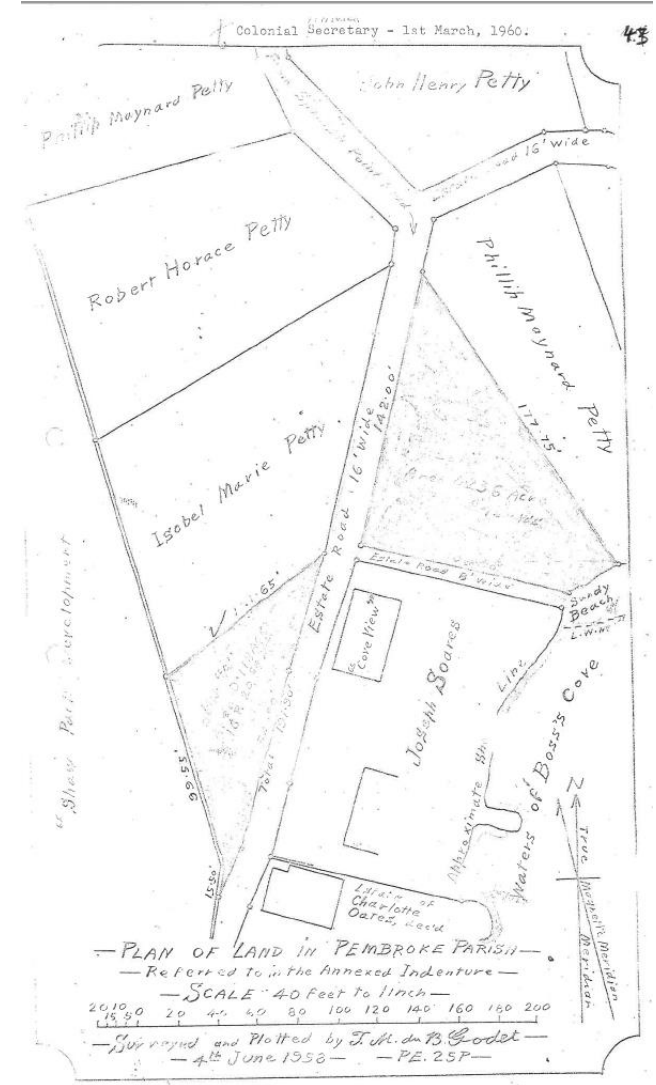
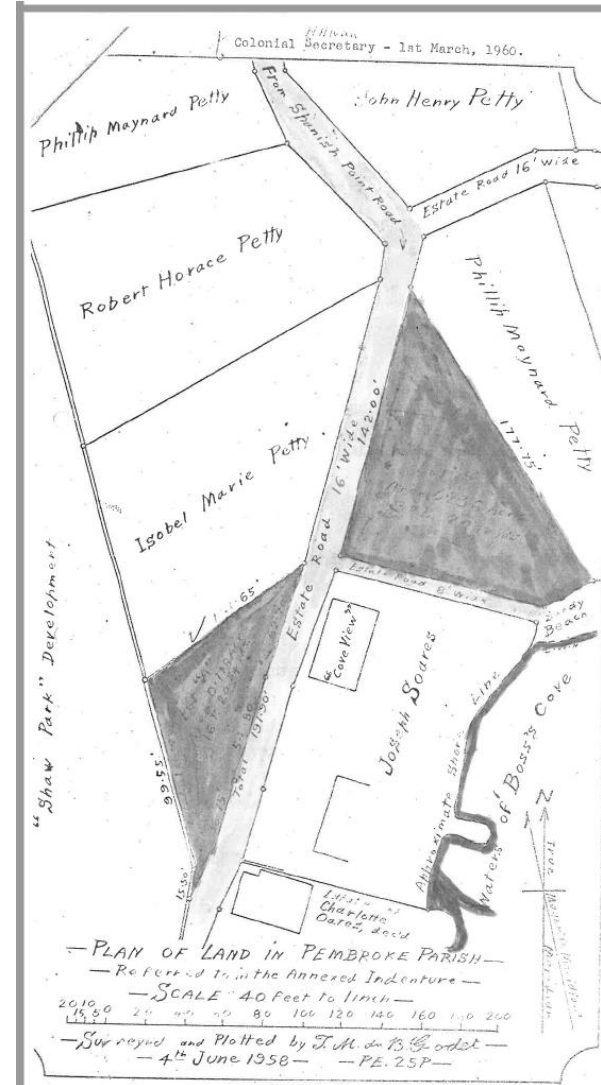


4.3

Notice 91/76 with attached Schedule and Plan of Land, dated 5th April 1976 for the above-mentioned property was owned by:

Leroy Theophilus Pyke.

The above-mentioned name on this Notice purchased the property from Stanford Erminston Richardson.



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

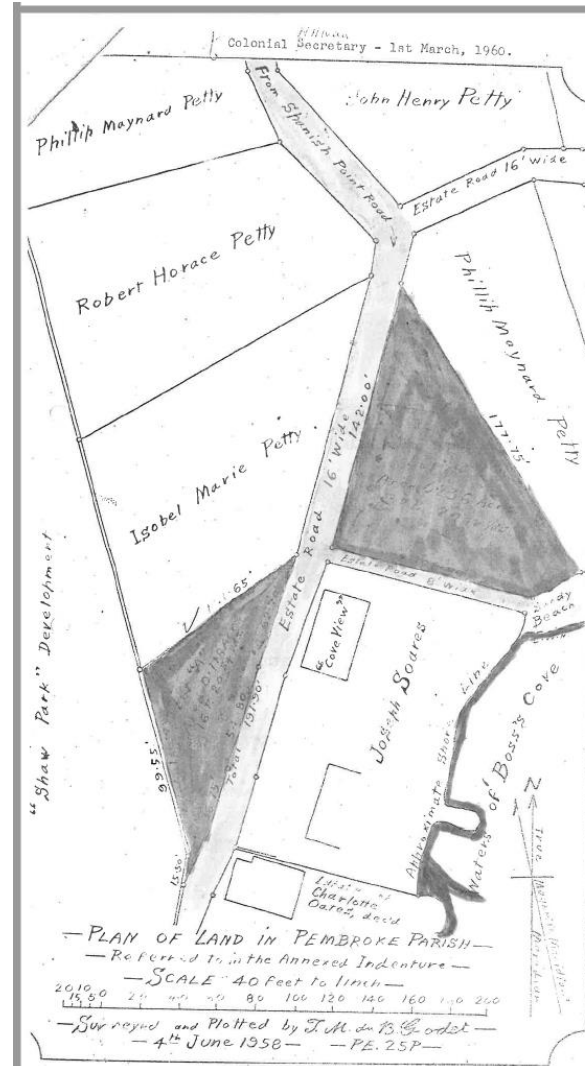


4.4

Notice 02/76 with attached Schedule and Plan of Land, dated 13th January 1976 for the above-mentioned property was owned by: -

Stanford Erminston Richardson

The above-mentioned name on this Notice purchased the property from Carl Hugh Paiva.



2/76
44

NOTICE

TO: Registrar-General

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, we hereby give you notice that on the 13th day of January, 1976 the party hereinafter named became entitled to an interest in all the parcel of land in Pembroke Parish described below :-

DATE : January 13th, 1976

NAME IN FULL : STANFORD ERMINSTON RICHARDSON
(If Married Women Name of Husband) :

ADDRESS IN FULL : Smith's Parish, Bermuda.

NATIONALITY : British-Bermudian

DATE OF BIRTH : 24th September, 1941

OCCUPATION : Architect

NATURE OF INTEREST ACQUIRED : Fee simple absolute in possession

MODE OF ACQUISITION : By deed - Conveyance

FULL NAME OF PERSON FROM WHOM LAND ACQUIRED : CARL HUGH PAIVA

DESCRIPTION OF PROPERTY : As described in the Schedule on reverse side

Dated the 13th day of January, 1976

Per J. Fege
Madelros Law Offices
Barrister & Attorney
Attorney for the Parties

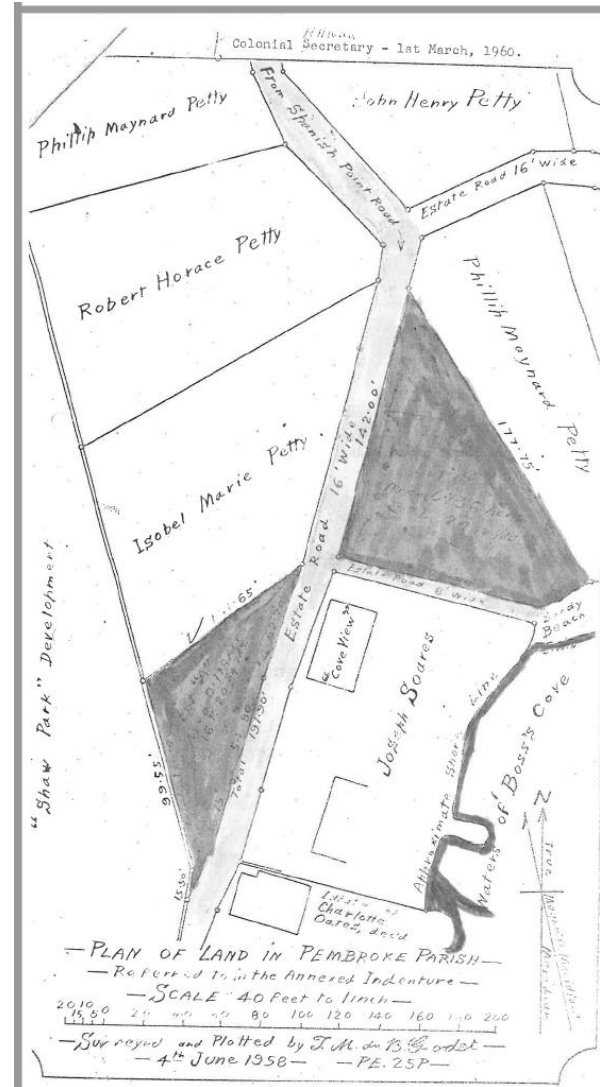
JAN 14 1976

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.4

Notice 02/76 with attached Schedule and Plan of Land, dated 13th January 1976 for the above-mentioned property was owned by:-
Stanford Erminston Richardson
The above-mentioned name on this Notice purchased the property from Carl Hugh Paiva.



SCHEDULE

ALL THAT certain lot or parcel of land being triangular in shape and situated at Spanish Point in Pembroke Parish in the Islands of Bermuda delineated and coloured pink on the plan (drawn by T. M. Godet and being Job Number PE.25P dated 4th June 1958) annexed to an Indenture dated the Nineteenth day of August One thousand nine hundred and sixty and made between Robert Horace Petty of the one part and Florence Marie McHale of the other part (which said Indenture is registered in the Book of Alien Deeds Number 5 at page 124 in the Office of the Registrar-General) and designated on the said plan as Lot "A" and estimated to comprise Sixteen perches and twenty square yards (0.118 of an acre) and bounded NORTHWESTERLY by land now or formerly in the possession of Isobel Marie Petty and there measuring as shown on the said plan One hundred and one decimal point six five feet (101.65') EAST-SOUTHEASTERLY by the roadway Sixteen feet (16') wide for the majority of its length delineated and coloured yellow on the said plan and separating the land now being described from land now or formerly in the possession of Joseph Soares and from land formerly in the possession of the late Charlotte Grace Philips Oates and there measuring in four straight lines as shown on the said plan Sixty-two decimal point seven nought feet (62.70') Fifty-four decimal point eight nought feet (54.80') Thirty-six decimal point seven five feet (36.75') and Twenty-seven decimal point five five feet (27.55') respectively and WESTERLY and SOUTHWESTERLY by the "Shaw Park Development" and there measuring in two straight lines as shown on the said plan Fifteen decimal point five nought feet (15.50') and Ninety-nine decimal point five five feet (99.55') respectively OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded may measure or ought to be described TOGETHER WITH the appurtenances thereto belonging including certain rights-of-way.

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A

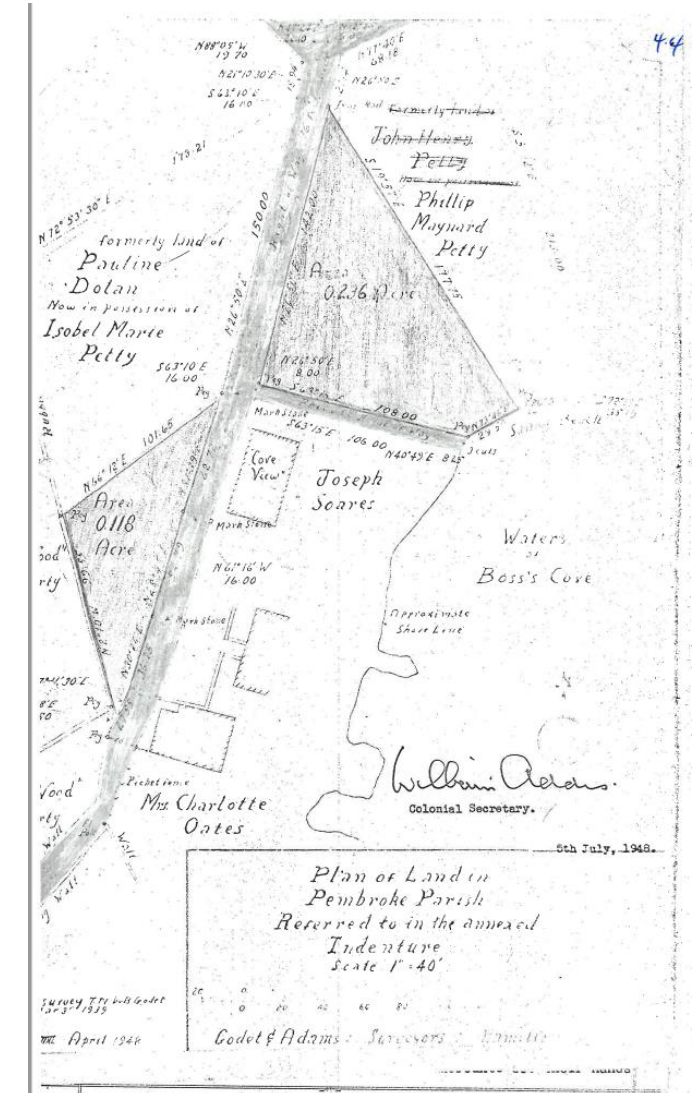
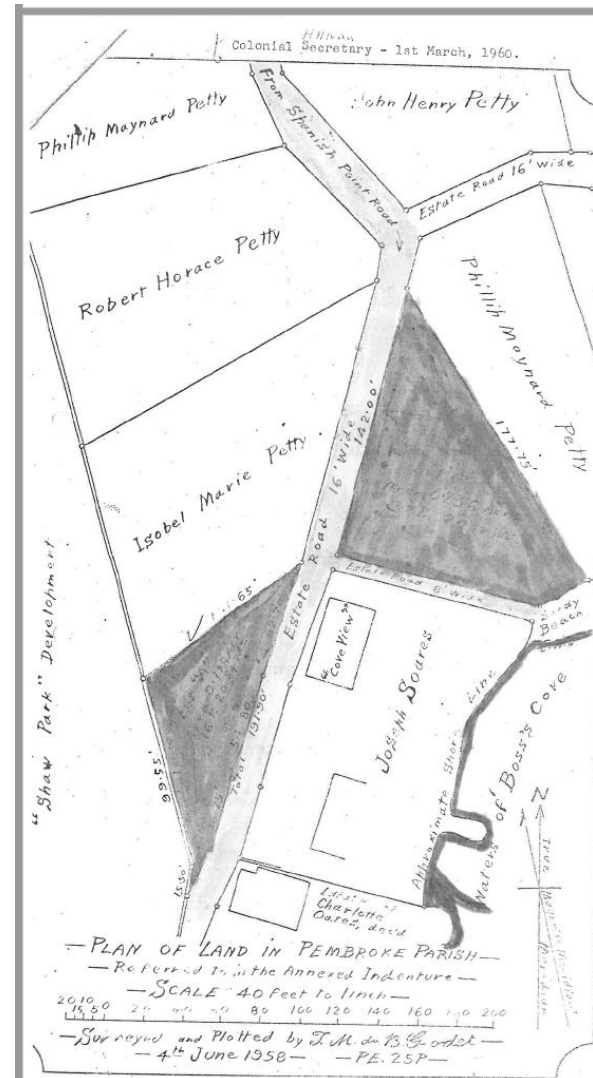


4.4

Notice 02/76 with attached Schedule and Plan of Land, dated 13th January 1976 for the above-mentioned property was owned by:-

Stanford Erminston Richardson

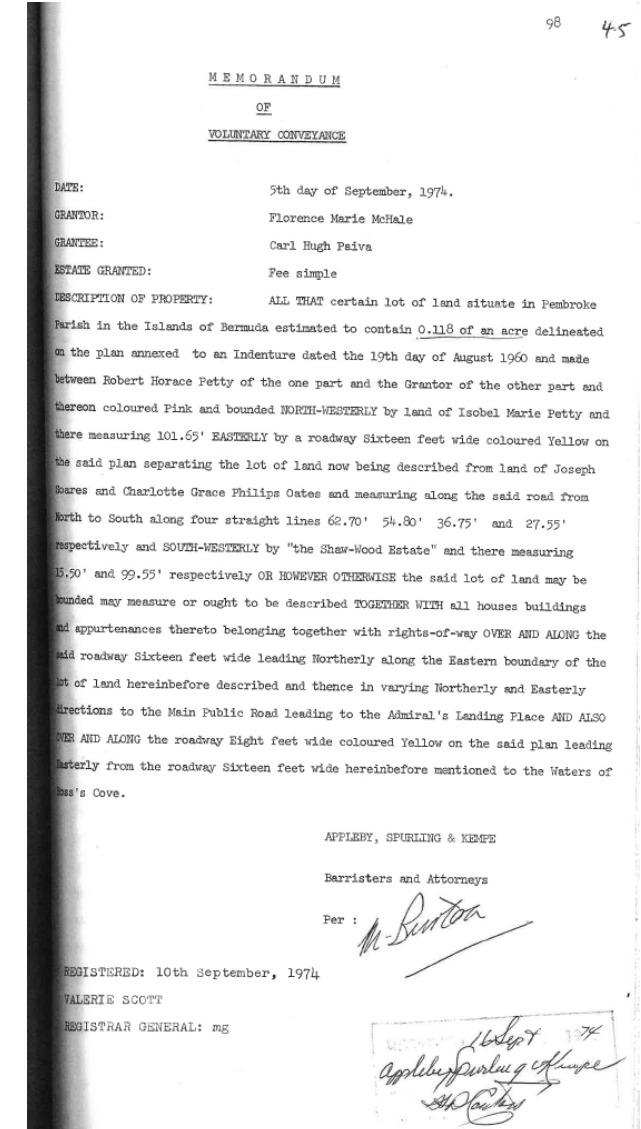
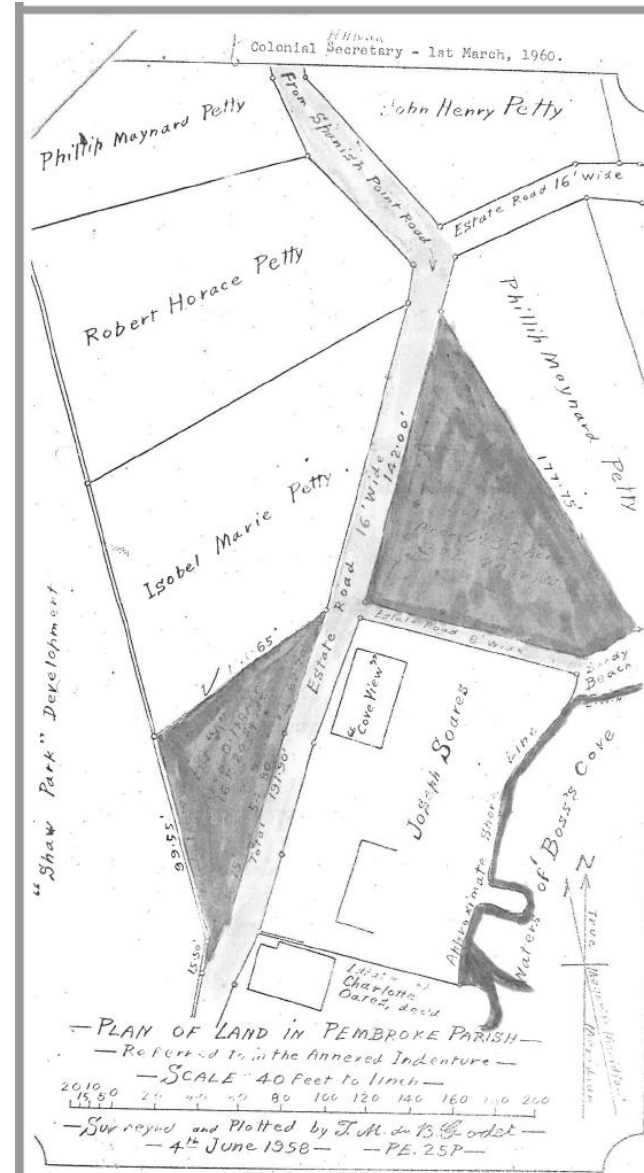
The above-mentioned name on this Notice purchased the property from Carl Hugh Paiva.



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.5 Memorandum of Voluntary Conveyance dated 5th September 1974 to Carl Hugh Paiva from Florence Marie McHale.

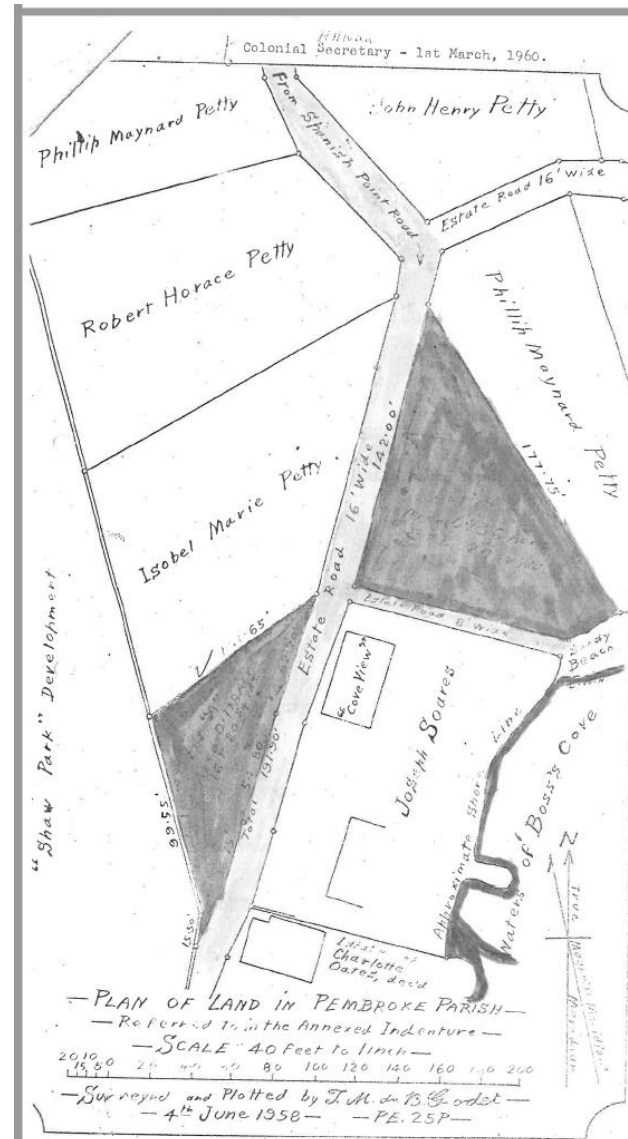


4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.6

Form B: Memorandum of Acquisition of Land from and/or by Alien, 21st December 1960 to Florence Marie McHale from Robert Horace Petty for LOTS A & B. Pages 124 – 125.



124 4.6

FORM "B"

MEMORANDUM OF ACQUISITION OF LAND *Alien 1587*
FROM AND/OR BY ALIEN

DATE OF ACQUISITION 19th August 1960

TRANSFEROR(S) ROBERT HORACE PETTY

NATIONALITY OF TRANSFEROR(S) Citizen of the United States of America

TRANSFeree(S) FLORENCE MARIE MCHALE

NATIONALITY OF TRANSFeree(S) Citizen of the United States of America

ADDRESS ABROAD OF TRANSFeree(S) (if ALIEN) 1200 Gorham Street in the City of Lowell in the State of Massachusetts one of the United States of America

MODE OF ACQUISITION By Conveyance

ACQUATE AREA OF LAND ACQUIRED: (to be shown in acres, roods, etc. NOT in decimal area)
Lot B → 37 perches and 24 square yards = 0.236 Acre
Lot A → 16 perches and 20 square yards = 0.118 Acre

ESTATE OR INTEREST IN LAND ACQUIRED Fee simple

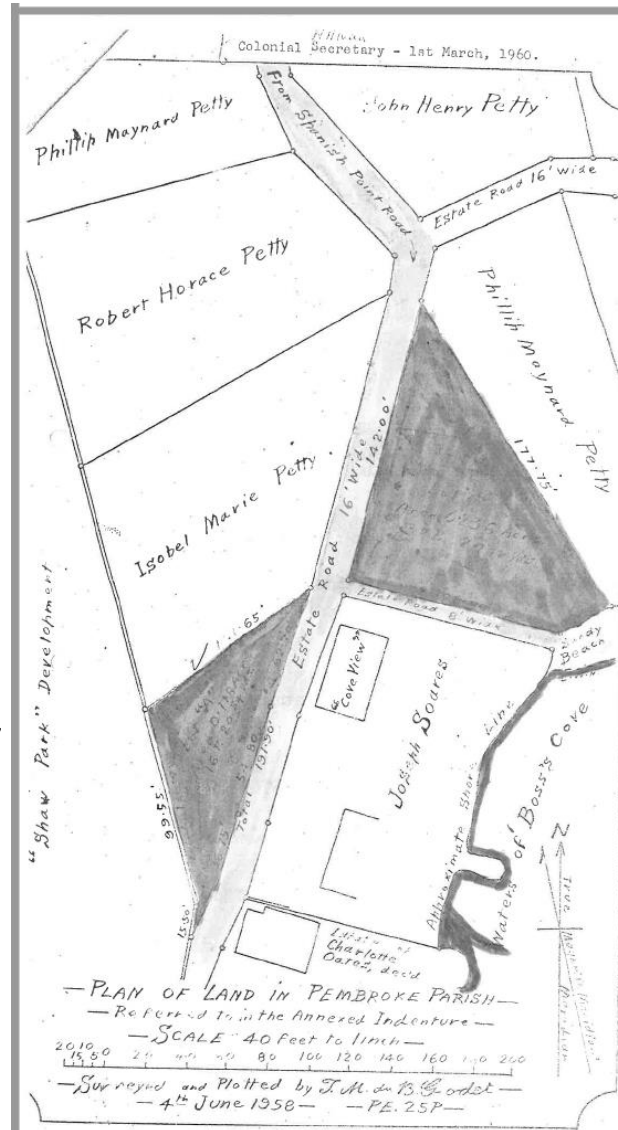
DESCRIPTION OF LAND ACQUIRED
ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda and bounded NORTH-EASTERLY by land formerly of Mary Elizabeth Petty and now of Philip Maynard Petty and there measuring One hundred and seventy-seven decimal seven five feet SOUTH-EASTERLY by the waters of Boss's Cove and there measuring Twenty-nine decimal five feet SOUTHERLY by a roadway Eight feet wide separating the lot of land now being described from land of Joseph Soares and measuring along the said roadway One hundred and eight feet and WESTERLY by a roadway Sixteen feet wide separating the lot of land now being described from land of Isobel Marie Petty and measuring along the said roadway One hundred and forty-two feet AND ALSO ALL THAT certain lot

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.6

Form B: Memorandum of Acquisition of Land from and/or by Alien, 21st December 1960 to Florence Marie McHale from Robert Horace Petty for LOTS A & B. Pages 124 – 125.

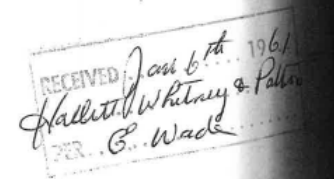


125

46
of land situate in Pembroke Parish aforesaid and bounded NORTH-
WESTERLY by land of the said Isobel Marie Petty and there meas-
ing One hundred and one decimal six five feet EASTERLY by the
roadway Sixteen feet wide separating the lot of land now being de-
scribed from land of the said Joseph Soares and Charlotte Grace
Phillips Oates and measuring along the said road from North to
along our straight lines Sixty-two decimal eight feet Thirty-
decimal seven five feet and Twenty-seven decimal five five feet
respectively and SOUTH-WESTERLY by the "Shaw-Wood Estate" and
there measuring Fifteen decimal five feet and Ninety-nine de-
cimal five five feet respectively OR HOWEVER OTHERWISE the said
two lots of land may be bounded may measure or ought to be de-
scribed TOGETHER WITH the appurtenances including the rights of
way thereto belonging

Hallett, Whitney & Patten
Barristers-at-Law.

RECORDED: 21st December, 1960
WILLIAM T. ANGELO-THOMSON
REGISTRAR: j

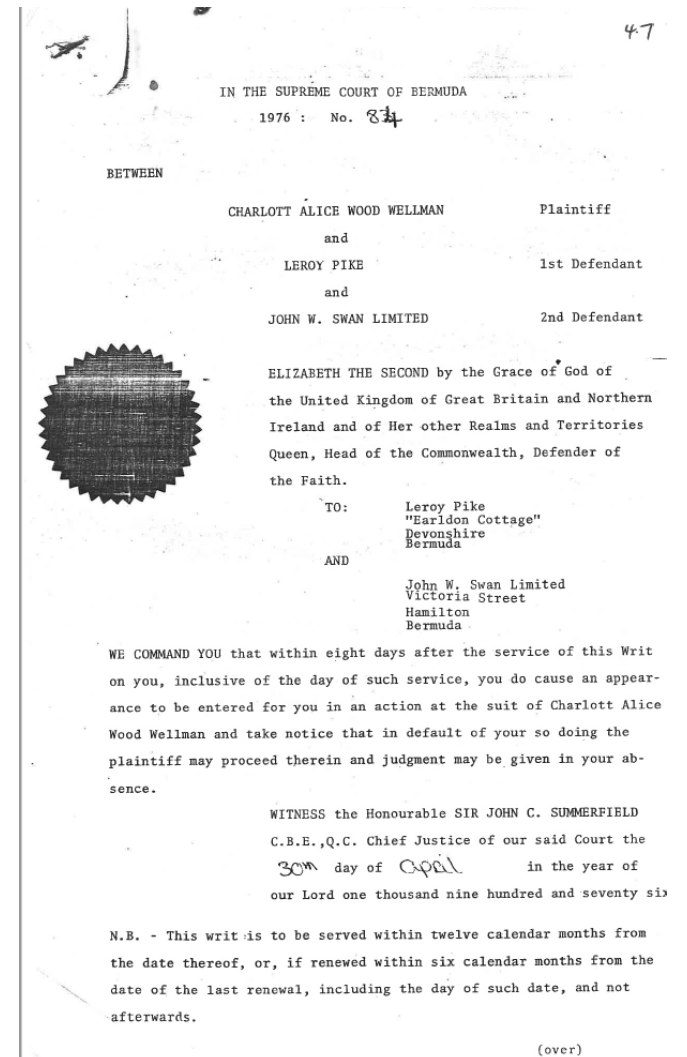
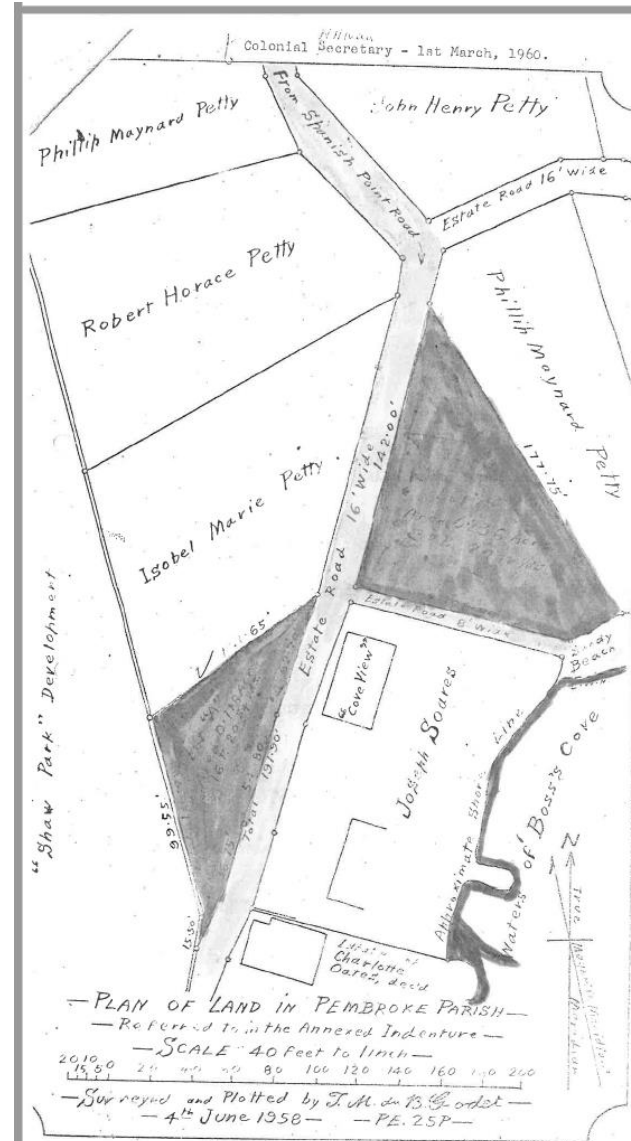


4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.7

The Supreme Court Case 1976 No 84, dated 7th May 1976 Between Mr. Leroy Pike (Pyle), 1st, Defendant and Mr. John W Swan Limited, 2nd Defendant. Property owned by Mrs. Charlotte Alice Wood Wellman, Plaintiff. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.

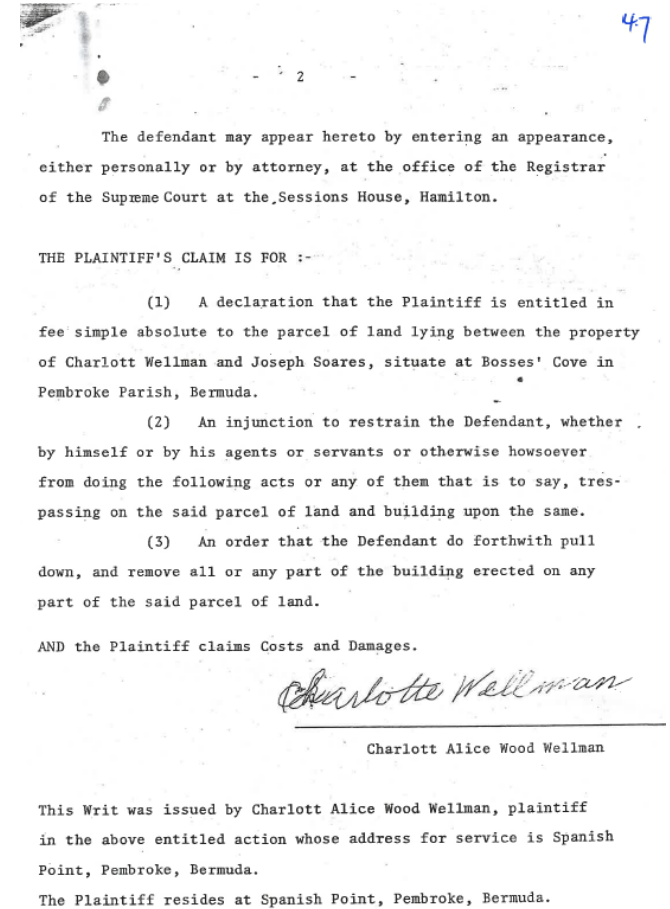
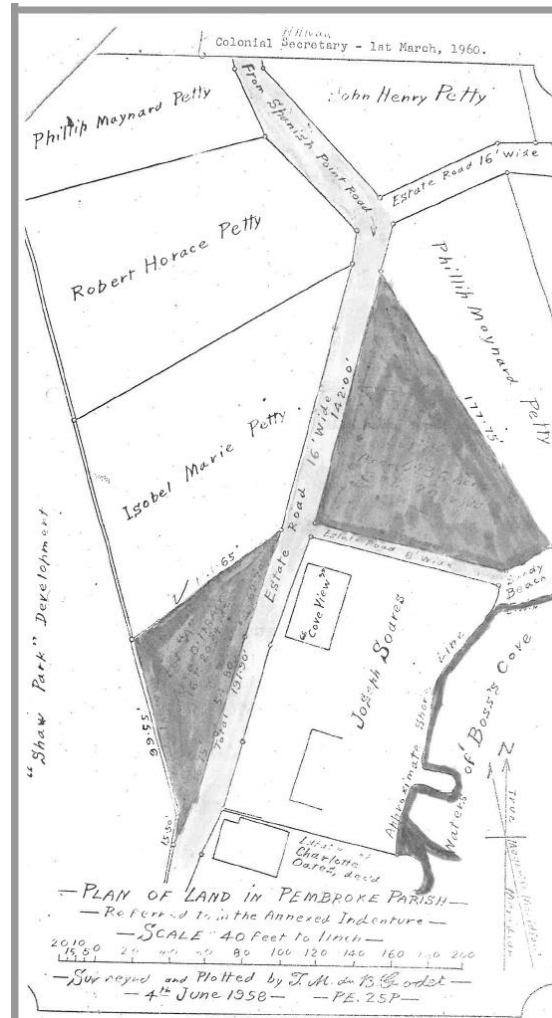


4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.7

The Supreme Court Case 1976 No 84, dated 7th May 1976 Between Mr. Leroy Pike (Pyle), 1st, Defendant and Mr. John W Swan Limited, 2nd Defendant. Property owned by Mrs. Charlotte Alice Wood Wellman, Plaintiff. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.



This Writ was issued by Charlott Alice Wood Wellman, plaintiff in the above entitled action whose address for service is Spanish Point, Pembroke, Bermuda.

The Plaintiff resides at Spanish Point, Pembroke, Bermuda.

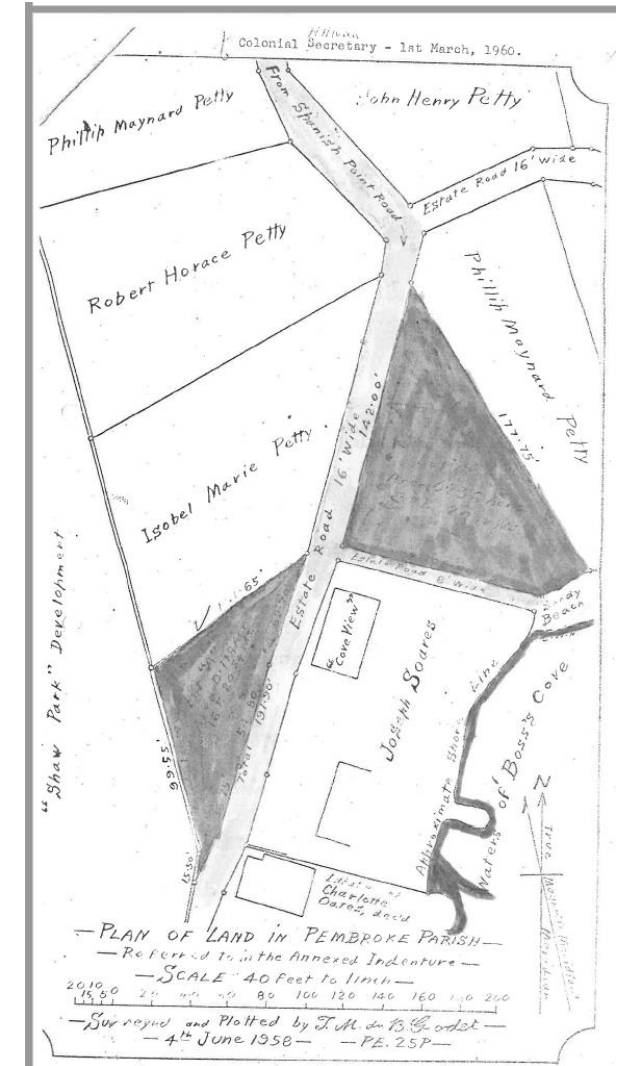
4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



47

This writ was served by me *Leroy Pike* the named defendant
on *Thursday the 6th day of May 1976* *Edmund W. B. Rattray* Head Sheriff
and on the defendant
on *Friday the 7th day of May* ,1976.

Edmund W. B. Rattray
Head Sheriff



4.7

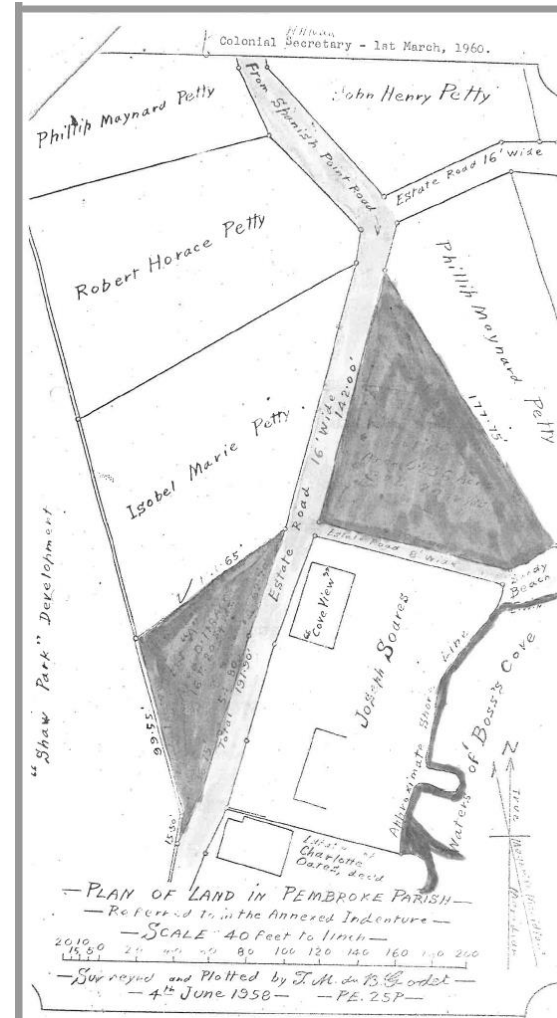
The Supreme Court Case 1976 No 84, dated 7th May 1976 Between Mr. Leroy Pike (Pyle), 1st, Defendant and Mr. John W Swan Limited, 2nd Defendant. Property owned by Mrs. Charlotte Alice Wood Wellman, Plaintiff. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.7

The Supreme Court Case 1976 No 84, dated 7th May 1976 Between Mr. Leroy Pike (Pyle), 1st, Defendant and Mr. John W Swan Limited, 2nd Defendant. Property owned by Mrs. Charlotte Alice Wood Wellman, Plaintiff. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.



4.7

IN THE SUPREME COURT OF BERMUDA
1976 : NO: 84

BETWEEN CHARLOTT ALICE WOOD WELLMAN Plaintiff
and LEROY PIKE 1st Defendant
and JOHN W. SWAN LIMITED 2nd Defendant

NOTICE OF APPEARANCE

TAKE NOTICE that an Appearance has been entered for JOHN W. SWAN LIMITED, the 2nd Defendant, generally in this cause.

Dated this 7th day of May 1976.

FRANCIS ASSOCIATES Attorneys for the 1st and 2nd Defendants, whose address for service is Victoria Street, Hamilton.

TO: CHARLOTT ALICE WOOD WELLMAN
Spanish Point,
Pembroke

14 Days = 26th May 1976 Rec'd 19/5/76

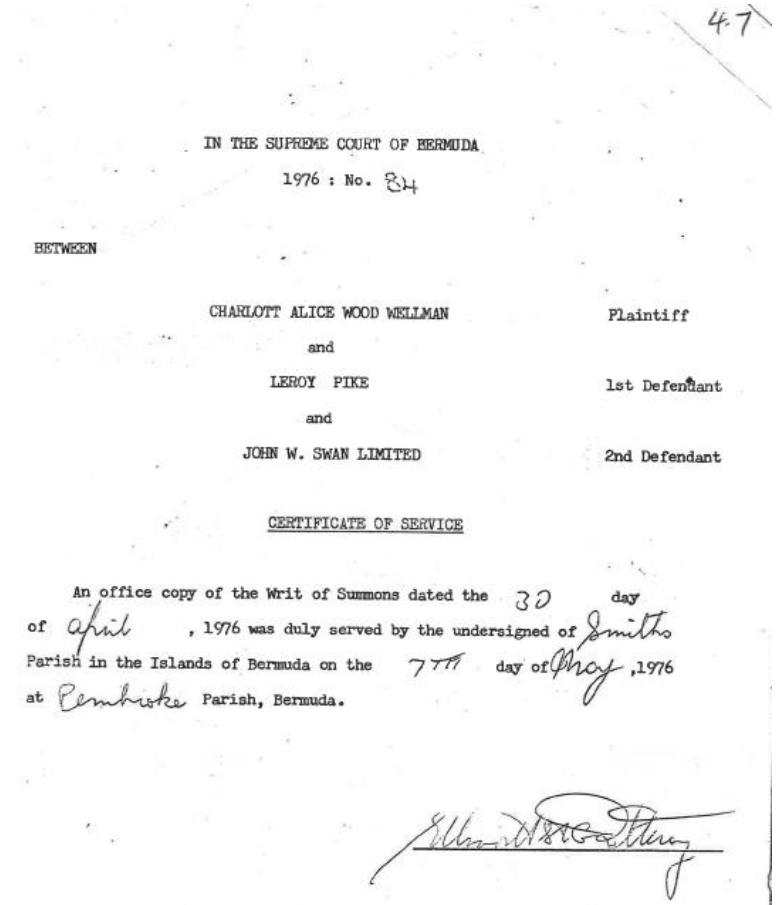
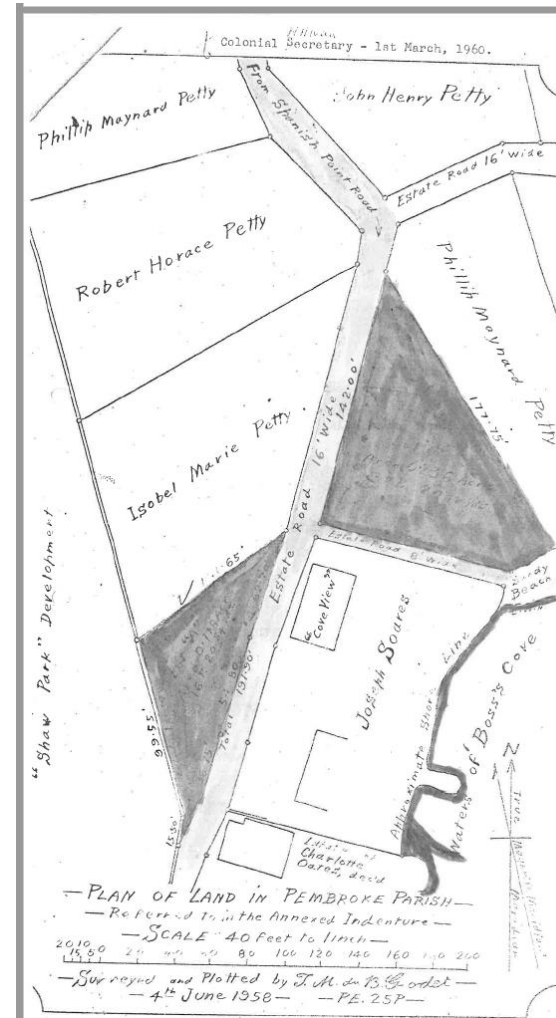
4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.7

The Supreme Court Case 1976 No 84, dated 7th May 1976 Between Mr. Leroy Pike (Pyle), 1st, Defendant and Mr. John W Swan Limited, 2nd Defendant. Property owned by Mrs. Charlotte Alice Wood Wellman, Plaintiff. I was physically unable to obtain further documents for this Supreme Court Case due to the precautionary measures in place for COVID-19. However, I did email Supreme Court requesting assistance in obtaining the documents.

2/22/2022



4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



4.8

Newspaper ads by John W. Swam Limited, undated, for the above-mentioned property:

- i. Re: Two-bedroom Cottage with.
- ii. And Lot No: 3 and Lots Nos: 4 &

FOR SALE BY TENDER
6 LOTS — PRIME REAL ESTATE

Lot No: 1 — 1.54 acres Waterfront Property, Mills Creek (325' Shoreline) with 3 Bedroom Cottage situated on the waterfront and One Bedroom Cottage elevated position overlooking Mills Creek.

Lot No: 2 — 2.17 acres with large 2 storey 4 Apartment House affording views of Mills Creek, Two-Rock Passage and the Great Sound. Also situated on this property is a 3 Bedroom Cottage.

Lot No: 3 — 1.00 acre with One Bedroom Cottage overlooking Boss's Cove and measuring 280' on the waterfront.

Lots Nos: 4 & 5 — Affording views of Boss's Cove and the Great Sound.

Lot No: 6 — 5 Apartment House, Spanish Point.

For appointment to view phone 5-3244 8 a.m. to 10 a.m. daily or anytime after 5 p.m.

NOT BOUND TO ACCEPT THE HIGHEST OR ANY TENDER

TENDERS WILL CLOSE DECEMBER 8th, 1978.

OPPORTUNITY

Swan limited, we are pleased to homes that are now under construction or recently completed.

One Bedroom Cottage with bath, dining-area, laundry with water views and water rights, Spanish Point, Pembroke Parish.	6. Two Bedroom Cottage with kitchen, and dining area, Spanish Point, Pembroke Parish.
Storey, Two bedroom dwelling-house with bath, powder-room, and living-dining-area with water rights, situate at North Shore, Pembroke Parish.	7. Two Bedroom Cottage with kitchen and dining area, Spanish Point, Pembroke Parish.
Large two bedroom cottage with bath, laundry, living-dining-area, large basement and water views situate off Middle Road, Southampton Parish.	8. Three Bedroom Cottage with dining-area, Keith Parish.
One Bedroom Cottage with bath, laundry, kitchen, dining-area situate at Pitchfork Lane, Spanish Point, Pembroke Parish.	9. Two Bedroom Cottage with living-area, Spanish Point, Pembroke Parish.
One Bedroom Cottage with bath, laundry, living-dining-area with water views and water rights, situate at Shaw Park, Pembroke Parish.	10. Two Bedroom Cottage with basement situate at Spanish Point, Pembroke Parish.

Minimum Down payment \$10,000 or a lot of land, or any combination. The potential purchaser also has the right to select interior and exterior color.

CALL NOW

John W. Swan Limited

Victoria Street, Hamilton, 5-4255 • A Licensed Deposit Company

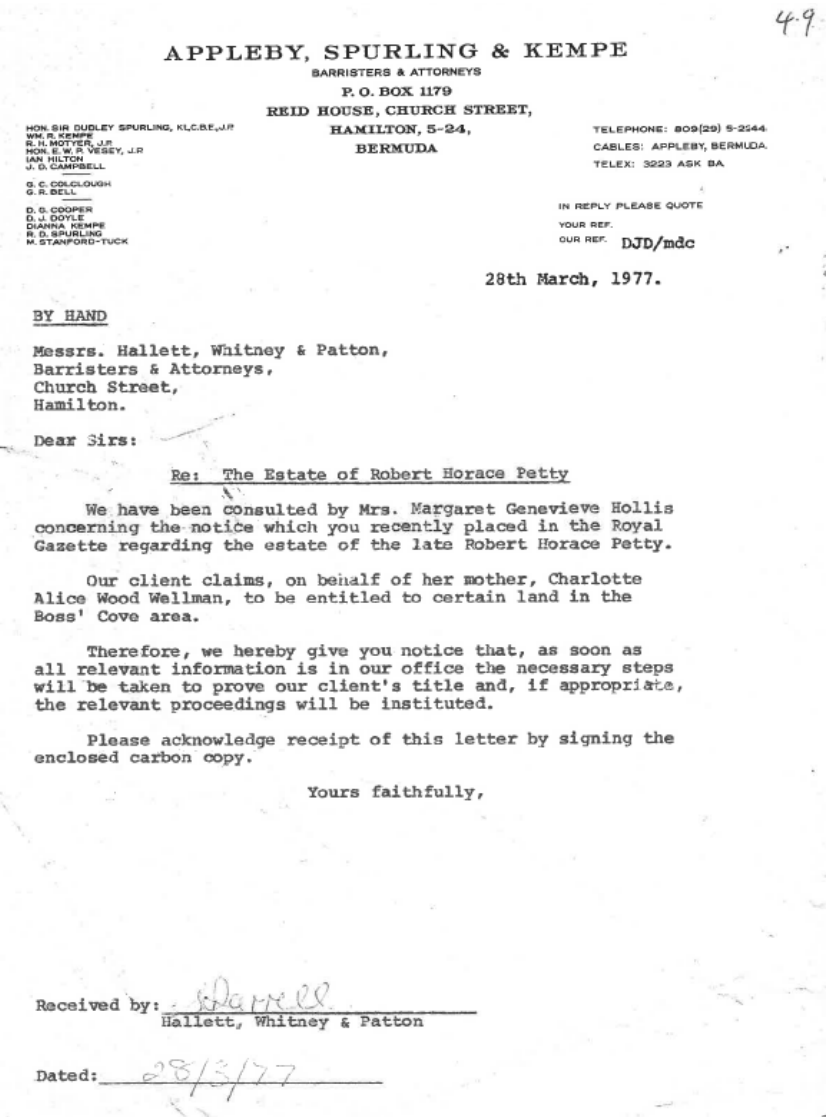
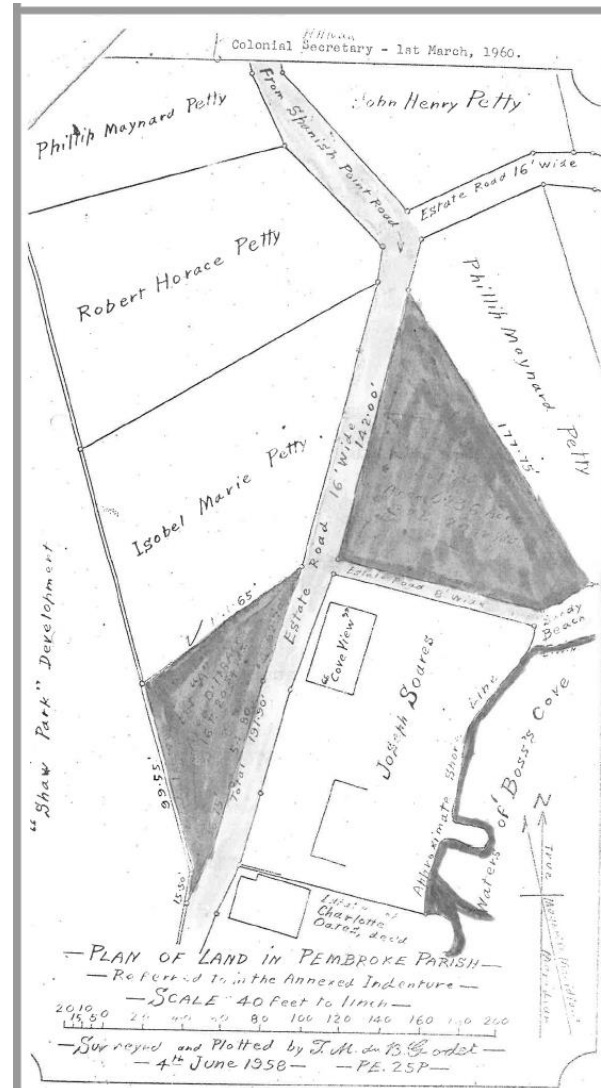
48

4. #18 Boss's Cove Road, Pembroke HM 01 – LOT A



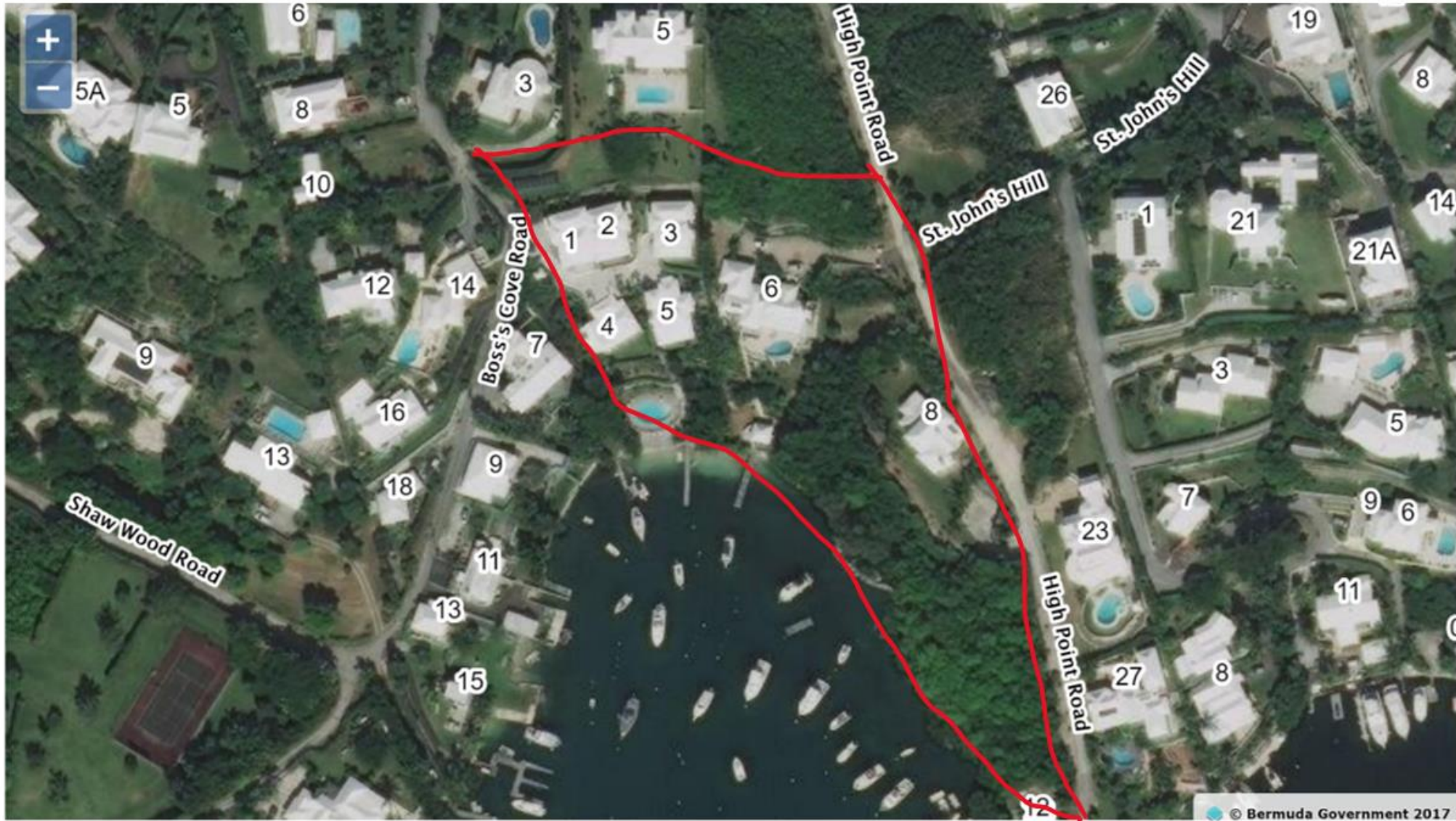
4.9

Letter from Appleby Spurling & Kemp to Messrs, Hallet, Whitney & Patton, dated 28 March 1977, Mrs. Margaret Hollis Re: The Estate of Robert Horace Petty, to confirm legal ownership



INTENTIONALLY LEFT BLANK

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish

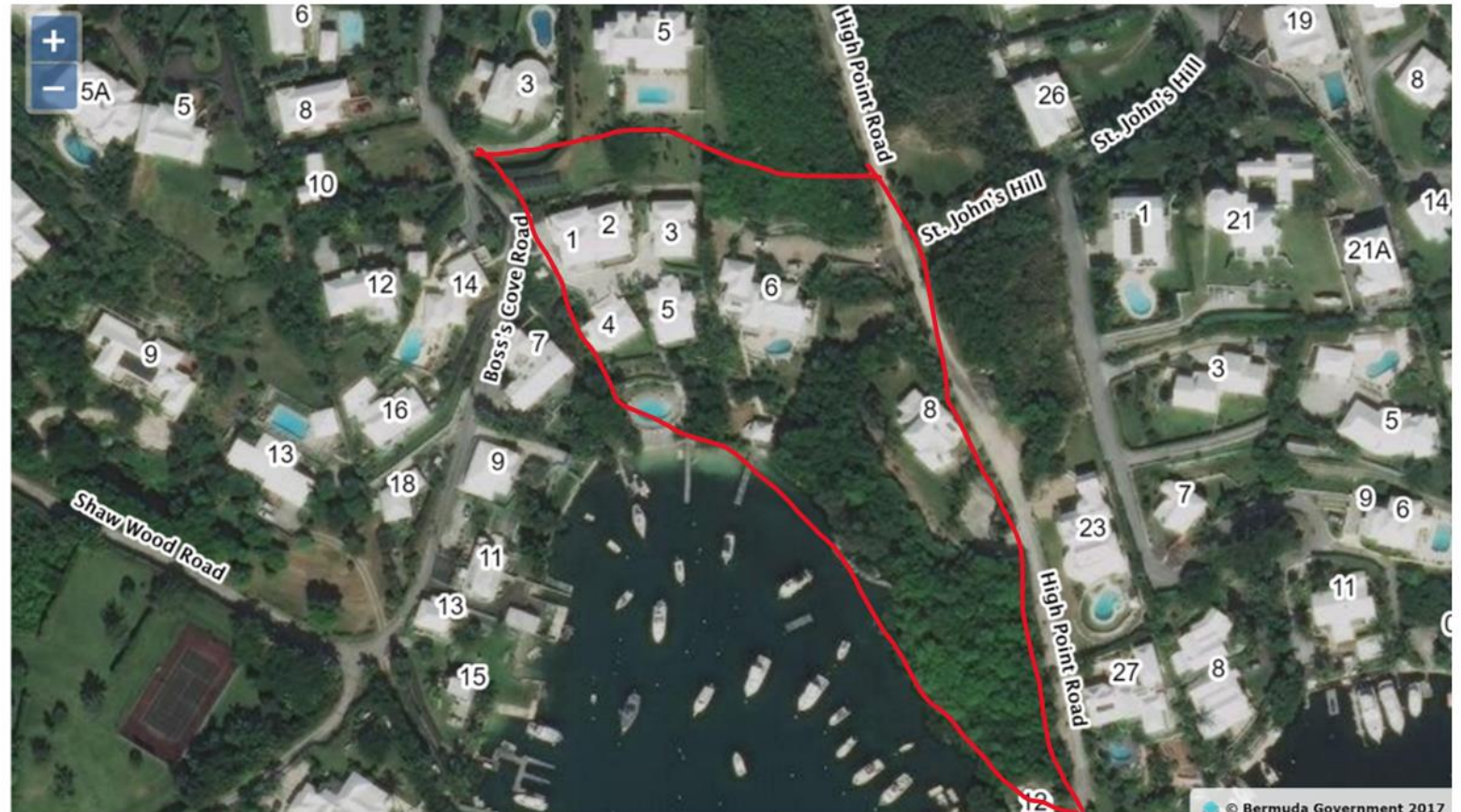
The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967.



6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish

6.1

Re: The Land Application No. 20558, Applicant the Dallas Family Trust.

- i. Letter dated 10 March 1992 Re: Lot of East side of Bosses Cove, High Point Road Pembroke
- ii. Copy of the Notice to Intention to Develop Land, dated 28th February 1993
- iii. Letter dated 16th April 1992 to the Department of Planning, Re: The Land Application No. 20558, Applicant the Dallas Family Trust.



6.1

TO WHOM IT MAY CONCERN:

Re: Lot on East side of Bosses Cove
High Point Rd., Pembroke Parish

Attached is a copy of Notice of Intention to Develop Land published in the Bermuda, Royal Gazette .

I Mrs. Margaret Genevieve Hollis nee Wellman, object to the proposed development of land as per application no. 20558, applicant: The Dallas Family Trust., as per the Dept. of Planning notice dated February 28th. 1992.

I question whether or not the Dallas (Chiappa) Family Trust are in possession of a clear title deed to the property intended for development or any other properties at Bosses Cove in Pembroke Parish.

I contest this development on the grounds that I hold title deed to the same property in question and find it difficult to believe that there is another set which could entitled the Dallas Family Trust to ownership of of the same. This is not my understanding of the law in respect of title deeds.

I am the niece of Mrs. Charlotte Oates nee Woods who was the daughter of Richard and Ann, Amelia (George) Woods as per the deeds I'm holding owned the inlet on both the east and south west side of Bosses Cove long before the Government Planning Dept. came into existence and registration of land prior to the Planning Dept. was made with the Parish Vestry.

A meeting was held during the time of Dr. Master's who at that time held a position similar to the Minister of Planning when I disputed the same claim to the property made by the Chiappa's.

I have a copy of papers that the Chiappa's had drawn up by a local law firm in order to prove title. These documents are not the title deeds.

I would like for you to solicit the Dallas Family Trust to produce their deeds in order for them to prove clear title to the property they intend to develop and I am prepared to do likewise.

I placed an add in the Royal Gazette dated August 16, 19 asking that anyone claim title to property at Bosses Cove, Places Point or Burnt House to dispute it at that time but to my knowledge there has not been any reply.

Signed: *M. Genevieve Hollis*

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.1 ii Copy of the Notice to Intention to Develop Land, dated 28th February 1993

61ii

NOTICE OF INTENTION TO DEVELOP LAND

In pursuance of regulation 4 of the Development and Planning (Development Applications Procedure) Regulations, 1970.

Application has been made to the Development Applications Board for permission to carry out the following development.

Name of Applicant:
THE DALLAS FAMILY TRUST

Application Number:
20658

Address or location of the proposed development:
REGISTERED LOT ON EAST SIDE OF BOSS'S COVE ON HIGH POINT ROAD, PEMBROKE PARISH

Description of the proposed development:
DETACHED HOUSE (IN PRINCIPLE TO BE ERECTED WITHIN COASTAL CONSERVATION AREA OVERLAY BUT NOT CLOSER THAN 50 FEET TO MEAN HIGH WATER MARK.

Development Plan Zoning of the land:
GARDEN DISTRICT (BUILDING POSITION OF PROPOSED HOUSE) AND OPEN SPACE

Any person wishing to object any, within 14 days of the date of this publication, lodge with the Department of Planning, Government Administration Building, Parliament Street, Hamilton, any objection to the proposed development. This application is available for inspection at the Department of Planning during normal working hours. Letters of objection should state any interest which the objector(s) may have in property nearby, together with an address at which notice may be served on the objector(s), and and concise statement of the grounds of their objections. Further details of procedure for objection are set out in the above mentioned Regulations.

Date 28TH FEBRUARY, 1992

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.1 iii

Letter dated 16th April 1992 to the
Department of Planning, Re: The
Land Application No. 20558,
Applicant the Dallas Family Trust.

6.1 iii
Mrs. M. Genevieve Hollis
P.O. Box HM 1612
Hamilton HM GX
Telephone: (809) 292-3708

April 16th, 1992

Department of Planning,
Government Administration Building,
3rd Floor,
30 Parliament Street,
Hamilton HM 12.

Dear Sir,


Re: Dallas Family Trust
No. 20558

In reference to recent correspondence received, I would like to inform you that I further object to the above mentioned application.

If you require and further information, I can be contacted at the above mentioned address and telephone number.

Thanking you in advance and awaiting your reply.

Yours sincerely,


M. Genevieve Hollis

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.2

Certified copy from the Registrar General's Office, dated 24th January 1973 for Deed of Release, dated 8th February 1936 between William Thomas Francis Chiappa, Eugene George Chiappa, Amelia Chiappa, Joseph Chiappa, Mary Elizabeth Petty, John Henry Chiappa and Joseph Burch Shaw Wood.

Registrar General's Office
HAMILTON
BERMUDA

12
62.1

7

THIS IS TO CERTIFY that the document hereto annexed, marked "A" and initialled by me is a true and correct Photostat copy of a Deed of Release and Renunciation dated the Eighth day of February One thousand nine hundred and thirty-six BETWEEN WILLIAM THOMAS FRANCIS CHIAPPA of Pembroke Parish in the Islands of Bermuda of the first part EUGENE GEORGE CHIAPPA, AMELIA CHIAPPA, JOSEPH CHIAPPA, MARY ELIZABETH PETTY and JOHN HENRY CHIAPPA all of the second part and JOSEPH BURCH SHAW WOOD of the said Parish of the third part, which said Deed is recorded in the Registrar General's Office in Book of Deeds No. 64 at Page 214.



IN WITNESS WHEREOF I
have hereto set my hand
and seal this 24th day of
January, 1973.

W. Scott
Registrar General

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.2

Certified copy from the Registrar General's Office, dated 24th January 1973 for Deed of Release, dated 8th February 1936 between William Thomas Francis Chiappa, Eugene George Chiappa, Amelia Chiappa, Joseph Chiappa, Mary Elizabeth Petty, John Henry Chiappa and Joseph Burch Shaw Wood.

6-2-2

"A" 100

COPY

THIS INDENTURE made the Eighth day of February One thousand nine hundred and thirty six Between William Thomas Francis Chiappa of Pembroke Parish in the Islands of Bermuda of the first part Eugene George Chiappa, Amelia Chiappa Joseph Chiappa, Mary Elizabeth Petty and John Henry Chiappa all of the second part and Joseph Burch Shaw Wood of the said Parish of the third part WHEREAS in an action pending in the Supreme Court of Bermuda (No. 19 of 1935) in which the said Joseph Burch Shaw Wood is plaintiff and the said William Thomas Francis Chiappa is defendant the said plaintiff claimed damages and an injunction in respect of acts of trespass committed by the defendant upon the lands of the plaintiff hereinafter described AND WHEREAS the said William Thomas Francis Chiappa claims to have committed the said acts on behalf of himself and the parties hereto of the second part and other persons entitled to the real estate of the late Peter Chiappa his father and under the mistaken belief that the said deceased was entitled to portions of the said lands AND WHEREAS the said Joseph Burch Shaw Wood claims certain other lands hereinafter mentioned lying to the West of the tract of land hereinafter particularly described which said lands are also claimed by the parties hereto of the first and second parts AND WHEREAS the said William Thomas Francis Chiappa has agreed to confess judgment in the said action and for the purpose of settling the said disputes the parties hereto have agreed to execute the mutual releases and covenants hereinafter contained NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the premises the parties hereto of the first and second parts respectively do hereby release and renounce unto and to the use of the said Joseph Burch Shaw Wood his heirs and assigns all right title interest claim and demand whatsoever in and to that certain tract of land situate in Pembroke Parish delineated on the plan hereto annexed and thereon in the said Islands coloured Red containing by estimation thirty-eight acres or thereabouts and bounded NORTHERLY partly by the public road leading to the Admiral's Landing at Spanish Point partly by land respectively of the Admiralty of the Roman Catholic Church of Kenneth Simmons, Frank Simmons, Albert Dallas, Manuel Soares, Joseph Soares and Mrs Cabral EASTERLY by lands formerly

6-2-3 218

of the said Peter Chiappa and of Mrs Oates SOUTHERLY partly by the waters of Bosses Cove partly by the point of land known as "Oxford" and partly by the waters of the Great Sound and WESTERLY by the land known as the "Cricket Field" and the "Burnt House" separated therefrom for the greater part by a stone wall as shewn on the said plan and also all that Island situated in Bosses Cove aforesaid to the South of the said tract of land and to the East of the said point known as "Oxford" AND THE SAID parties hereto of the first and second parts do hereby for themselves their respective heirs executors and administrators jointly and severally COVENANT with the said Joseph Burch Shaw Wood his heirs and assigns that they the said covenanting persons respectively and all other persons lawfully or equitably claiming from or under them respectively or from or under the said Peter Chiappa shall and will from time to time and at all times hereafter execute all such further assurances as shall be reasonably required for more effectually releasing and renouncing all claims whatsoever to the said hereditaments hereinbefore particularly described or any part or parts thereof AND THIS INDENTURE FURTHER WITNESSETH that in consideration of the premises the said Joseph Burch Shaw Wood doth hereby release and renounce unto and to the use of the said parties hereto of the first and second parts their heirs and assigns all right title interest claim and demand whatsoever in and to all those lands known as the "Cricket Field" and "Burnt House" and the lands situate between the said last mentioned lands and the waters of the Great Sound all of which lands lie to the West of the said tract of land hereinbefore particularly described AND ALSO that from and after judgment in the said action shall have been confessed by or on behalf of the said William Thomas Francis Chiappa and duly entered of record in the said Court the said Joseph Burch Shaw Wood shall release the said William Thomas Francis Chiappa from all claims for damages arising out of the acts complained of therein or otherwise relating

(PLAN ATTACHED)

to the said lands and also from all costs of the said Joseph Burch Shaw Wood in the said action AND IT IS HEREBY AGREED AND DECLARED that for the purpose of enforcing and further effectuating the settlement of the said dispute in accordance with the provisions

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3
Certified copy from the Registrar General's Office, dated 13th December 1976
Indenture dated 23 June 1936 made between Mary Elizabeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

Registrar General's Office
HAMILTON 5-24
BERMUDA

#27.50
631

THIS IS TO CERTIFY that the document hereto annexed, marked "A" and initialled by me, is a true copy of an INDENTURE dated the twenty-second day of June One thousand nine hundred and thirty-six made Between MARY ELIZABETH PETTY of Pembroke Parish in the Islands of Bermuda Widow of the late Robert Horris (or Horace) Petty of the first part REGINALD MEANEY MUNROE formerly of Pembroke Parish aforesaid but now residing at Miami in the State of Florida in the United States of America husband of Rosina Angelina Munroe deceased of the second part WILFRED LORRAINE MUNROE and MARIE ST. CLAIR MUNROE of the same place children of the said Reginald Meaney Munroe and Rosina Angelina Munroe of the third part JOSEPH CHIAPPA of Pembroke Parish aforesaid of the fourth part EUGENE GEORGE CHIAPPA of Pembroke Parish aforesaid of the fifth part WILLIAM THOMAS FRANCIS CHIAPPA of Pembroke Parish aforesaid Widow of the late John Peter Chiappa of the seventh part JOHN PETER CHIAPPA, MARY JANE CHIAPPA and CECIL CHRISTOPHER CHIAPPA grand-children of the said John Peter Chiappa (which grand children are minors) of the eighth part JOHN HENRY CHIAPPA and ARCHIBALD WILLIAM CHIAPPA sons of the said John Peter Chiappa of the ninth part EDAN CATHERINE CHIAPPA wife of the said John Henry Chiappa and NELLIE MARION CHIAPPA wife of the said Archibald William Chiappa of the tenth part which said Indenture is recorded in the Book of Deeds No. 48 at Page 454 in the Registrar General's Office pursuant to the laws of these Islands.

IN WITNESS WHEREOF I
have hereto set my hand
and seal this 13th day
of December, 1976.
W. Seave
Registrar General

454
632

"A" 408

ESTATE OF THE LATE PETER CHIAPPA
SPANISH POINT PROPERTY (C)
NORTH SHORE PROPERTY

NORTH SHORE WATERFRONT.
Common to All Heirs
(Equal to £50.0.0. per share) £350. 0. 0

Lot No.	1A Land	19780 Sq. Ft.	@ 3 1/2 d.	£288.10.0	
1A	"	14700	" @ 2 1/2 d.	153. 0.0	441.10. 0
2A	"	20760	" @ 3 1/2 d.	303. 0.0	
2A	"	13390	" @ 2 1/2 d.	139. 0.0	442. 0. 0
3A	"	18080	" @ 3 1/2 d.	263.10.0	
3A	"	12380	" @ 2 1/2 d.	129. 0.0	392.10. 0
4A	"	17346	" @ 3 1/2 d.	253. 0.0	
4A	"	11160	" @ 2 1/2 d.	116.10.0	369.10. 0
5A	"	18596	" @ 3 1/2 d.	271. 0.0	
5A	"	10270	" @ 2 1/2 d.	107. 0.0	378. 0. 0
6A	"	20240	" @ 3 1/2 d.	295. 0.0	
6A	"	8950	" @ 2 1/2 d.	93. 0.0	388. 0. 0
7A	"	21584	" @ 3 1/2 d.	315.0.0	
7A	"	12330	" @ 2 1/2 d.	128.10.0	443.10. 0
TOTAL VALUE OF NORTHERN SECTION					£ 3205. 0. 0

BOSS'S COVE PROPERTY.

Lot No.	1. Land	60910 Sq. Ft.	@ 1 1/2 d	444. 0. 0	
2.	"	52830	" @ 1 1/2 d	385. 0. 0	
3.	"	35740	" @ 1 1/2 d	260.10. 0	
4.	"	51061	" @ 1 1/2 d	372.10. 0	
5.	"	42908	" @ 1 1/2 d	313. 0. 0	
6.	"	43204	" @ 1 1/2 d	315. 0. 0	
7.	"	47900	" @ 1 1/2 d	349. 0. 0	
8.	"	60257	" @ 2 1/2 d	627. 0. 0.	
	Southern portion of House			350. 0. 0.	
				977. 0. 0.	
9.	Land 71450 Sq. Ft.	@ 2 1/2 d	744. 0. 0		
	Northern portion of House		475. 0. 0	1219. 0. 0	
TOTAL VALUE OF SOUTHERN SECTION					£ 4635. 0. 0

T.R.E.
C.E.W.
L.H.S.
P.G.C.

TULO VALLEY PROPERTY.

Lot No.	1. Land	17811 Sq. Ft.		£ 70. 0. 0.
2.	"	16898	" @ 90. 0. 0	
	Northern portion House		325. 0. 0	415. 0. 0.
3.	Land 15197 Sq. Ft.		120. 0. 0	
	Southern portion House		450. 0. 0	570. 0. 0

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

Certified copy from the Registrar General's Office, dated 13th December 1976
Indenture dated 23 June 1936 made between Mary Elizbeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

455 6.3.3			
Lot No.4. Land	14509 Sq. Ft.	£120. 0. 0	
Northern portion of House		600. 0. 0	£720. 0. 0.
Lot No.5 Land	5928 Sq. Ft.	75. 0. 0	
Southern portion of House		400. 0. 0	475. 0. 0.
No.5 Land	15606 Sq. Ft.	175. 0. 0	
Cottage		425. 0. 0	600. 0. 0.
TOTAL VALUE			£2850. 0. 0.
<u>ALTERNATIVE FOR LOT NO.6</u>			
Reserving whole waterfront of Property, 20' 0" deep for common use of all heirs			
13489 Sq. Feet Value of Lot No.6 Land	£105.0.0.		
Cottage		425.0.0.	530. 0. 0
Waterfront (equal to £10.0.0. per share)		70. 0. 0	
TOTAL VALUE AS ABOVE			£ 600. 0. 0

Mary Elizabeth Petty	
John Henry Chiappa	<u>T. Roland Lightbourn</u>
William T.F. Chiappa	T.R. Lightbourn
John Peter Chiappa	<u>Chesley E. White.</u>
Eugene George Chiappa	Chesley E. White.
Edna Chiappa	<u>Lawrence H. Smart.</u>
Amelia Chiappa	Lawrence H. Smart.

PLANS ATTACHED.

THIS INDENTURE dated the 22nd. day of June one thousand nine hundred and thirty-six and made BETWEEN MARY ELIZABETH PETTY of Pembroke Parish in the Islands of Bermuda Widow of the late Robert Horrie (or Horace) Petty of the first part REGINALD MEANEY MUNROE formerly of Pembroke Parish aforesaid but now residing at Miami in the State of Florida in the United States of America husband of Rosina Angelina Munroe deceased of the second part WILFRED LORRAINE MUNROE and MARIE ST. CLAIR MUNROE of the same place children of the said Reginald Meaney Munroe and Rosina Angelina Munroe of the third part JOSEPH CHIAPPA of Pembroke Parish aforesaid of the fourth part EUGENE GEORGE CHIAPPA of Pembroke Parish aforesaid of the fifth part WILLIAM THOMAS FRANCIS CHIAPPA of Pembroke Parish aforesaid of the sixth part AMELIA CHIAPPA of Pembroke Parish aforesaid Widow of the late John Peter Chiappa of the seventh part JOHN PETER CHIAPPA, MARY JANE CHIAPPA

456
6.3.4

AND CECIL CHRISTOPHER CHIAPPA grandchildren of the said John Peter Chiappa (which grand children are minors) of the eighth part JOHN HENRY CHIAPPA and ARCHIBALD WILLIAM CHIAPPA sons of the said John Peter Chiappa of the ninth part EDNA CATHERINE CHIAPPA wife of the said John Henry Chiappa and NELLIE MARION CHIAPPA wife of the said Archibald William Chiappa of the tenth part (some of which above named parties spell their names "Capper" instead of "Chiappa" and have executed these presents in accordance with such spelling) CATHERINE SKYMOUR MUNROE of Staten Island in the State of New York in the United States of America wife of Wellesley Lorraine Munroe of the eleventh part (all of which above named parties are hereinafter collectively referred to as the Vendors) and JOSEPH TROUNSKILL GILBERT of Paget Parish in the said Islands Barrister-at-Law (hereinafter referred to as the said Trustee) of the twelfth part WHEREAS Peter Chiappa was at the time of his death seised in fee simple in possession of the parcel of land in Pembroke Parish aforesaid which is known as and called the "Winsor" property and is delineated in the plan hereto annexed marked with the letter "A" and WHEREAS the said Peter Chiappa was also seised in fee simple of the parcel of land in Pembroke Parish aforesaid which is known as and called the "Tulo Valley" property and is delineated in the plan hereto annexed marked with the letter "B" (which said two plans are hereinafter respectively referred to as Plan A and Plan B) and by an Indenture dated the Seventeenth day of April One thousand eight hundred and ninety seven the said Peter Chiappa granted released and confirmed a portion thereof at the Northern end thereof (which Northern portion contains one rood and twenty six perches and is marked "J.P. Chiappa" and is delineated in plan "B") unto and to the use of his son the said John Peter Chiappa his heirs and assigns AND WHEREAS by an Indenture also dated the Seventeenth day of April one thousand eight hundred and ninety seven and made between the said Peter Chiappa and his wife of the one part and Thomas John Wadson of the other part the remainder of the said "Tulo Valley" property was mortgaged by the said Peter Chiappa to the said Thomas John Wadson to secure repayment of the sum of six hundred and twenty five pounds and interest AND WHEREAS the said Peter Chiappa continued in possession of such remainder up to the time of his death AND WHEREAS the said principal sum of six hundred and twenty five pounds still remains due and owing upon the security of the said recited mortgage which mortgage has since been assigned to Blanche Beatrice Young AND

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

Certified copy from the Registrar General's Office, dated 13th December 1976
Indenture dated 23 June 1936 made between Mary Elizbeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

457
6-35

WHEREAS the said Peter Chiappa by his will dated the Eighteenth day of June one thousand eight hundred and ninety two which has been admitted to probate in the Supreme Court of Bermuda devised all the real estate to which he should be entitled at the time of his death to his wife Mary Jane Chiappa (who has since died) for her life and he devised the same after her death to the use of his seven children namely, Mary Elizabeth, John Peter, Rosina Angelina, William Thomas Francis, Joseph Eugene George and Catherine Seymour, their respective heirs and assigns as tenants in common in equal shares AND WHEREAS all the children of the said Peter Chiappa survived him and at the death of his said wife they each became entitled in fee simple in possession to one undivided seventh part or share of the said real estate subject as to the "Tulo Valley" property to the said mortgage AND WHEREAS certain judgments which have been obtained in the Supreme Court of Bermuda against the firm of Chiappa Brothers of which firm the said William Thomas Francis Chiappa and Eugene George Chiappa were two of the partners still remain on record and if now unpaid may create a charge on the undivided seventh parts or shares of the said William Thomas Francis Chiappa and Eugene George Chiappa of and in the said real estate AND WHEREAS the said John Peter Chiappa one of the devisees of the said Peter Chiappa has since died and by his will dated the Seventeenth day of July one thousand nine hundred and twenty nine he devised all his real estate to his wife the said Amelia Chiappa "For her to use and enjoy income from same" and at her death the testator devised all his real estate as follows:- "ALL my real estate to be divided between the seven children, John Peter Chiappa, Mary Jane Chiappa, Cecil Christopher Chiappa, John Henry Chiappa, and his wife Edna, Archibald William Chiappa and his wife Nellie, The first three mentioned children to select for themselves three properties they prefer. The other two properties for Henry and Archibald and their wives as long as they live. At their death must revert back to the three first mentioned children that are living. All real estate inherited through me to them not to be sold but pass to the three first mentioned children or their children" AND WHEREAS by an Indenture dated the Ninth day of May one thousand nine hundred and sixteen the said Rosina Angelina Munroe (who has since died) conveyed her undivided seventh part or share of and in the said two parcels of land to her husband the said Reginald Meaney Munroe for his life and at his death equally between her children the said Wilfred Lorraine Munroe and Marie St. Clair Munroe their heirs and assigns in equal shares AND WHEREAS

458
6-36

AND WHEREAS by an Indenture dated the Twelfth day of April one thousand nine hundred and thirty two the said Catherine Seymour Munroe conveyed her undivided seventh part or share of and in the said two parcels of land to the said Mary Elizabeth Petty her heirs and assigns AND WHEREAS in order to settle any doubt as to the validity of the last recited Indenture and as to the force and effect thereof the said Catherine Seymour Munroe has agreed to join in these presents for the purpose of further assuring her undivided seventh part or share of and in the said two parcels of land and the said Mary Elizabeth Petty has agreed to join in these presents as well for the purpose of conveying her one undivided seventh part or share of and in the said two parcels of land as one of such devisees as aforesaid as for the purpose of conveying the undivided seventh part or share therein so conveyed to her by the said Catherine Seymour Munroe as aforesaid AND WHEREAS it has been agreed between the Vendors that a partition should be made between them of the said two parcels of land with the exception of those portions thereof which are hereinafter mentioned and referred to AND WHEREAS the said Will of the said John Peter Chiappa has not yet been admitted to probate and as some doubt may exist as to the validity thereof and if valid as to the true and proper construction thereof of the devisees therein named have agreed to join in these presents for the purpose of effecting and carrying out the partition of the said two parcels of land intended to be effected by these presents and it has accordingly been agreed between the said devisees that the portions of the said two parcels of land to be allotted upon such partition as the share of the said John Peter Chiappa under the will of the said Peter Chiappa shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS the said John Henry Chiappa is the heir at law of the said John Peter Chiappa and as such heir at law he will, subject to the dower right therein of the said Amelia Chiappa, become solely entitled to the real estate devised by the will of the said John Peter Chiappa in the event of the said will being declared invalid and in addition to joining in these presents as one of the devisees of the said will he has also agreed to join in these presents as such heir at law AND WHEREAS for the purpose of effecting such partition plans "A" and "B" have been prepared and the same have been divided into a number of separate lots and it has been agreed that the said

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

Certified copy from the Registrar General's Office, dated 13th December 1976
Indenture dated 23 June 1936 made between Mary Elizbeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

45E
6-37

plans shall be incorporated with and shall form part of these presents and that for the purpose of such partition the measurements of the several lots and the boundary lines thereof as shown in the said plans shall be deemed to be binding as between the Vendors and to be correct and that any variations or discrepancies therein shall not entitle any of the Vendors to any compensation from the others of them it being the intention of the Vendors that the lots of land allotted to them respectively by these presents as delineated in the said plans and as mentioned numbered and described in the various schedules hereto shall be taken by them respectively in severalty in lieu of and in satisfaction of the several undivided shares to which the said parties are entitled under the will of the said Peter Chiappa or have otherwise since become entitled and that the lots so allotted shall be taken by the Vendors respectively subject to all equities affecting the same whether arising from errors in measurement or from errors or misdescriptions in the boundary lines of any or either of the said lots or from any other cause whatsoever AND WHEREAS it is not intended that a certain portion of the said parcel of land delineated in plan "A" situated at the Northern end thereof bounded by the Atlantic Ocean and marked "Reserved for common use" and a certain portion of the same parcel of land situated at the Southern end thereof bounded by Mill Creek and marked "Proposed reservation for roadway land etc." shall be included in the said partition but that the said portions shall be reserved for the common use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that a certain portion of the said parcel of land delineated in plan "B" situated at the Southern end thereof bounded by Mill Creek and marked "Reserved for Road, water rights etc." shall be included in the said partition but that the said portion shall be reserved for the common use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that the Lot numbered I in plan "E" shall be included in the said partition but that the same shall be purchased by the said John Henry Chiappa at the price of one hundred and forty pounds and be conveyed by these presents to the said Trustee upon trust to convey the same to the said John Henry Chiappa upon payment by him to the said Trustee of the aforesaid sum of one hundred and forty pounds which sum shall be applied by the said Trustee towards payment of the entire expenses which have been or shall be incurred in connection with the partition

460
6-38

tion of the said two parcels of land or in anywise relating thereto AND WHEREAS it is not intended that certain portions of the said parcels of land delineated in plans "A" and "B" and therein coloured brown shall be included in the said partition but that the same shall be reserved as roads for the use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that certain portions of the said parcel of land delineated in plan "A" and therein coloured blue shall be included in the said partition but that the said portions shall be reserved as roads for the use of the Vendors with an ultimate view to the same being acquired and taken over by the Colonial Government for the purpose of being converted into a public road and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it has been agreed between the Vendors that for the purposes of the said partition the valuation of the several Lots delineated in plans "A" and "B" shall be the valuation at which the appraisers appointed by the Supreme Court of Bermuda have valued the same which valuation signed by the appraisers is hereto annexed and is marked with the letter "C" and it has accordingly been agreed between the Vendors that in consideration of the Lots as laid out in plans "A" and "B" having been valued by the said appraisers at different prices whereby some of the Vendors will become entitled to Lots valued at a price higher, and some at a price lower than the Lots to which other of the Vendors will become entitled the parties named in the Twelfth Schedule hereto shall pay to the said Trustee the several sums set opposite their respective names in the said Schedule for payment thereof to the parties named in the thirteenth schedule hereto of the several sums set opposite their respective names in the said Schedule PROVIDED HOWEVER that any of the parties by whom such amounts are payable may in lieu of paying the same to the said Trustee make such arrangements with the parties entitled to receive the same for satisfaction thereof as shall be approved by the Trustee AND WHEREAS in order to carry into effect the said partition it has been agreed that the entirety of the Lots numbered and comprised in the FIRST SCHEDULE hereto shall be taken in severalty by the said MARY ELIZBETH PETTY THAT the entirety of the Lots numbered and comprised in the SECOND SCHEDULE hereto shall be taken in severalty by the said REGINALD MEANEY MUNKOE during his lifetime and at his death

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

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2/22/2022

461
63-9

by the said WILFRED LORRAINE MUNROE and MARIE ST. CLAIR MUNROE in equal shares THAT the entirety of the Lots numbered and comprised in the THIRD SCHEDULE hereto shall be taken in severalty by the said JOSEPH CHIAPPA THAT the entirety of the Lots numbered and comprised in the FOURTH SCHEDULE hereto shall be taken in severalty by the said EUGENE GEORGE CHIAPPA THAT the entirety of the Lots numbered and comprised in the FIFTH SCHEDULE hereto shall be taken in severalty by the said WILLIAM THOMAS FRANCIS CHIAPPA THAT the entirety of the Lots numbered and comprised in the SIXTH SCHEDULE hereto shall be taken in severalty by the said MARY ELIZABETH PETTY That the entirety of the Lots numbered and comprised in the SEVENTH and EIGHTH Schedules hereto shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same AND THAT the entirety of those portions of the said two parcels of land comprised and described in the NINTH, TENTH and ELEVENTH Schedules hereto shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreements and in consideration of ALL AND SINGULAR other the premises the Vendors according to their several undivided shares and interests of and in the said two parcels of land intended to be hereby granted and released and partitioned whatever the said shares estates and interests may be or may be considered or may at any time hereafter be decided to be do hereby grant release and confirm unto the said Trustee and his heirs ALL AND SINGULAR the parcels of land hereditaments and premises delineated and comprised in plans A and B TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining AND ALL THE ESTATE right title and interest whatsoever the same may be of the Vendors respectively in and to the same TO HAVE AND TO HOLD the said parcels of land hereditaments and premises hereby granted released and confirmed or expressed so to be unto the said Trustee and his heirs to the uses and upon the trusts following, that is to say, AS to the lots of land hereditaments and premises numbered and comprised in the FIRST SCHEDULE HERETO TO THE USE of the said MARY ELIZABETH PETTY her heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SECOND SCHEDULE hereto TO THE USE of the said REGINALD MEANEY MUNROE during his life and at his death to the use of the said WILFRED LORRAINE MUNROE and MARIE

462
63-10

St. CLAIR MUNROE their heirs and assigns as tenants in common in equal shares AS to the lots of land hereditaments and premises numbered and comprised in the THIRD SCHEDULE hereto TO THE USE of the said JOSEPH CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the FOURTH SCHEDULE hereto TO THE USE of the said EUGENE GEORGE CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the FIFTH SCHEDULE hereto TO THE USE of the said WILLIAM THOMAS FRANCIS CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SIXTH SCHEDULE hereto TO THE USE of the said MARY ELIZABETH PETTY her heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SEVENTH SCHEDULE hereto UPON TRUST to convey the same to the devisees named in the said will of the said John Peter Chiappa in such shares for such estates and interests and in such manner as the said devisees shall mutually agree on or in default of such mutual agreement upon trust to convey the same in accordance with the terms of any judgment decision or direction of the Supreme Court of Bermuda which may be given in regard thereto or in the event of the said will of the said John Peter Chiappa being adjudged by the said Court within one year from the date of these presents to be invalid upon trust to convey the same to the said John Henry Chiappa as heir at law of the said John Peter Chiappa subject to the dower right therein of the said Amelia Chiappa and in default of such mutual agreements or of any such judgment decision or direction and in default of the said will being adjudged within the time aforesaid to be invalid then upon trust to convey the same to the several parties named in the said will of the said John Peter Chiappa for such estates and interests as the said Trustee shall be advised by Counsel the several devisees therein named are entitled AS to the lot of land hereditaments and premises mentioned and comprised in the EIGHTH SCHEDULE hereto UPON TRUST upon payment to the said Trustee of the sum of one hundred and Forty pounds to convey the same to the said John Henry Chiappa his heirs and assigns or such other person or persons as shall become the purchaser thereof AS to the lots of land hereditaments and premises comprised and described in the NINTH SCHEDULE hereto UPON TRUST to permit such of the parties to these presents as shall become entitled by virtue of these presents to a share in the parcels of land delineated

185

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

Certified copy from the Registrar General's Office, dated 13th December 1976
Indenture dated 23 June 1936 made between Mary Elizabeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

4
464
6-3-11

27th. day of June, 1934, and the 24th. day of February 1936 AND the said John Henry Chiappa doth hereby for himself his heirs executors and administrators covenant with the other parties to these presents and their respective heirs and assigns that the said John Peter Chiappa, Mary Jane Chiappa and Cecil Christopher Chiappa the parties hereto of the eighth part will execute these presents for the purposes herein contained within one calendar month next after they respectively shall have attained the age of twenty one years or in the event of the death of either of them before having attained that age then that the heir of the one so dying shall within one calendar month next after his or her decease on the attainment by such heir of the age of twenty one years (which ever shall last happen) execute these presents for the purposes herein contained AND THAT in the meantime the other parties to these presents and their respective heirs and assigns shall from the date hereof have quiet and uninterrupted possession of those portions of the said parcel of land which are allotted to them respectively by these presents AND each of them the said William Thomas Francis Chiappa and Eugene George Chiappa doth hereby for himself his heirs executors and administrators covenant with the other parties to these presents that they and their respective heirs executors administrators or assigns will at all times hereafter keep indemnified the other parties to these presents and their respective heirs executors administrators and assigns and the lots of land hereditaments and premises allotted to the said parties by these presents and their respective estates and effects from and against all actions costs claims and demands in respect of the said judgments so obtained against the said firm of Chiappa Brothers as aforesaid AND each of the parties hereto as far as regards his and her undivided shares and interests whatsoever the same may be of and in the said hereditaments and premises hereby granted released and partitioned and the acts deeds and defaults of himself or herself and of all persons lawfully or equitably claiming from under or in trust for him or her in relation thereto but not further or otherwise doth hereby for himself and herself his and her heirs executors and administrators covenant with the other parties hereto and their respective heirs in manner following (that is to say) THAT NOTWITHSTANDING any act deed or thing by him or her done or executed or knowingly suffered to the contrary he or she now has good right to grant and release the said

465
6-3-12

hereditaments and premises to the uses and in manner aforesaid subject to any incumbrances which may be existing AND THAT the said hereditaments and premises shall go and remain to the uses and upon the trusts hereinbefore declared concerning the same respectively and shall from time to time and at all times hereafter be peaceably and quietly possessed and enjoyed and the rents and profits thereof and of every part thereof respectively be received and taken accordingly without any lawful eviction interruption claim or demand whatsoever from or by him or her or any person or persons lawfully or equitably claiming from under or in trust for him or her save in respect of any such incumbrances as aforesaid AND FURTHER that he or she shall and all persons having or lawfully or equitably claiming any estate or interest in the said hereditaments and premises or any part thereof from under or in trust for him or her shall and will from time to time and at all times hereafter at the request and cost of any person or persons interested in the said hereditaments and premises under the uses or trusts hereinbefore declared do and execute or cause to be done and executed all such acts deeds and things whatsoever for further and more perfectly assuring the said hereditaments and premises and every part thereof to the uses and in manner aforesaid and subject to any incumbrances then existing as shall or may be reasonably required.

THE FIRST SCHEDULE ABOVE REFERRED TO.

(MARY ELIZABETH PETTY)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered 1a and the two Lots each of which is therein numbered 1. TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining.

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered VI TOGETHER WITH the cottage thereon and together with all easements rights of way and appurtenances thereto belonging or appertaining.

THE SECOND SCHEDULE ABOVE REFERRED TO.

(ROBINALD MEANEY MUNROE, WILFRED LORRAINE MUNROE, and MARIE ST. CLAIR MUNROE)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered 11a and the four Lots each of which is therein numbered v TOGETHER WITH all easements rights of way and appurtenances thereto

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3
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Indenture dated 23 June 1936 made
between Mary Elizbeth Petty, Widow of
the late Robert Horace Petty and Others,
of Late Peter Chiappa, Spanish Point
(Boss's Cove), North Shore, Tulo Valley
and the Waterfront Property.

6
456
6-3-13

belonging or appertaining.

ALSO.

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered V TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan and together with all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the said Lot except a right of way over the roadway as shown and delineated in the said plan.

THE THIRD SCHEDULE ABOVE REFERRED TO.

(JOSEPH CHIAPPA)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered IIIa and the two Lots each of which is therein numbered III TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining.

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered III TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights of way rights and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadway on the said Lot as shown and delineated in the said plan which roadway has been extinguished

THE FOURTH SCHEDULE ABOVE REFERRED TO.

(EUGENE GEORGE CHIAPPA)

The Two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered IVa and the two lots of land each of which is therein numbered VI TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered II together with that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining except a right of way from the said Lot Number II over the roadway as shown and delineated

467
6-3-14

on the Lot numbered III in the said plan which right of way has been extinguished.

THE FIFTH SCHEDULE ABOVE REFERRED TO.

(WILLIAM THOMAS FRANCIS CHIAPPA)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which is therein numbered Va and the Lot which is therein numbered VII and the two lots of land each of which is therein marked VIII TOGETHER WITH that portion of the house which is erected on one of the lots numbered VIII as shown in the said plan with the Tank and Ruin adjacent thereto AND TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadways on the said lot as shown and delineated in the said plan which rights of way have been extinguished.

THE SIXTH SCHEDULE ABOVE REFERRED TO.

(MARY ELIZABETH PETTY)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered VIa and the four Lots of land each of which is therein numbered II TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadways on the said Lots as shown and delineated in the said plan which rights of way have been extinguished.

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered IV TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the roadway shown and delineated in the said plan which rights of way have been extinguished.

THE SEVENTH SCHEDULE ABOVE REFERRED TO.

(THE ESTATE OF JOHN PETER CHIAPPA, deceased)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered VIIa and Lot of land therein marked parcel I and the three Lots each of which is therein numbered IV and the three Lots each of which is therein numbered IX TOGETHER WITH that portion of the house

6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



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468
6.13.15

which is erected on one of the said Lots numbered IX as shown in the said plan AND TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the roadways on the Lots which are numbered IX as shown and delineated in the said plan which rights of way have been extinguished.

THE EIGHTH SCHEDULE ABOVE REFERRED TO.

The Lot of land numbered I in plan "B" signed by the Vendors.

THE NINTH SCHEDULE ABOVE REFERRED TO.

(1) The Lot of land hereditaments and premises situated at the Northern end of the parcel of land delineated in plan "A" signed by the Vendors and therein marked with the words "Reserved for common use."

(2) The Lot of land hereditaments and premises situated at the Southern end of the parcel of land delineated in plan "A" signed by the Vendors and therein marked with the words "Proposed reservation for roadway, landing etc."

(3) The Lot of land hereditaments and premises situated at the Southern end of the parcel of land delineated in plan "B" signed by the Vendors and therein marked with the words "Reserved for road, water rights etc."

THE TENTH SCHEDULE ABOVE REFERRED TO.

(1) THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured brown in the said plan and are therein marked with the words "Road" or "Proposed Road."

(2) THAT Portion of the parcel of land delineated in plan "B" which is coloured brown in the said plan and is therein marked with the words "Road or right of way" or "Proposed road".

(3) THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured blue in the said plan and are therein marked with the words "Proposed road".

THE ELEVENTH SCHEDULE ABOVE REFERRED TO

THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured blue in the said plan and are therein marked with the words "Proposed road".

THE TWELFTH SCHEDULE ABOVE REFERRED TO.

Mary Elizabeth Petty	£45.17. 2.
William Thomas Francis Chiappa	245.17. 1.
Estate John Peter Chiappa	577.17. 1. £ 860.11. 4.

469
6.13.16

THE THIRTEENTH SCHEDULE ABOVE REFERRED TO.

Mary Elizabeth Petty	£ 41.12.10.
Reginald Meaney Munroe, Wilfred Lorraine Munroe, and Marie St. Clair Munroe.	227. 2.10
Joseph Chiappa	234. 2.10
Eugene George Chiappa	357.12.10 £ 860.11. 4

IN WITNESS WHEREOF the parties to these presents have hereto set their hands and seals the day and year first above written.

SIGNED SEALED AND DELIVERED

BY the above named Mary Elizabeth Petty John Henry Chiappa (L.S.)
Elizabeth Petty John Henry Chiappa George Eugene Chiappa (L.S.)
William Thomas Francis Chiappa John Peter Chiappa (L.S.)
John Peter Chiappa Edna Chiappa (L.S.)
and Amelia Chiappa in the presence of Amelia Chiappa (L.S.)

R. W. Appleby

SIGNED SEALED AND DELIVERED by the above named Catherine Seymour Munroe, Reginald Meaney Munroe, Wilfred Lorraine Munroe and Marie St. Clair Munroe by their Attorney William Thomas Francis Chiappa, in the presence of

Catherine Seymour Munroe by her Attorney William Thomas Francis Chiappa (L.S.)
Reginald Meaney Munroe by his Attorney William Thomas Francis Chiappa. (L.S.)
Wilfred Lorraine Munroe by his Attorney William Thomas Francis Chiappa (L.S.)
Marie St. Clair Munroe by her Attorney William Thomas Francis Chiappa (L.S.)

L. W. Joell.

SIGNED SEALED AND DELIVERED by Joseph Chiappa in the presence of Louise Jones. Florence A. Chiappa.

Joseph Chiappa (L.S.)

RECEIVED on the day of the date of the within written Indenture the sum of Forty one pounds twelve shillings and ten pence being the amount mentioned in the thirteenth Schedule to the said Indenture as being payable to me.

R.W.Appleby Barrister at Law Witness.

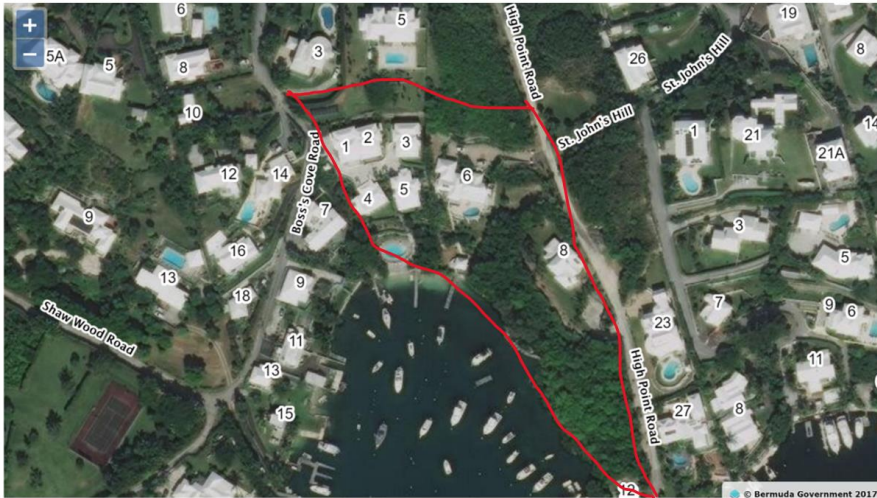
Mary Elizabeth Petty.

RECEIVED on the day of the date of the within written Indenture the sum of Two hundred and twenty seven pounds two shillings and ten pence being the amount mentioned in the thirteenth Schedule to the said Indenture as being payable to us.

L. W. Joell. Witness.

Reginald Meaney Munroe Wilfred Lorraine Munroe Marie St. Clair Munroe by their Attorney William Thomas Francis Chiappa

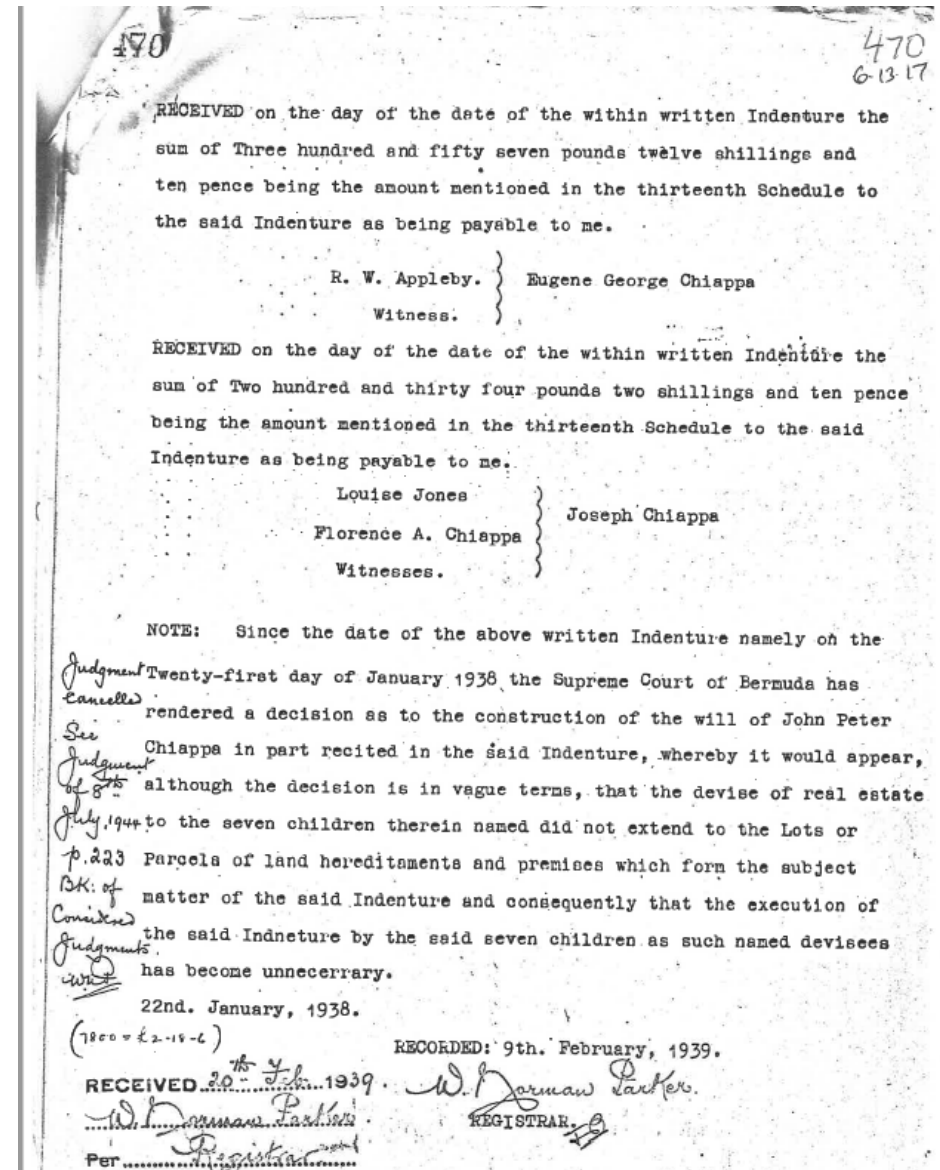
6. Lot of Land on East Side of Bosses Cove, High Point Road, Pembroke Parish



6.3

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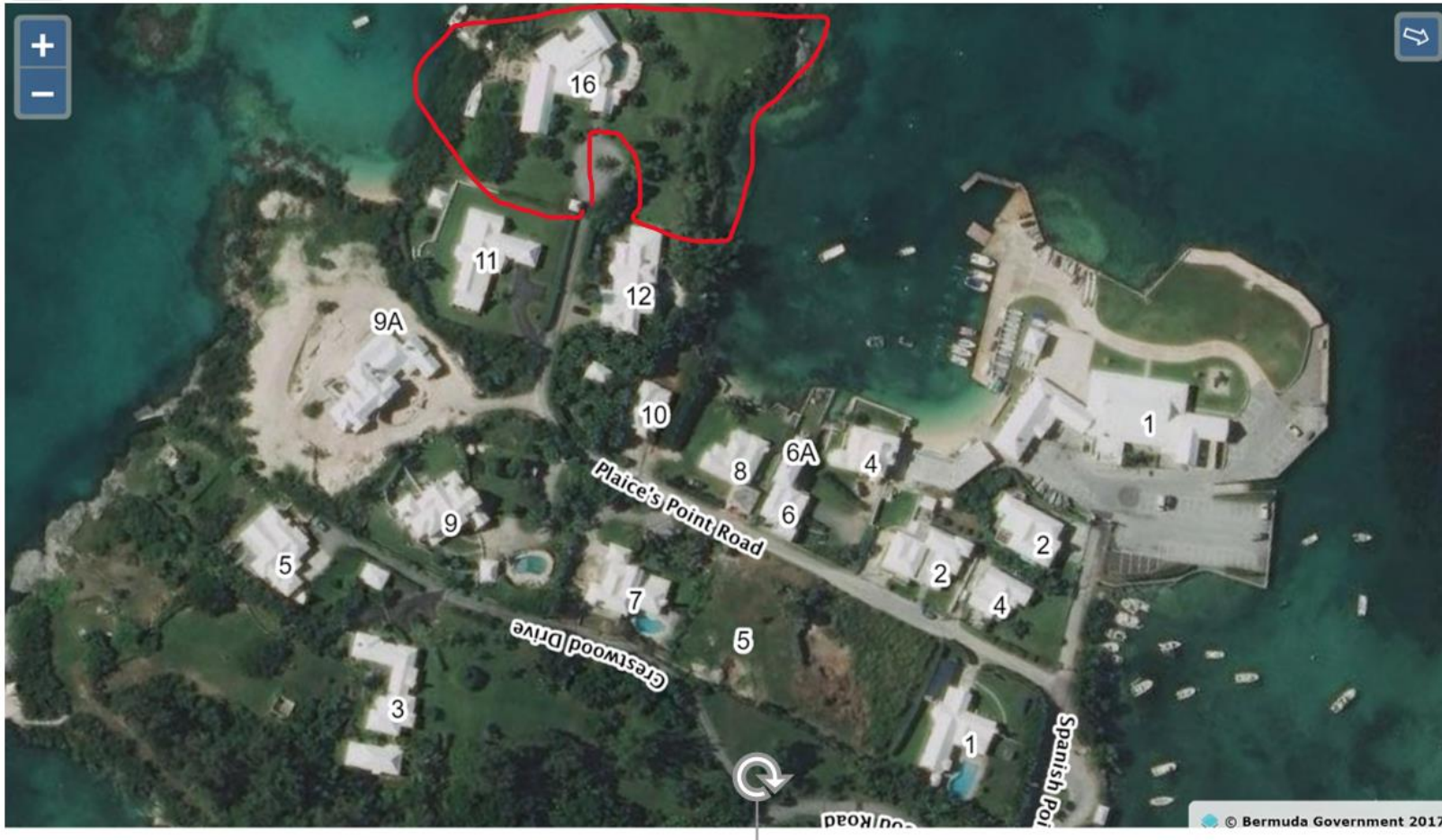
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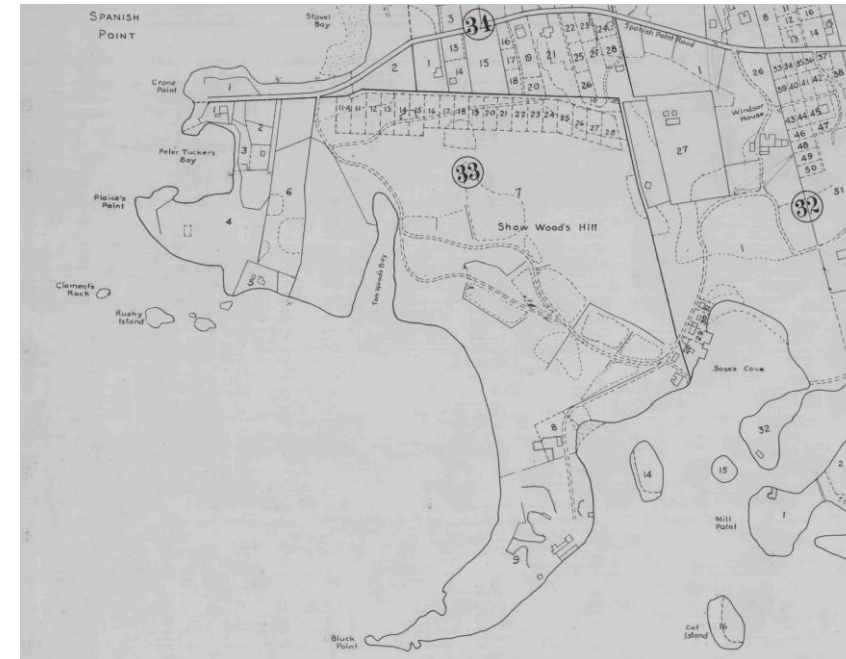
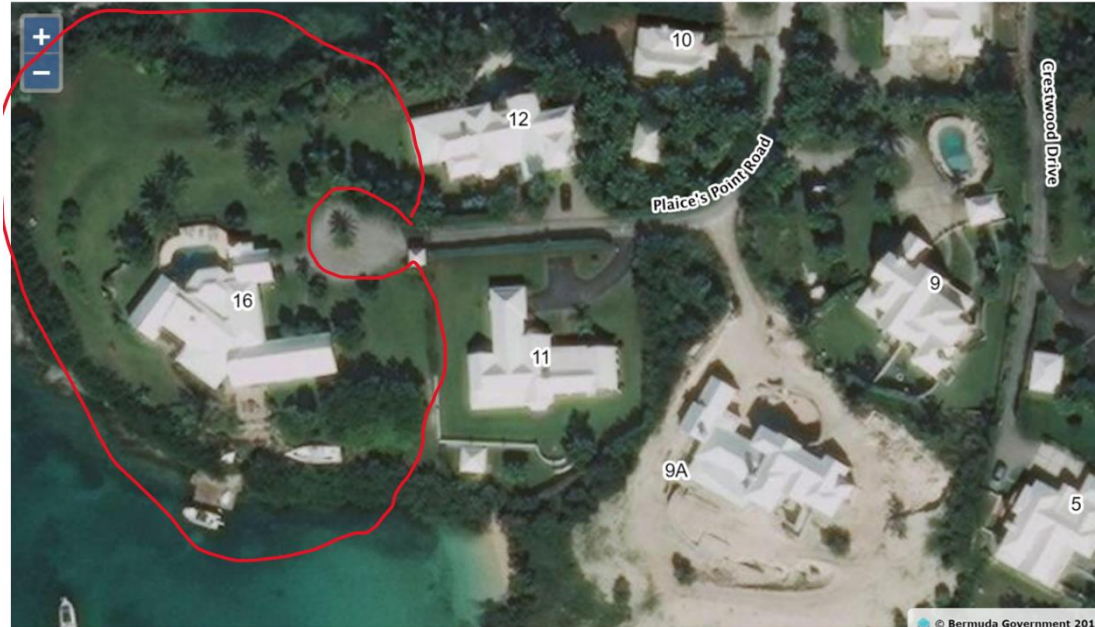
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7. 16 Plaiçe's Point Road, Pembroke HM 01 – Estate of Richard Wood

	Assessment No.	ARV	Tax Code	Description	Building Name	Address
Q	123815118	\$111,000	Residential	House	MAIN UNIT	16 Plaiçe's Point Road, Pembroke HM01
Q	123815215	\$12,000	Residential	Apartment	LOWER APT.	16 Plaiçe's Point Road, Pembroke HM01



9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



This property is part of the Estate of Richard Wood.

Richard Wood owned and lived at Plaice's Point with his wife Nancy Wood (nee Stovell), who was his first wife. She was an invalid and she died in the house fire at Plaice's Point. After the house fire, the property was called "Burnt House". Plaice's Point was now the "Resting Place" for his wife Nancy. Richard Wood left Plaices Point and went to #11 Bosses Cove to live with is second wife, Ann Amelia Wood. They are the parents to Grace Charlotte Philip Oates (nee Wood).

Before Buildings were erected on the entire Plaice's Point Road (Burnt House Point) to Shaw Park, Spanish Point, Pembroke by Mr. Kenneth Simmons and others of the Admiralty of the Roman Catholic Church of Kenneth Simmons, Frank Simmons, Albert Dallas, Manuel Soares, Joseph Soares and Mrs. Cabral.

9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



This property is part of the Estate of Richard Wood.

Richard Wood owned and lived at Plaice's Point with his wife Nancy Wood, who was his first wife. She was an invalid and she died in the house fire at Plaice's Point. After the house fire, the property was called "Burnt House". Plaice's Point was now the "Resting Place" for his wife Nancy. Richard Wood left Plaice's Point and went to #11 Bosses Cove to live with his second wife, Ann Amelia Wood. They are the parents to Grace Charlotte Philip Oates (nee Wood).

Before Buildings were erected on the entire Plaice's Point Road (Burnt House Point) to Shaw Park, Spanish Point, Pembroke by Mr. Kenneth Simmons and others of the Admiralty of the Roman Catholic Church of Kenneth Simmons, Frank Simmons, Albert Dallas, Manuel Soares, Joseph Soares and Mrs. Cabral.

7. 16 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood

The Estate of Mrs. Ann Amelia Wood

Willed to her daughter, Mrs. Grace Charlotte Philip Oates (nee Wood)

Property was willed to Mrs. Grace Charlotte Philip Oates

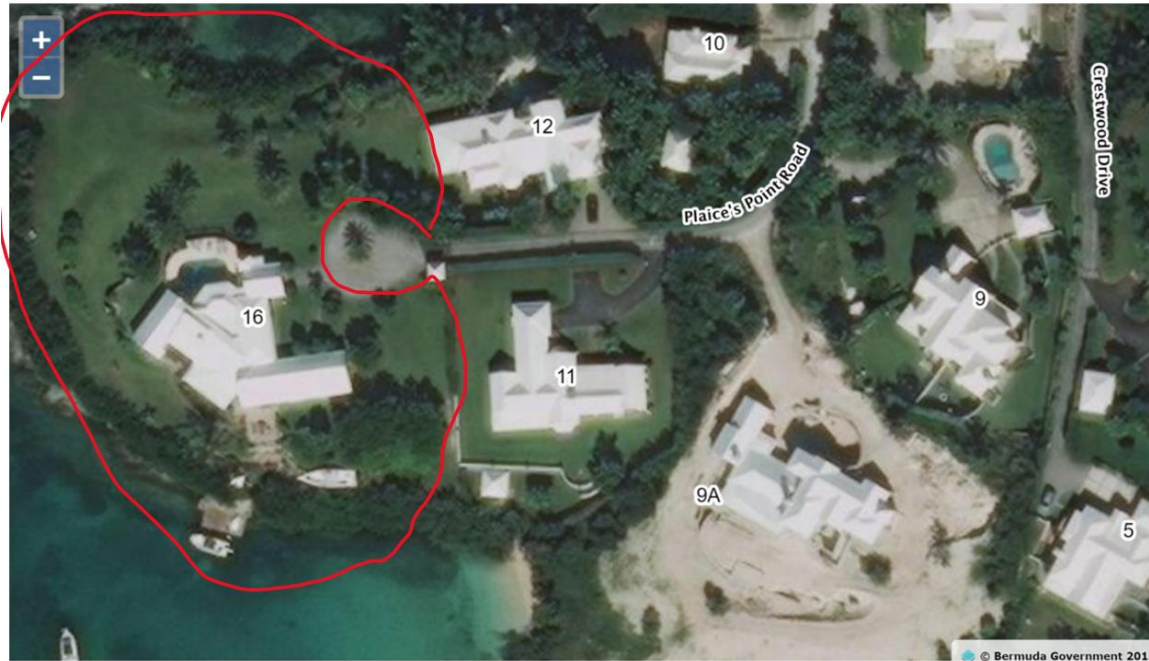
On her death, in her Last Will and Testament dated 10 February 1956, left the property to her niece, Charlotte Alice Wood Wellman.

Mrs. Charlotte Alice Wood Wellman, on her death in her Last Will and Testament dated 7 February 1967.



9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood

REGISTRY GENERAL LAND TRANSFER



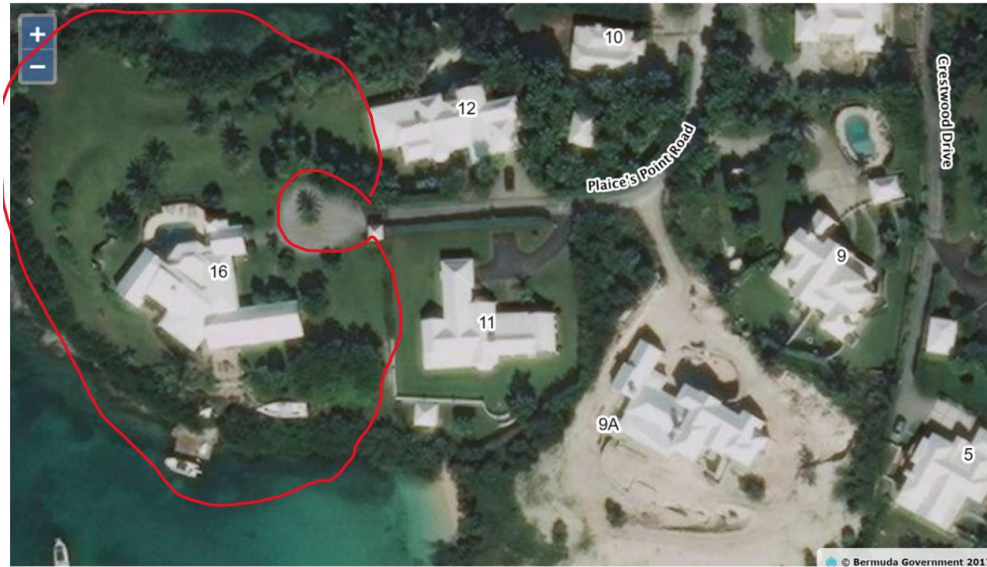
INDEX NO	02/153	YEAR	2002	PARISH	Pembroke
INDEX SUFFIX	153	DATE OF ACQUISITION	Nov 19, 2002	MODIFICATION DATE	Sep 11, 2003
TRANSFEREE SURNAME	SIMMONS	TRANSFEREE FORENAME	Kenneth Edgar:		
TRANSFEREE FULL NAME/COM					
OTHER PARTIES NAME	SIMMONS, Ingrid Alpha Karoline (as Life Tenants), Kenneth Edgar & WILKIE, Bruce Fraser (as Trustees of the G.L. Simmons Family Trust)				
ADDRESS	16 Plaices Point Road, Pembroke				
NATIONALITY	Bermudian	OCCUPATION	D.O.B.		
NATURE OF INTEREST ACQUIRED	Fee simple	OVER 21 Yes		OVER 18	
MODE OF ACQUISITION	Voluntary Conveyance &	DATE OF SANCTION			
FULL NAME OF TRANSFEROR	SIMMONS, Kenneth Edgar & Ingrid Alpha Karoline				
ASSESSMENT NO.	PURCHASE PRICE		\$150,000.00		
LAW FIRM	Mello, Jones & Martin	DATE OF NOTICE	Monday, August 25, 2003		

CLICK DESCRIPTION FIELD BUTTON FOR THE DESCRIPTION OF EACH RECORD

7.1

Registry General Land Transfer, dated 27 June 2003 with Transfer Notice Schedule, Plan of 12 Plaice's Point Road to Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: February 13th, 2003.

9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



7.1

Registry General Land Transfer, dated 27 June 2003 with Transfer Notice Schedule, Plan of 12 Plaice's Point Road to Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: February 13th, 2003.

02/153 7.12

7.13

TRANSFER NOTICE

TO: THE REGISTRAR-GENERAL

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the persons hereinafter mentioned became entitled to the parcel of land hereinafter described:

DATE OF ACQUISITION: 19th November, 2002

NAME OF PERSON (S) ACQUIRING: Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons (as Life Tenants) Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust)

ADDRESS IN FULL: 16 Plaices Point Road, Pembroke Parish

NATIONALITY: Bermudian

DATE OF BIRTH: over 21

OCCUPATION: N/A

NATURE OF INTEREST ACQUIRED: Fee Simple

MODE OF ACQUISITION: Voluntary Conveyance and Conveyance

FULL NAME(S) OF PERSON(S) FROM WHOM ACQUIRED: Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons (as Vendors)

DESCRIPTION OF LAND: See Schedule

ASSESSMENT NUMBER(S): N/A

PURCHASE PRICE: \$ 150,000.00

SCHEDULE

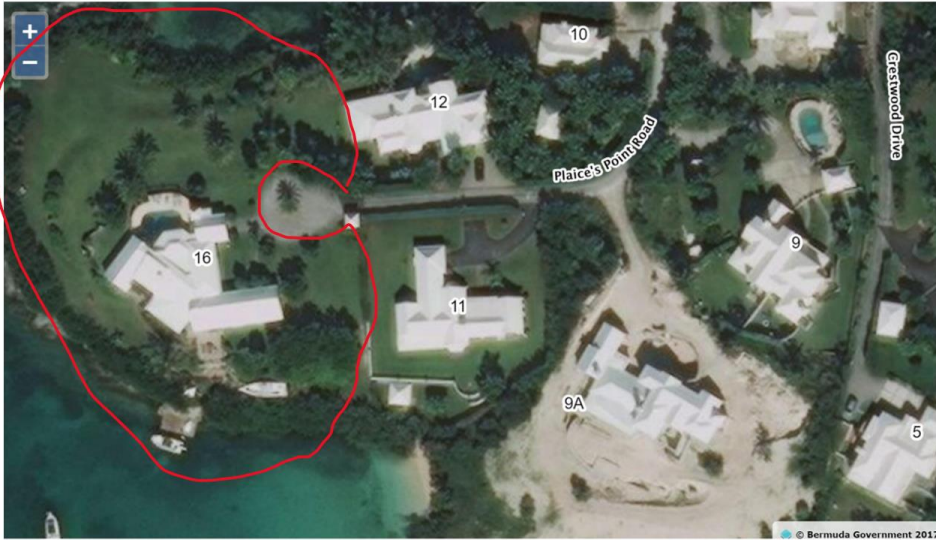
ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda delineated and outlined in red on the plan (by Surveying Services Limited Reference No. 2176A dated November 2002) hereto annexed and thereon designated Lot 10 and Lot 11 containing Nought point two six two of a hectare (0.262 Ha) or Nought point six four eight of an acre (0.648 ac.) and Nought point nought eight nine of a hectare (0.089 Ha.) Nought point two two nought of an acre (0.220 ac.) respectively and bounded

NORTHERLY by the waters of Pater Tucker's Bay EASTERLY by a strip of land formerly held herewith but now in the possession of the Purchaser SOUTHERLY partly by the roadway and turnaround coloured yellow on the said plan and partly by the lot designated 9 on the said plan in the possession of the Life Tenants and the Purchasers and there measuring on a straight line Two point six seven meters (2.67 m.) or Eight point seven five feet (8.75') and on a curved line Fourteen point four eight meters (14.48 m.) or Forty seven point five nought feet (47.50') and Three point nought five meters (3.05 m.) or Ten feet (10') and then on a straight line Sixteen point one five meters (16.15 m.) or Fifty three feet (53') Twelve point one nine meters (12.19 m.) or Forty feet (40') and Forty point nought eight meters (40.08 m.) or One hundred and thirty one point five nought feet (131.50') and WESTERLY by the Waters of the Great Sound OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners for the time being of the lot of land hereinbefore described and their respective tenants and servants and all other persons lawfully going to or from the said lot of land or any part thereof with or without horses cattle and other animals carts carriages and vehicles of all descriptions OVER AND ALONG the said roadway Five point four nine meters (5.49 m.) or Eighteen feet (18') wide and the circular terminus thereof coloured Yellow on the said plan forming a portion of the Southern boundary of the lot of land hereinbefore described and leading first in an Easterly direction thence in a Northerly direction to the public roadway known as the "Spanish Point Road".

DATED the 27 day of August, 2003

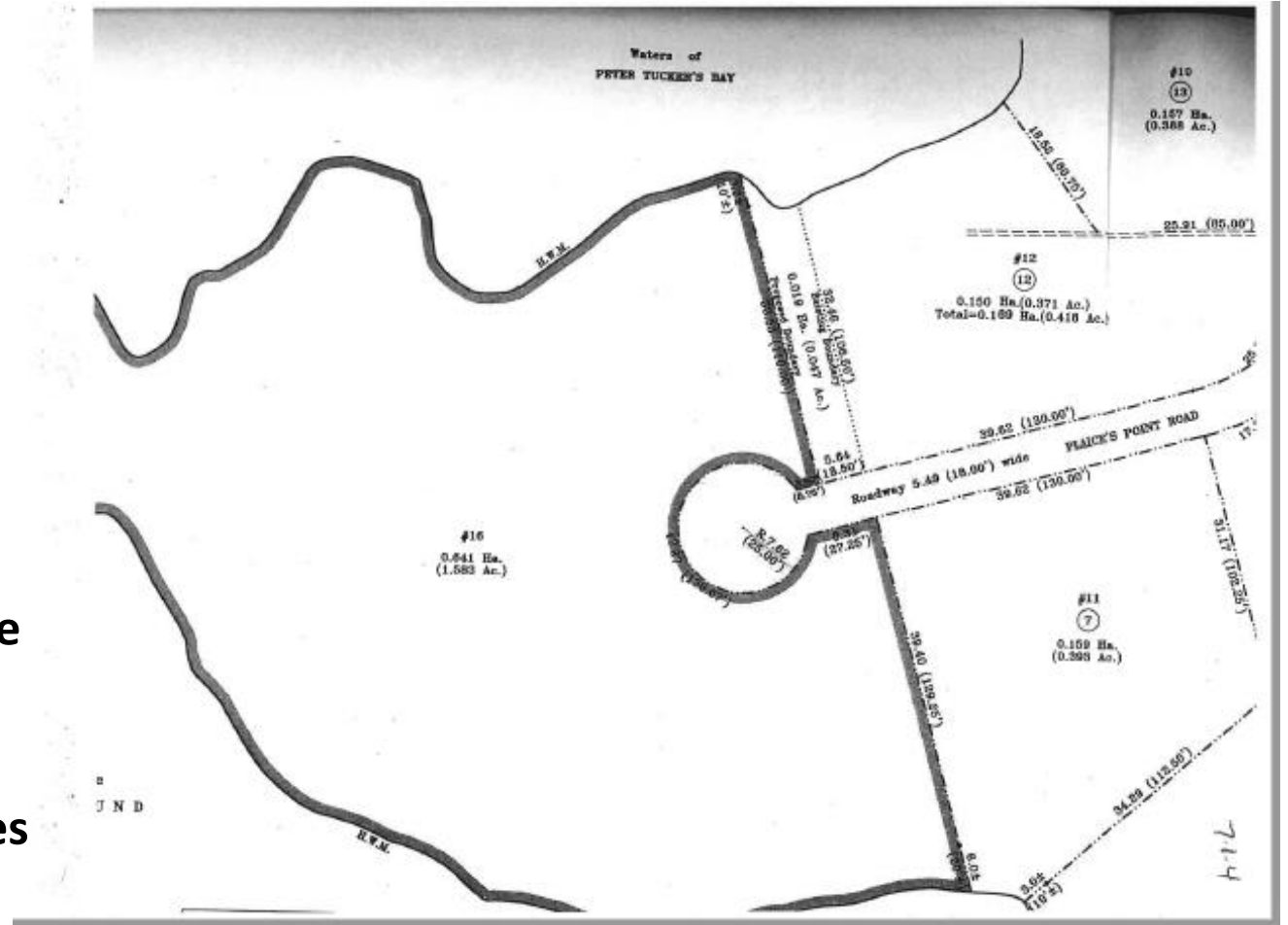
MELLO JONES & MARTIN

9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



7.1

Registry General Land Transfer, dated 27 June 2003 with Transfer Notice Schedule, Plan of 12 Plaice's Point Road to Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: February 13th, 2003.

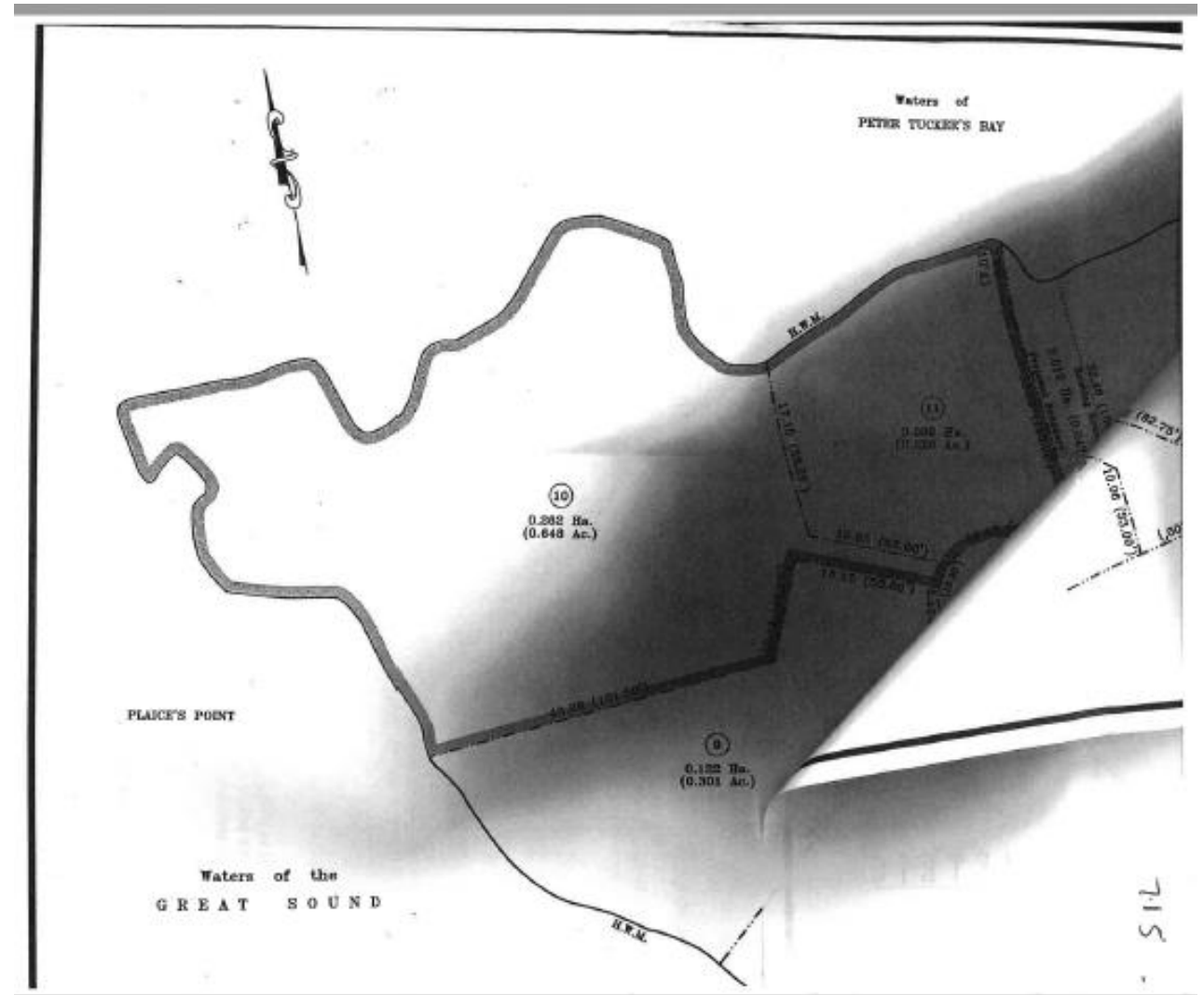


9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood

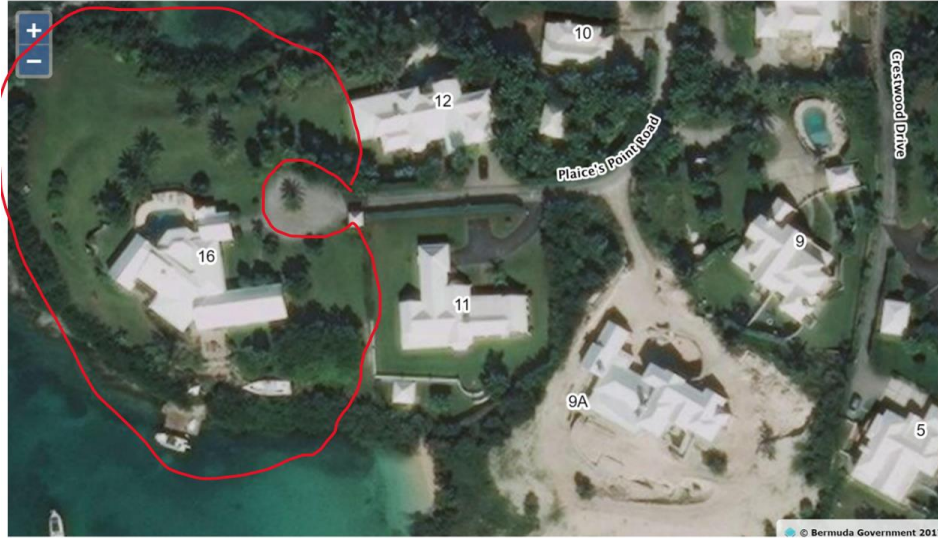


7.1

Registry General Land Transfer, dated 27 June 2003 with Transfer Notice Schedule, Plan of 12 Plaice's Point Road to Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: February 13th, 2003.



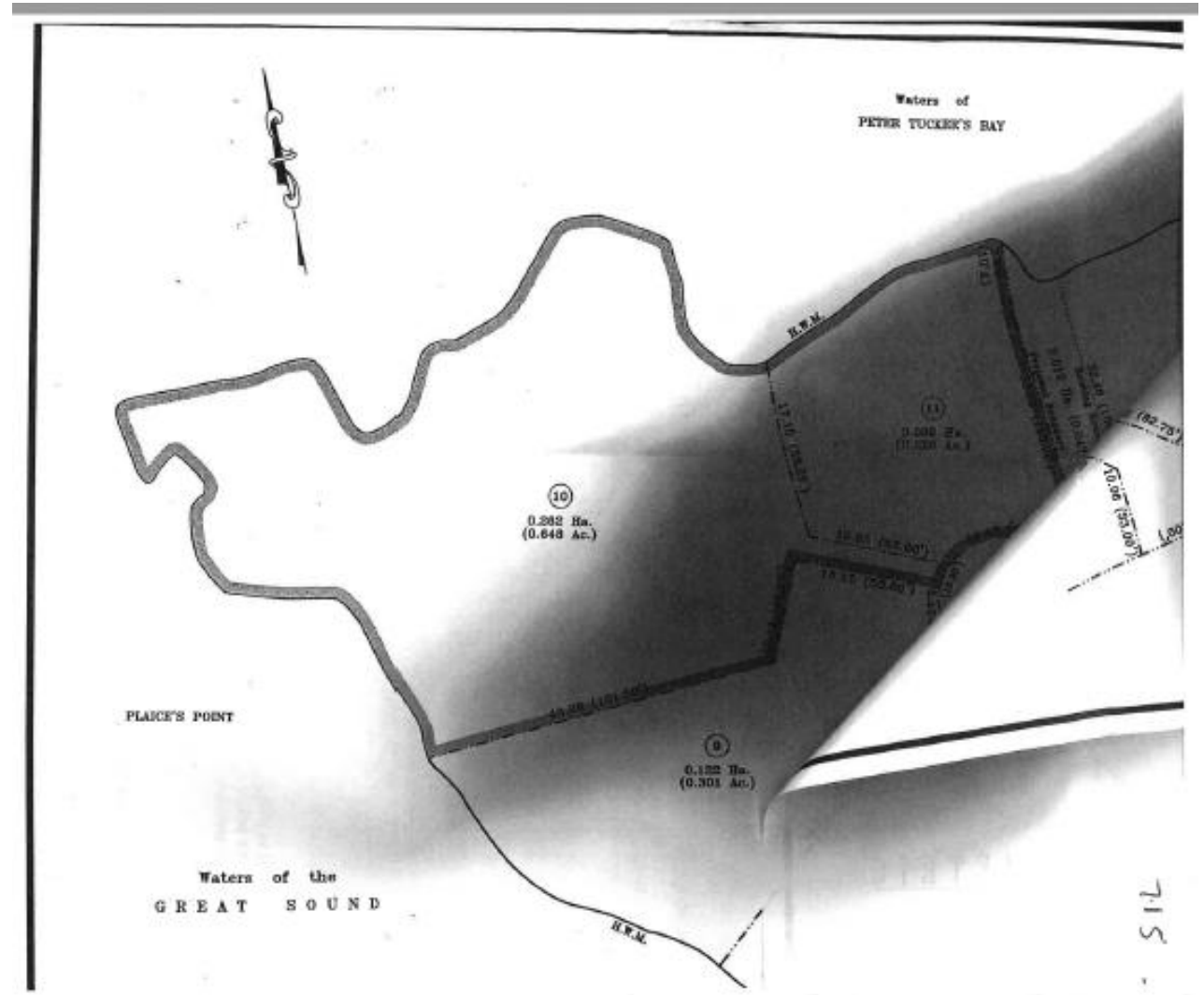
9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



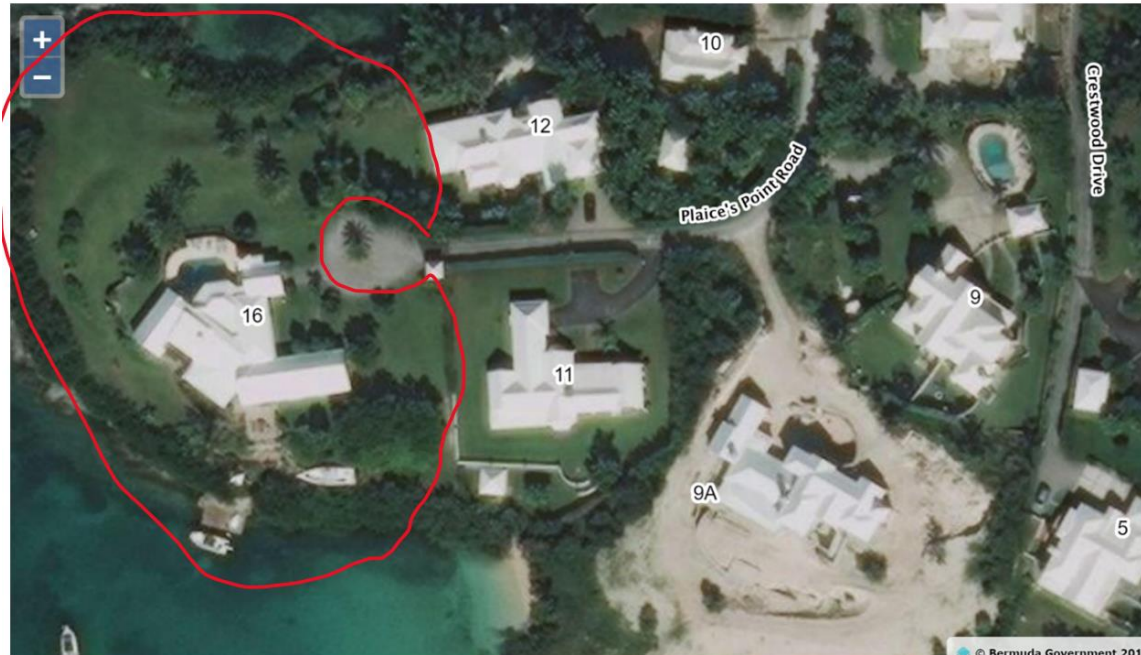
7.1

Registry General Land Transfer, dated 27 June 2003 with Transfer Notice Schedule, Plan of 12 Plaice's Point Road to Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: February 13th, 2003.

2/22/2022



9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



REGISTRY GENERAL LAND TRANSFER

INDEX NO	03/34	YEAR	2003	PARISH	Pembroke
INDEX SUFFIX	34	DATE OF ACQUISITION	Feb 13, 2003	MODIFICATION DATE	Jul 3, 2003
TRANSFEREE SURNAME	SIMMONS	TRANSFEREE FORENAME	Kenneth Edgar		
TRANSFEREE FULL NAME/COM					
OTHER PARTIES NAME	WILKIE, Bruce Fraser (as Trustees of The G.L. Simmons Family Trust)				
ADDRESS 16 Plaices Point Road, Pembroke					
NATIONALITY	Bermudian	OCCUPATION		D.O.B.	
NATURE OF INTEREST ACQUIRED	Fee simple	OVER 21	Yes	OVER 18	
MODE OF ACQUISITION	Voluntary Conveyance & DATE OF SANCTION				
FULL NAME OF TRANSFEROR SIMMONS, Kenneth Edgar, Kenne Edgar & Ingrid Alpha Karoline					
ASSESSMENT NO.	123815118, 123815215	PURCHASE PRICE	\$881,400.00		
LAW FIRM	Mello, Jones & Martin	DATE OF NOTICE	Friday, June 27, 2003		
CLICK DESCRIPTION FIELD BUTTON FOR THE DESCRIPTION OF EACH RECORD					

7.2

Registry General Land Transfer, dated 25 August 2003 with Schedule, with 2 Plans of Plot 16 Plaice's Point Road to Ingrid Alpha Karoline Simmons (as Life Tenants), Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: November 19th, 2002.

9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



7.2

Registry General Land Transfer, dated 25 August 2003 with Schedule, with 2 Plans of Plot 16 Plaice's Point Road to Ingrid Alpha Karoline Simmons (as Life Tenants), Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: November 19th, 2002.

2/22/2022

03/34 722

TRANSFER NOTICE

TO: THE REGISTRAR-GENERAL

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the persons hereinafter mentioned became entitled to the parcel of land hereinafter described :

DATE OF ACQUISITION: 13th February, 2003

NAME OF PERSON (S) ACQUIRING: Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of The G.L. Simmons Family Trust)

ADDRESS IN FULL: 16 Plaice's Point Road, Pembroke Parish

NATIONALITY: Bermudian

DATE OF BIRTH: over 21

OCCUPATION: N/A

NATURE OF INTEREST ACQUIRED: Fee Simple

MODE OF ACQUISITION: Voluntary Conveyance and Conveyance

FULL NAME(S) OF PERSON(S) FROM WHOM ACQUIRED: Kenneth Edgar Simmons, Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons

DESCRIPTION OF LAND: See Schedule

ASSESSMENT NUMBER(S): 123815118 and 123815215

PURCHASE PRICE: \$ 881,400.00

SCHEDULE

FIRSTLY ALL THOSE lots of land situate in Pembroke Parish in the Islands of Bermuda delineated on the plan (by Clarke & Doidge No. 4896 dated 14th February 1956) annexed to the conveyance firstly above recited and thereon designated 8(Eight) and 9 (Nine) respectively and outlined in Pink and bounded NORTHERLY in part by the lot of land designated 10 (Ten) on the said plan in the possession of the Vendor and there measuring along three straight lines as shown on the said plan One hundred and thirty-one feet and six inches (131'6") Forty feet (40') and Fifty-two feet (52') respectively in part by the circular terminus of a roadway Eighteen feet (18') wide

723

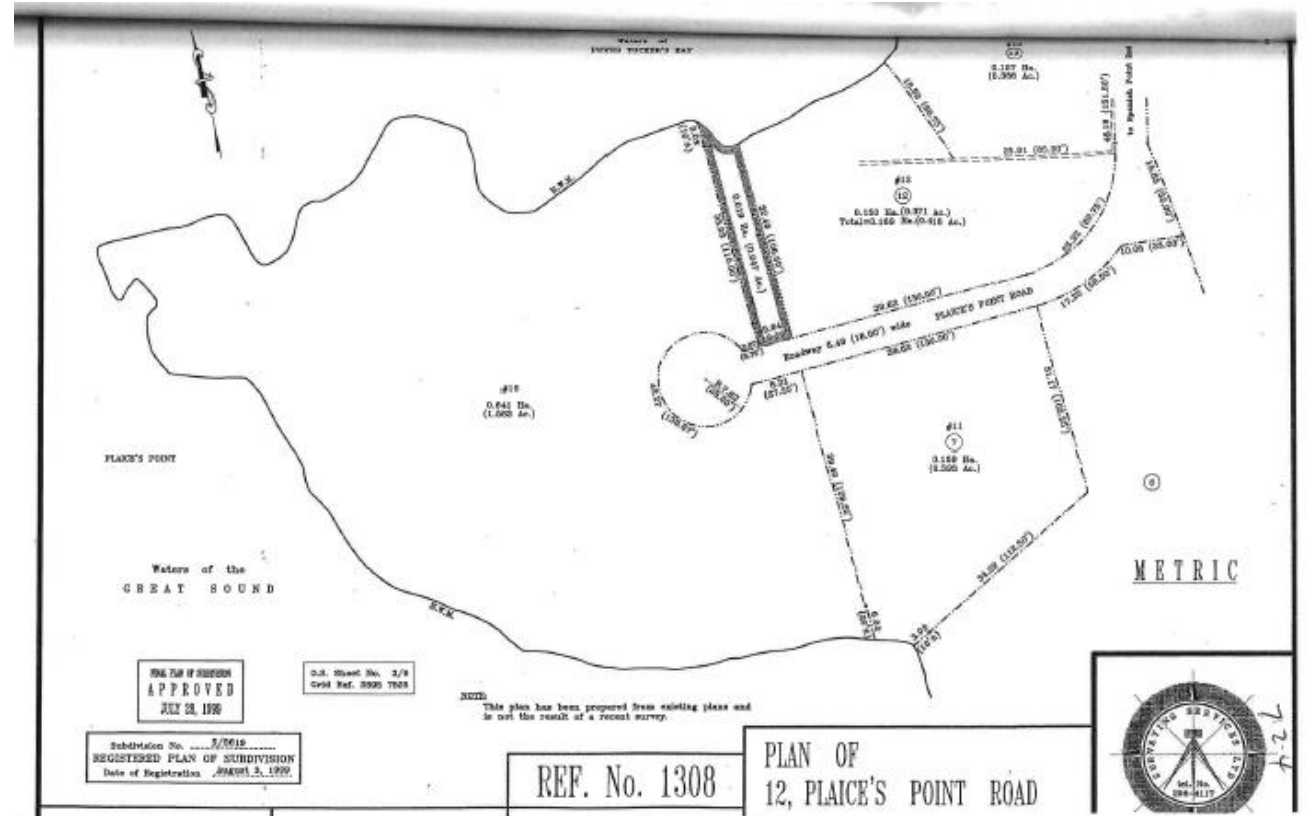
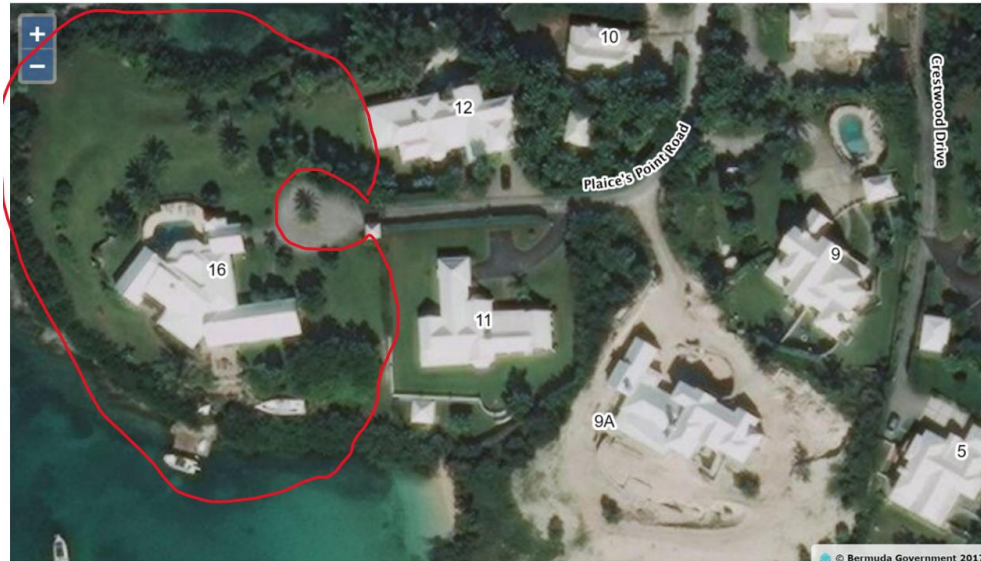
coloured Yellow on the said plan and there measuring (along the circumference of a circle having a radius of Twenty-five feet) as shown on the said plan Eighty-one feet (81') and in part by the said roadway Eighteen feet wide separating the lot of land now being described from the lot of land designated 11 (Eleven) on the said plan in the possession of the Vendor and there measuring Twenty-seven feet and three inches (27'3") EASTERLY by the lot of land designated 7 (Seven) on the said plan and there measuring as shown on the said plan One hundred and twenty-nine feet and three inches (129'3") and SOUTHERLY by the Waters of the Great Sound OR HOWEVER OTHERWISE the said lots of land or either of them may be bounded may measure or ought to be described TOGETHER WITH the dwelling house thereon erected known as "Casa de Contento" No. 16 Plaices Point Road (Assessment Numbers 123815118 and 123815215 Ordinance Map 3/9 Grid Reference 2890.7522) AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners for the time being of the lots of land or either of them hereinbefore described and their respective tenants and servants and all other persons lawfully going to or from the said lots of land or either of them or any part thereof with or without horses cattle and other animals carts carriages and vehicles of all descriptions OVER AND ALONG the said roadway Eighteen feet (18') wide and the circular terminus thereof coloured Yellow on the said plan forming the Northern boundary of the lots of land hereinbefore described and leading first in an Easterly direction thence in a Northerly direction to the public roadway known as the "Spanish Point Road" AND ALSO ESPECIALLY TOGETHER WITH full free and unrestricted use in common with the owners of the lots of land designated Numbers 1 (One) to 13 (Thirteen) inclusive on the said plan or any part thereof of the lot of land coloured Green on the said plan bounded NORTHERLY BY the Waters of Stovel Bay EASTERLY by lands of the Bermuda Government and there measuring Twenty-nine feet (29') SOUTHERLY by the said Public Road known as the "Spanish Point Road" and there measuring One hundred forty two feet (142') and the "Spanish Point Road" and there measuring Twenty-six feet (26') FOR THE PURPOSE of attaining access to the sea beaching small craft landing from or embarking on vessels boats and floating contrivances of every description bathing fishing and other lawful recreations and uses.

SECONDLY ALL THAT foreshore encroachment or dock delineated and shown outlined in red on the Plan annexed to the Conveyance secondly above recited (prepared by Barker & Linberg dated April 1991 and numbered 1227.A1) containing in area eleven square meters (0.00275 acres) and bounded on the North by the lots of land above described being 16 Plaices Point Road and on the South by the waters of the Great Sound.

DATED this 27th day of *June*, 2003

[Signature]
MELLO JONES & MARTIN

9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



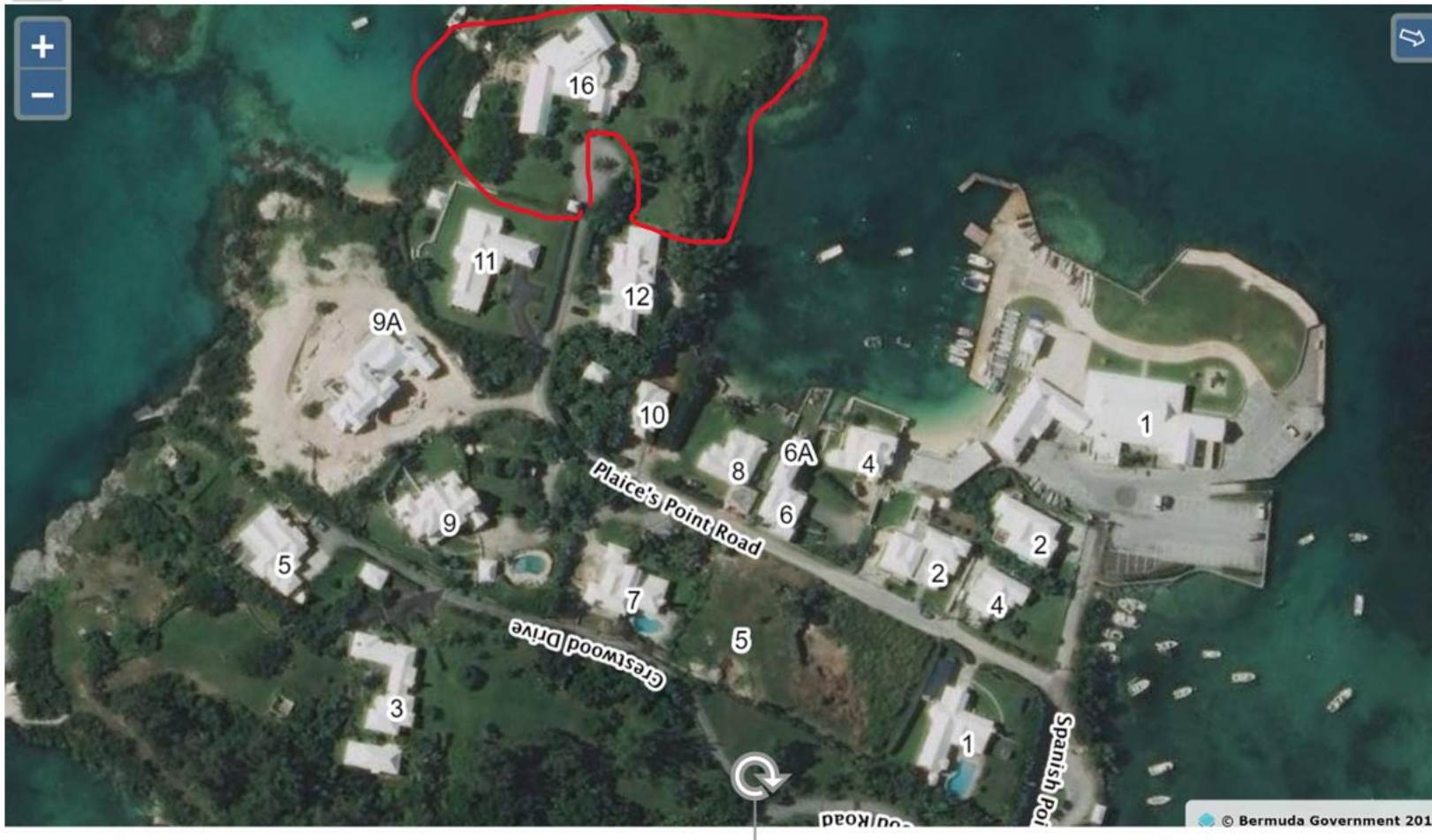
7.2

Registry General Land Transfer, dated 25 August 2003 with Schedule, with 2 Plans of Plot 16 Plaice's Point Road to Ingrid Alpha Karoline Simmons (as Life Tenants), Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: November 19th, 2002.

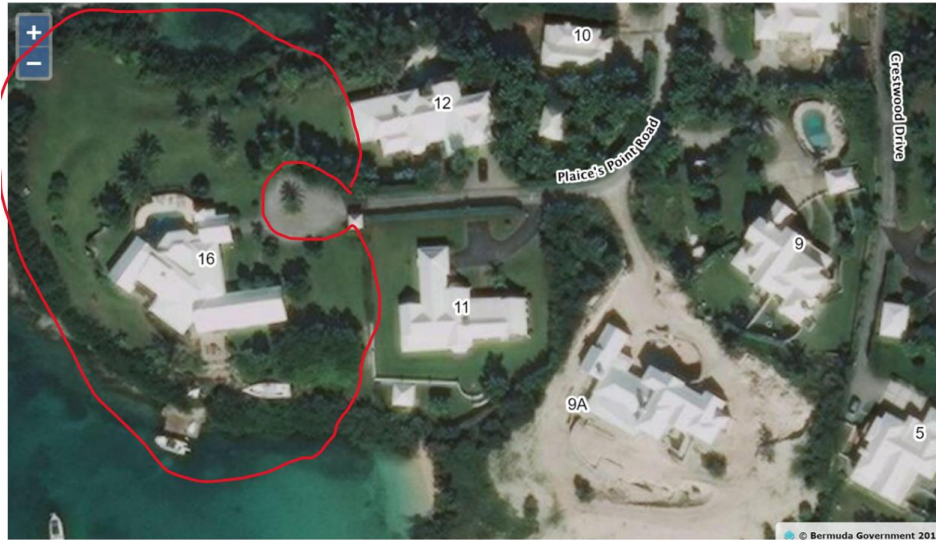
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8. 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood

Assessment No.	ARV	Tax Code	Description	Building Name	Address
<input type="text" value="123815118"/>	\$111,000	Residential	House	MAIN UNIT	16 Plaice's Point Road, Pembroke HM01
<input type="text" value="123815215"/>	\$12,000	Residential	Apartment	LOWER APT.	16 Plaice's Point Road, Pembroke HM01



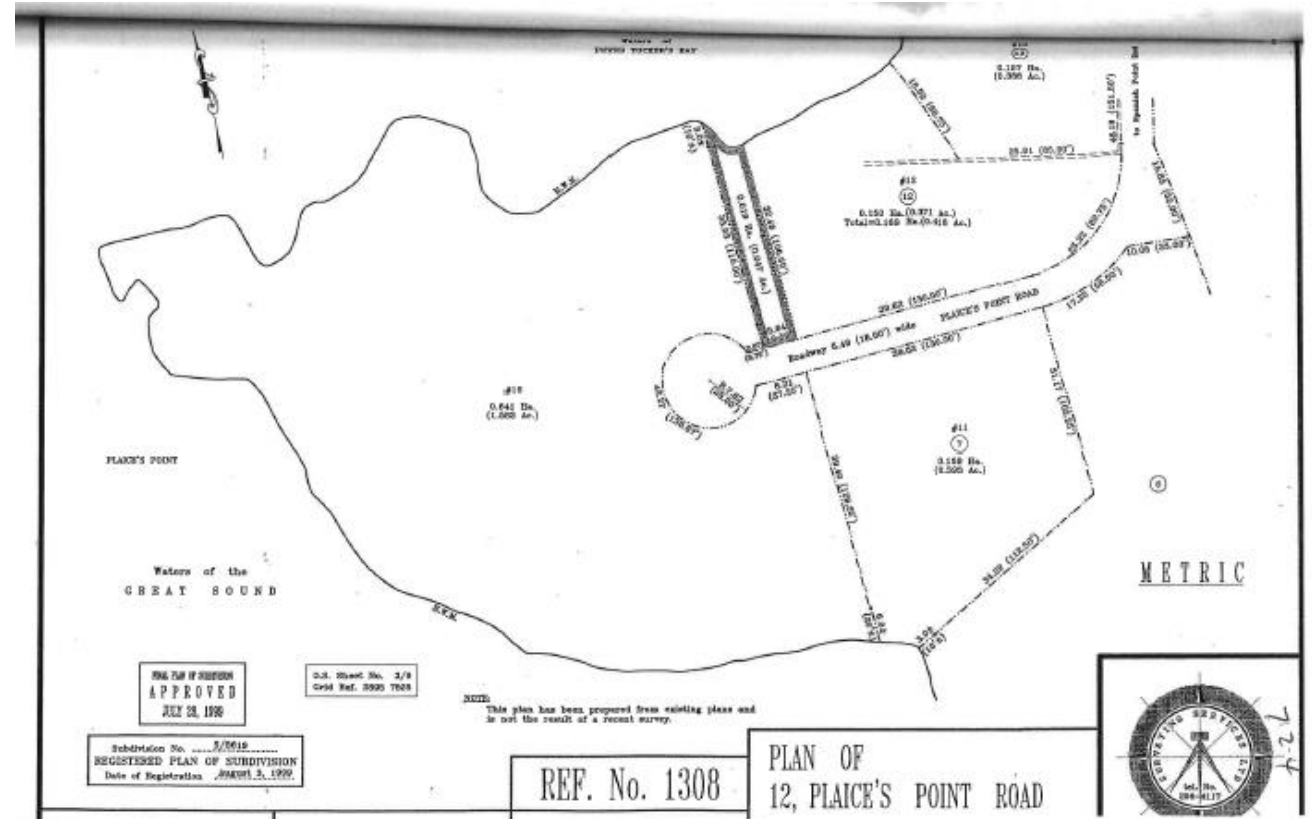
8. 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



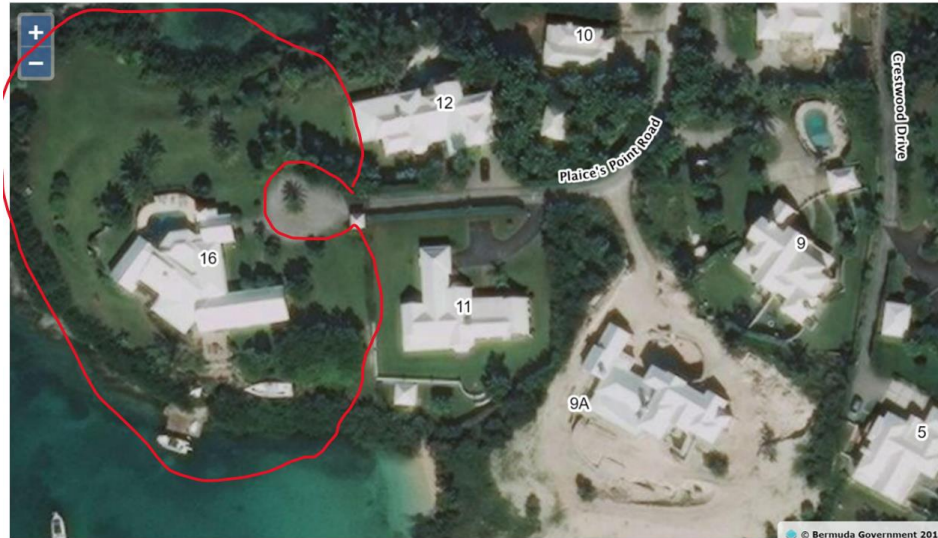
8.1

Registry General Land Transfer, dated 3 September 2003 with Transfer Notice, Schedule, Plan of 12 Plaice's Point Road to Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: June 25, 2002.

2/22/2022



8. 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



8.1

Registry General Land Transfer, dated 3 September 2003 with Transfer Notice, Schedule, Plan of 12 Plaice's Point Road to Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: June 25, 2002.

2/22/2022

RECEIVED
DEC 10 2003
TRANSFER NOTICE

TO: THE REGISTRAR-GENERAL

In accordance with the requirements of the Registrar-General (Recording of Documents) Act, 1955, and as the Attorneys for the parties concerned, we hereby give you notice that the persons hereinafter mentioned became entitled to the parcel of land hereinafter described:

DATE OF ACQUISITION: 25th June, 2002

NAME OF PERSON (S) ACQUIRING: Kenneth Edgar Simmons and Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust)

ADDRESS IN FULL: 18 Plaice's Point Road, Pembroke Parish

NATIONALITY: Bermudian

DATE OF BIRTH: Over 21

OCCUPATION: N/A

NATURE OF INTEREST ACQUIRED: Fee Simple

MODE OF ACQUISITION: Voluntary Conveyance

FULL NAME(S) OF PERSON(S) FROM WHOM ACQUIRED: Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons

DESCRIPTION OF LAND: See Schedule

ASSESSMENT NUMBER(S): N/A

PURCHASE PRICE: N/A

SCHEDULE

ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda delineated and outlined in red on the plan drawn by Surveying Services Ltd. Reference No. 1308 dated July 1999 hereto annexed and thereon outlined in red containing Nought point nought one nine (0.019) of a hectare or Nought point nought four seven

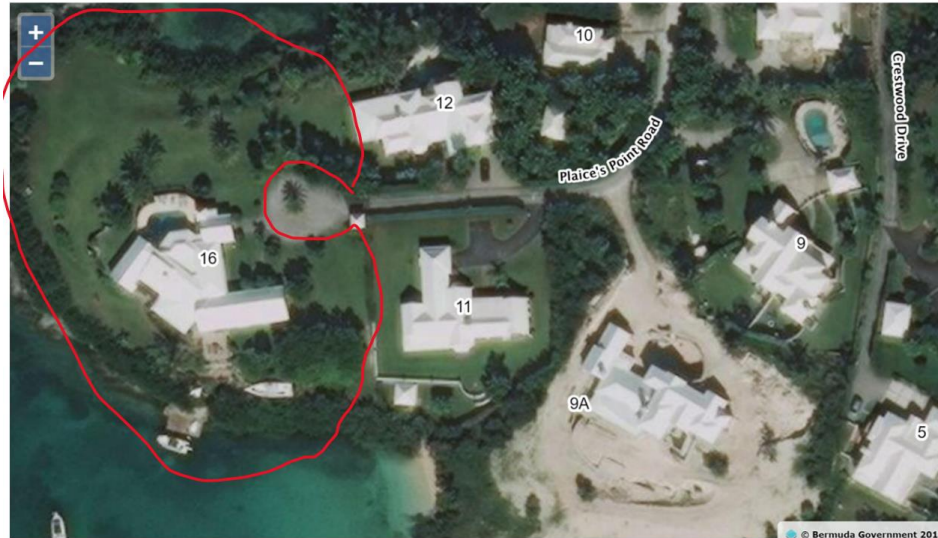
02/1/74
81-2
81-3

(0.047) of an acre and bounded NORTHERLY by the waters of Peter Tucker's Bay EASTERLY by the lot designated 12 on the said plan in the possession of Gary Lee Simmons and the Grantees and there measuring Thirty two point four six (32.46) meters or One hundred and six point five nought (106.50) feet SOUTHERLY by the roadway coloured yellow on the said plan and there measuring Five point six four (5.64) meters or Eighteen point five nought (18.50) feet and WESTERLY by the lot designated 16 on the said plan remaining in the possession of the Grantors and there measuring along two straight lines Thirty three point five three (33.53) meters or One hundred and ten (110) feet and Three (3) meters or thereabouts or Ten (10) feet or thereabouts respectively OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage for the owners and occupiers from time to time of the lot of land above described and their tenants and servants and all other lawfully authorized persons with or without animals and vehicles of all descriptions OVER AND ALONG the turnaround with a radius of Seven point six two (7.62) meters and the roadway Five point four nine (5.49) meters wide coloured Yellow on the said plan and thereon designated Plaice's Point Road leading firstly in an Easterly direction and then in a Northerly direction to Stovell Bay Road.

DATED this 3rd day of September, 2003

MELLO JONES & MARTIN

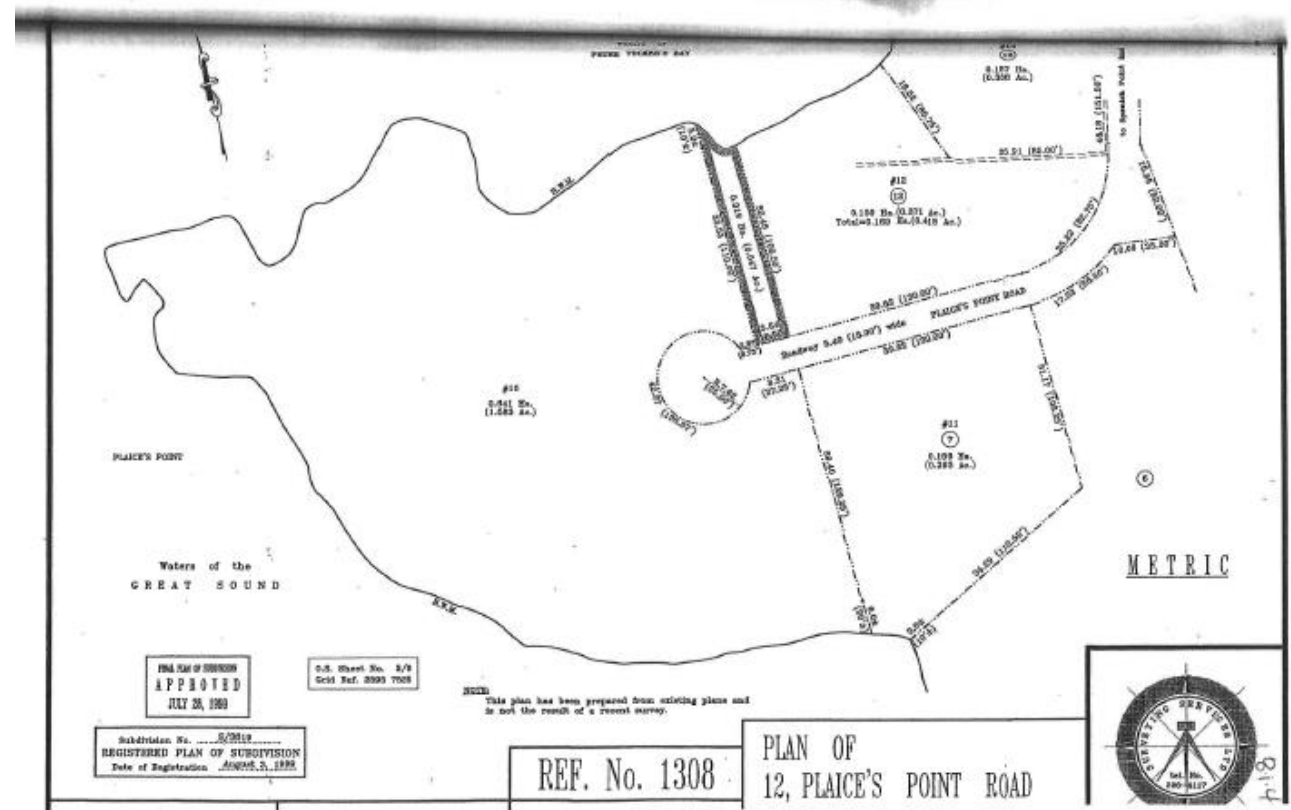
8. 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



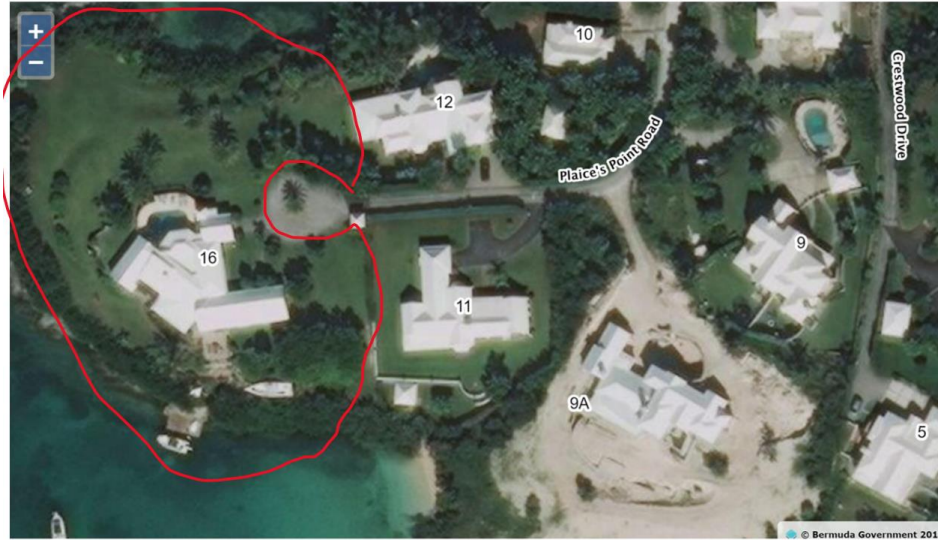
8.1

Registry General Land Transfer, dated 3 September 2003 with Transfer Notice, Schedule, Plan of 12 Plaice's Point Road to Bruce Fraser Wilkie (as Trustees of the G.L. Simmons Family Trust) from Kenneth Edgar Simmons and Ingrid Alpha Karoline Simmons. Date of Acquisition: June 25, 2002.

2/22/2022

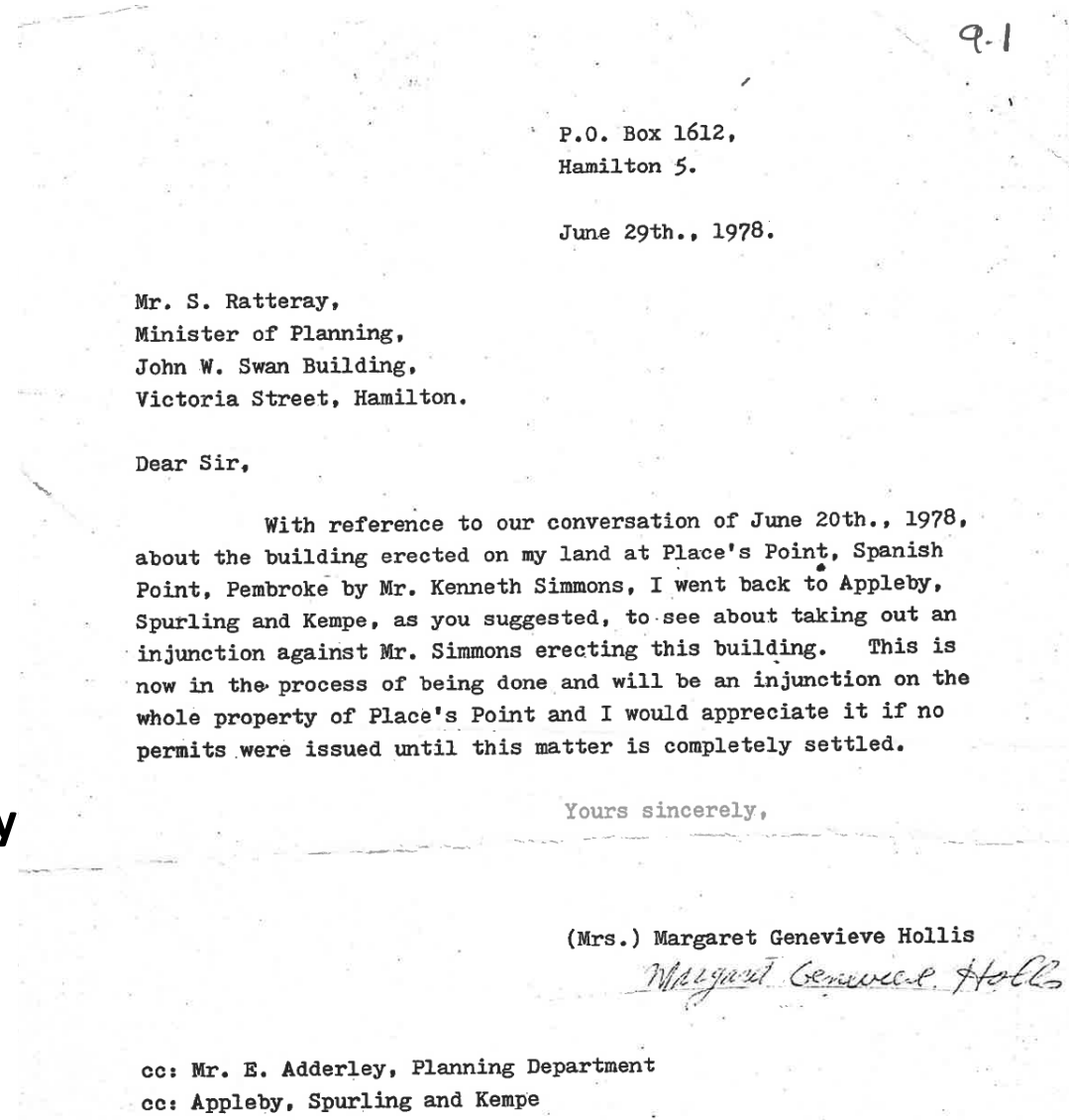


9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood

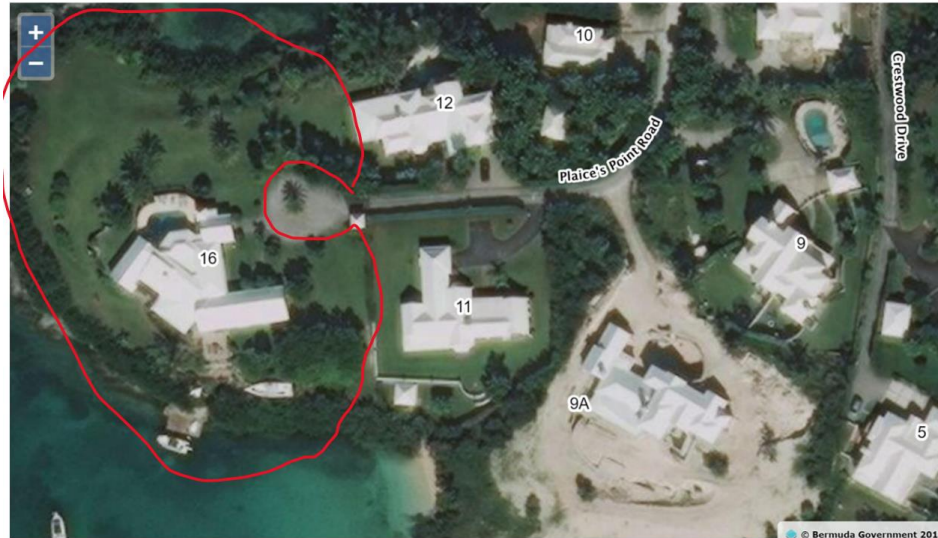


9.1

Letter to Mr. S. Ratteray, Minister of Planning, John W Swan Building, Victoria Street, Hamilton, dated June 29, 1978. I was physically unable to obtain further documents for this from the Department of Planning, due to the precautionary measures in place for COVID-19.



9. 16 & 18 Plaice's Point Road, Pembroke HM 01 – Estate of Richard Wood



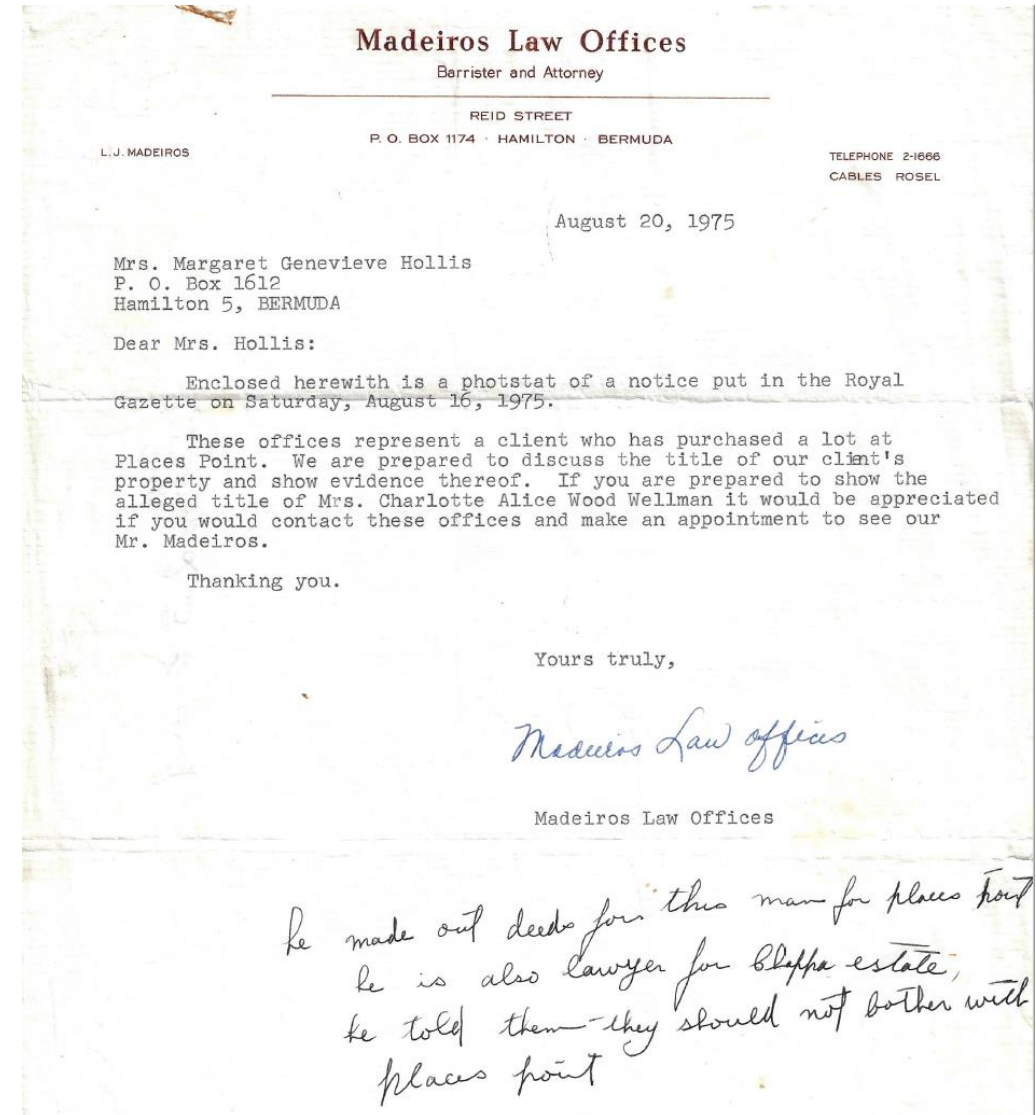
9.1 – Additional Information

Dated: August 20 1975

Law Firm: Maderios Law Offices

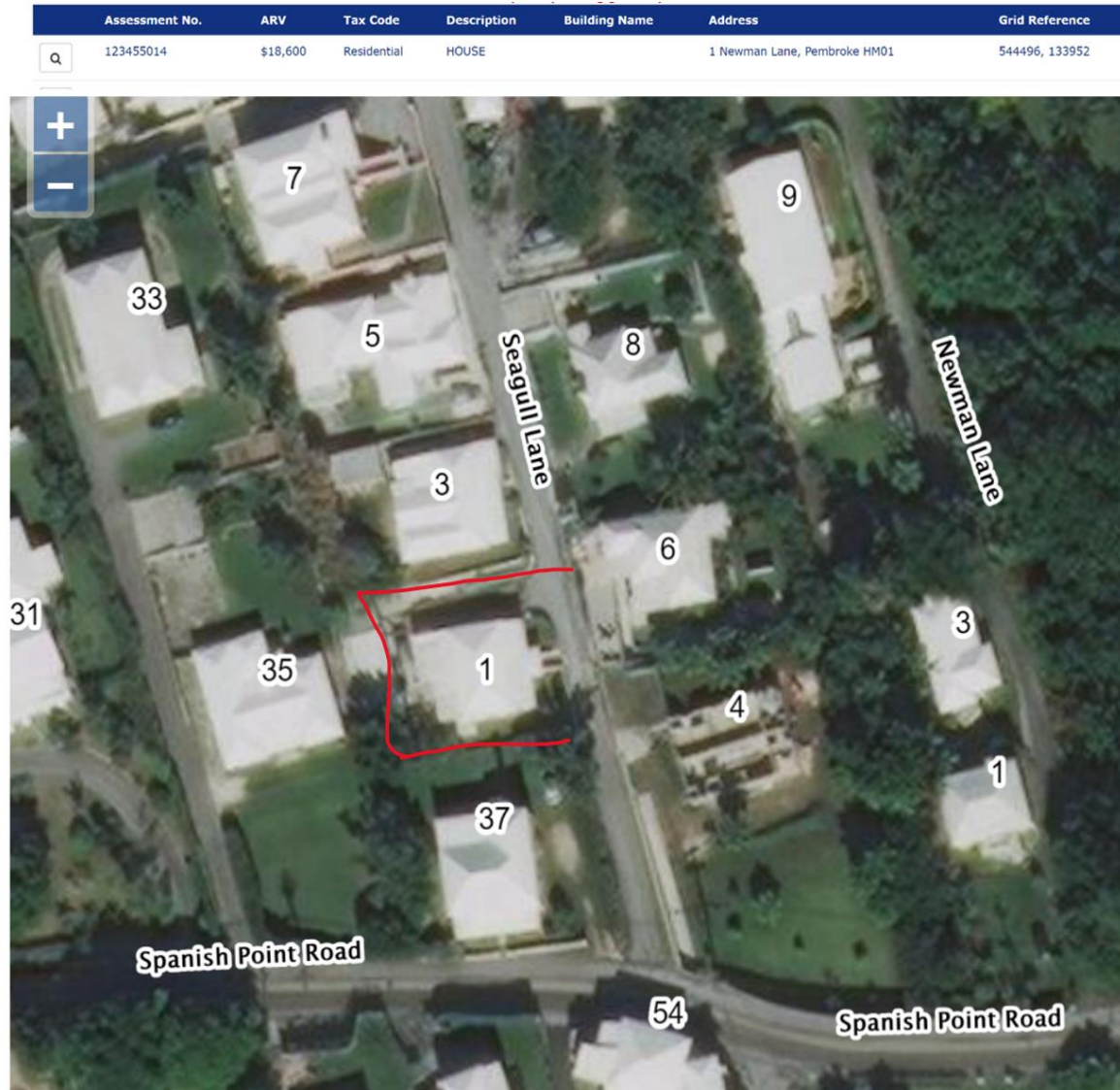
Reference to Royal Gazette Notice on August 16 1975.

Maderios Law Offices was the Lawyer for Plaices Place and for Chiappa Estate.



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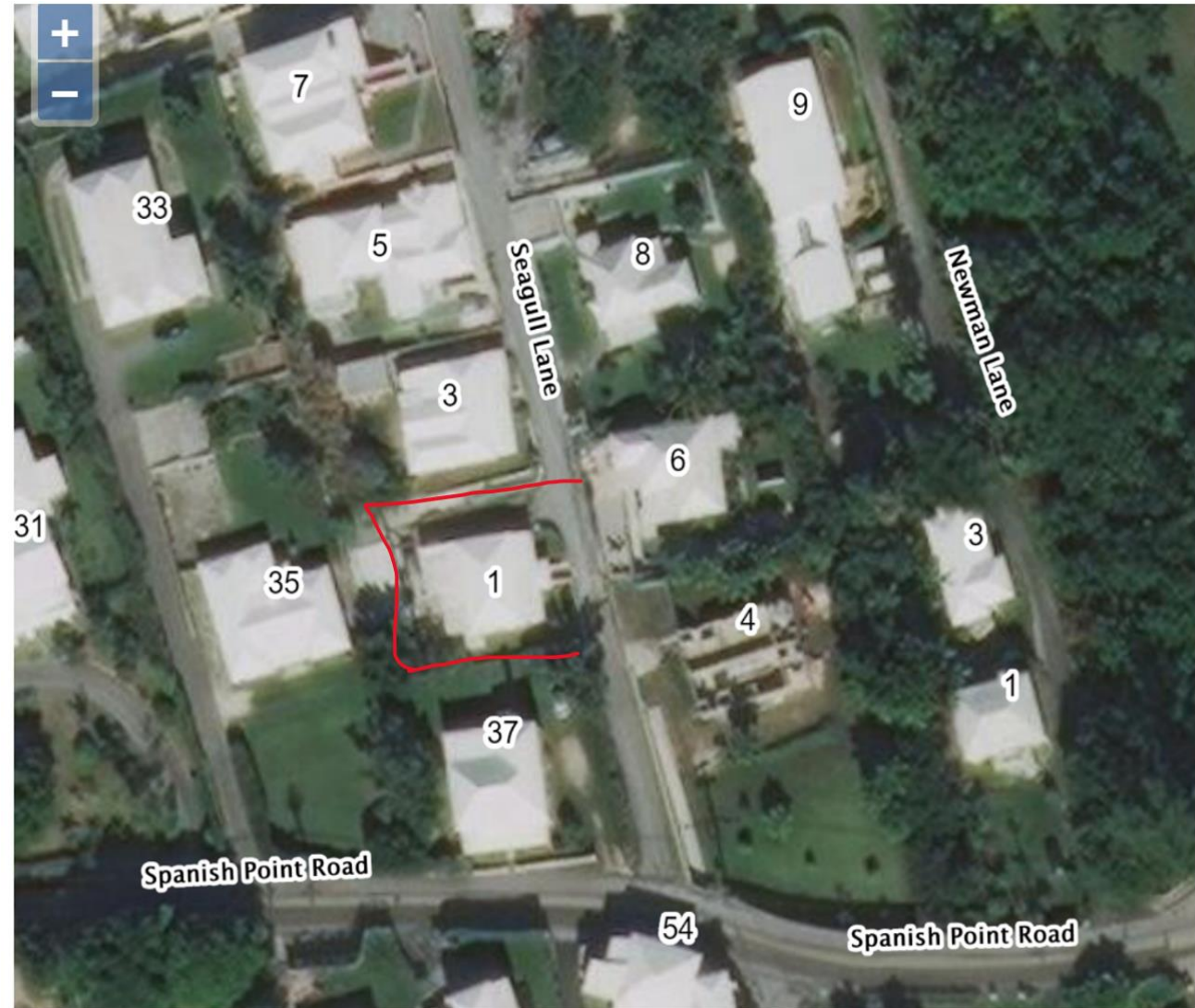
10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

Property was willed to Charlotte Alice Wood Wellman (nee Saunders),

On her death in her Last Will and Testament, Dated 7 February 1967, left the property to her, daughter, Mrs. Margaret Genevieve Hollis (nee Wellman), who has interest real property and conveyed to her daughter, Cecilia Lynne Shernette Cann is the current owner.



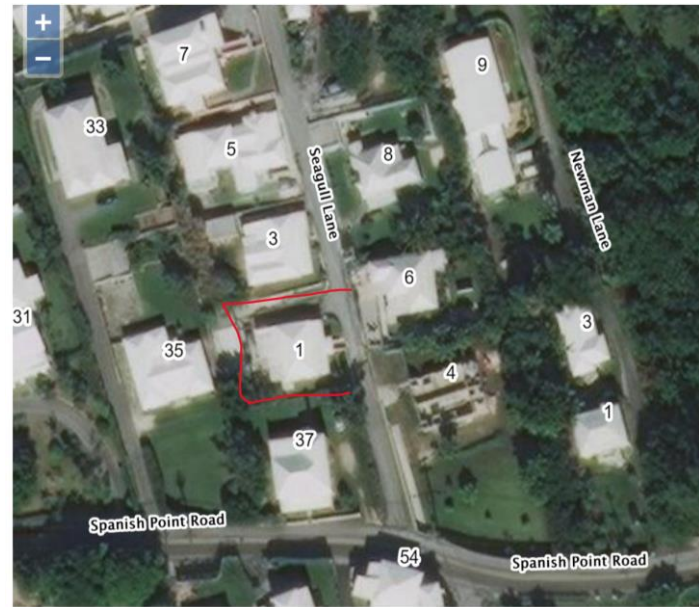
10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

10.1

Land Transfer Notice, dated 28th September 2018, with attached Schedule and Plan of Portion of Land, for the above-mentioned property is currently owned by: -

Robert Everton Murray Kennedy

The above-mentioned name on this Notice was transferred from John Arthur Murray Kennedy and Calvin Raymond Wellman (Executors of the Estate of Inez Ruth Carolyn Kennedy, deceased).



Lodged: 15-Oct-2018 15:52:24
Total Fees: \$116.00
16-1-1

LAND TRANSFER NOTICE

TO: LAND REGISTRAR, LAND TITLE REGISTRY OFFICE

In accordance with the requirements of the Land Title Registrar (Recording of Documents) Act, 2017, and as the Attorneys for the parties concerned, we hereby give you notice that the persons hereinafter mentioned became entitled to the parcel of land hereinafter described:

DATE OF ACQUISITION:	7 August, 2018
MODE OF ACQUISITION	Vesting Assent
NAME IN FULL:	Robert Everton Murray Kennedy
SERVICE ADDRESS:	Port Side Lower North Apartment, 11 Tablerock Ave. Pembroke Parish, HM 04
NATIONALITY:	Bermudian
OCCUPATION (if applicable):	N/A
DATE OF BIRTH (if applicable):	N/A
DATE OF SANCTION (if applicable):	N/A
NATURE OF INTEREST ACQUIRED:	Fee simple
FULL NAME(S) OF PERSON(S) FROM WHOM ACQUIRED:	John Arthur Murray Kennedy and Calvin Raymond Wellman (Executors of the estate of Inez Ruth Carolyn Kennedy, deceased)
PROPERTY DESCRIPTION:	See Attached
ASSESSMENT NUMBER(S) (if applicable):	123455014
PURCHASE PRICE (if applicable):	N/A

Date of Land Transfer Submission The 28th day of September, 2018

MJM Limited
MJM Limited
Per: Jane Collis

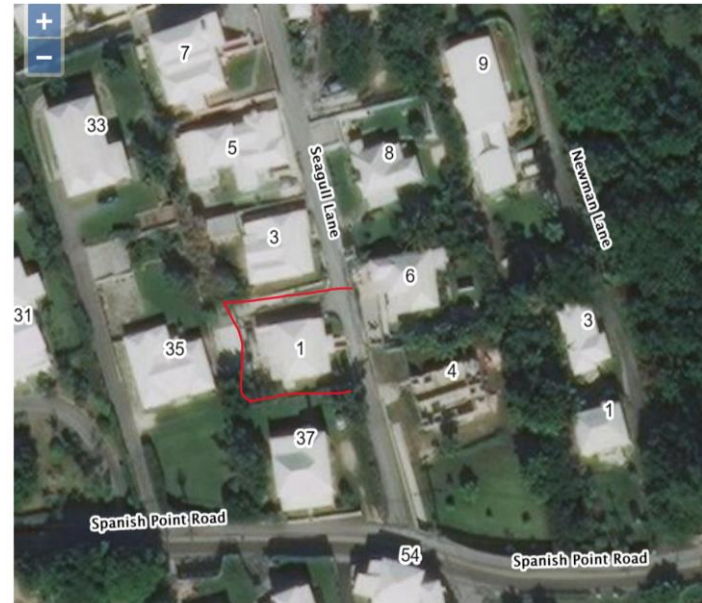
10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

10.1

Land Transfer Notice, dated 28th September 2018, with attached Schedule and Plan of Portion of Land, for the above-mentioned property is currently owned by: -

Robert Everton Murray Kennedy

The above-mentioned name on this Notice was transferred from **John Arthur Murray Kennedy and Calvin Raymond Wellman (Executors of the Estate of Inez Ruth Carolyn Kennedy, deceased).**



SCHEDULE

ALL THAT certain lot of land situate at Spanish Point in Pembroke Parish in the Islands of Bermuda delineated and verged red on the plan annexed to an Indenture dated the 20th day of October, 1961 made between Henry Leslie Trott and Ena Patricia Trott together of the one part and Inez Ruth Carolyn Kennedy of the other part (being a portion of Lot 26 of Tract 32 on the Parish Map) containing nought decimal nought five acre (0.05 acre) or thereabouts and bounded NORTHERLY by the lot of land allotted on the 1928 partition of the parcel of land of which this lot of land forms a part to the said Ada Susan Elizabeth Kennedy and there measuring Twenty-eight (28') or thereabouts EASTERLY by the roadway of the minimum width of eight feet (8') coloured yellow on the said plan separating the land now being described from land recently of Reginald Munroe and there measuring Eighty feet nine and one half inches (80' 9.5") or thereabouts SOUTHERLY by the Main Public Road running from the City of Hamilton to Spanish Point and there measuring Twenty-eight feet (28') or thereabouts and WESTERLY by the lot of land allotted on the said partition to the said Edith Amelia Beek and there measuring Eight nine and one half inches (89' 9.5") or thereabouts OR HOWEVER OTHERWISE the said lot of land may be bounded may measure or ought to be described TOGETHER WITH two rooms in the dwelling house thereon erected, namely, the two rooms occupying the South-Eastern corner of the said dwelling house one room being directly under the other and all other houses buildings fixtures fences ways rights of way rights lights liberties privileges easements advantages and appurtenances whatsoever to the same belonging or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right and liberty of way and passage with or without animals or vehicles of all descriptions OVER AND ALONG the roadway coloured yellow on the Plan bounding the said lot of land Easterly as aforesaid and leading in a Southerly direction to the Spanish Point Public Road.

i6.1.2

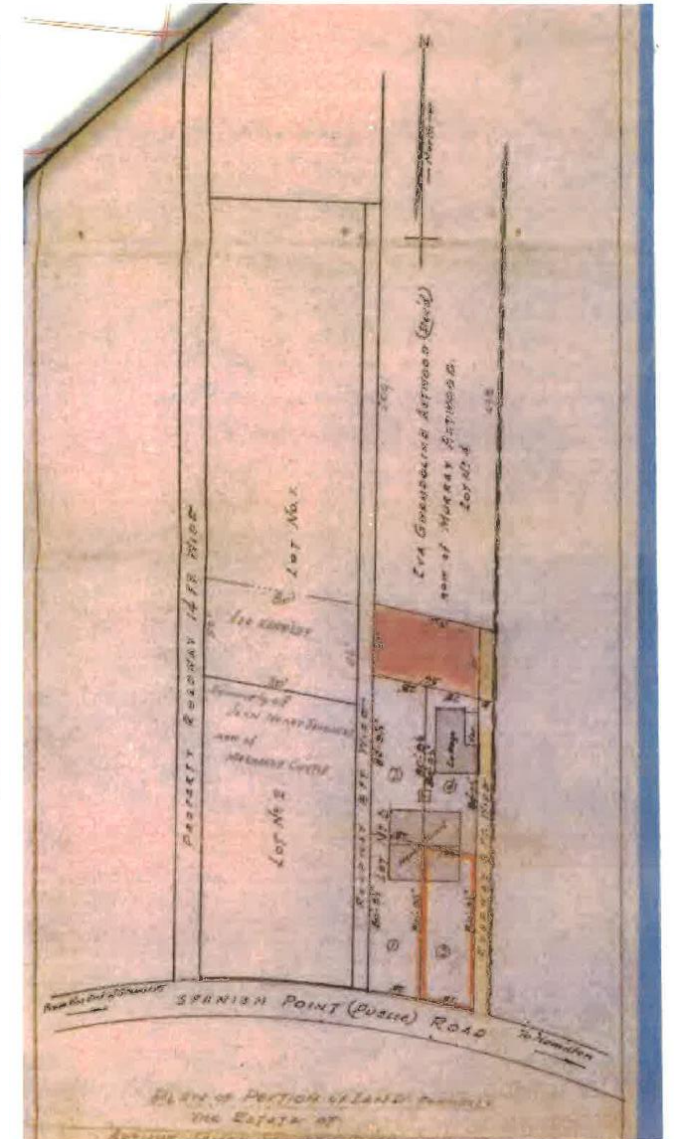
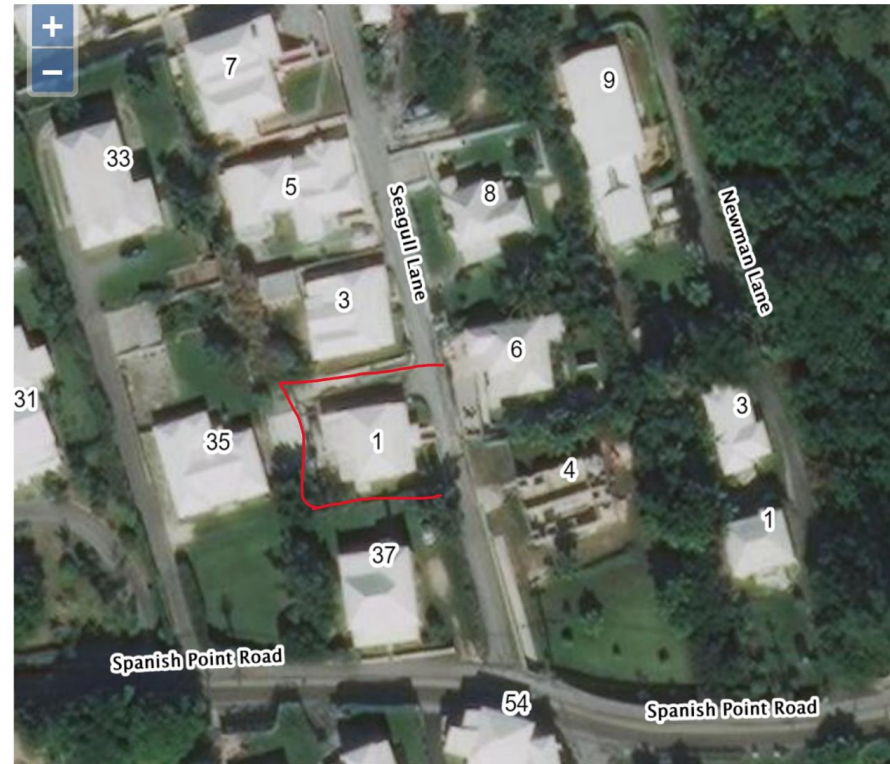
10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

10.1

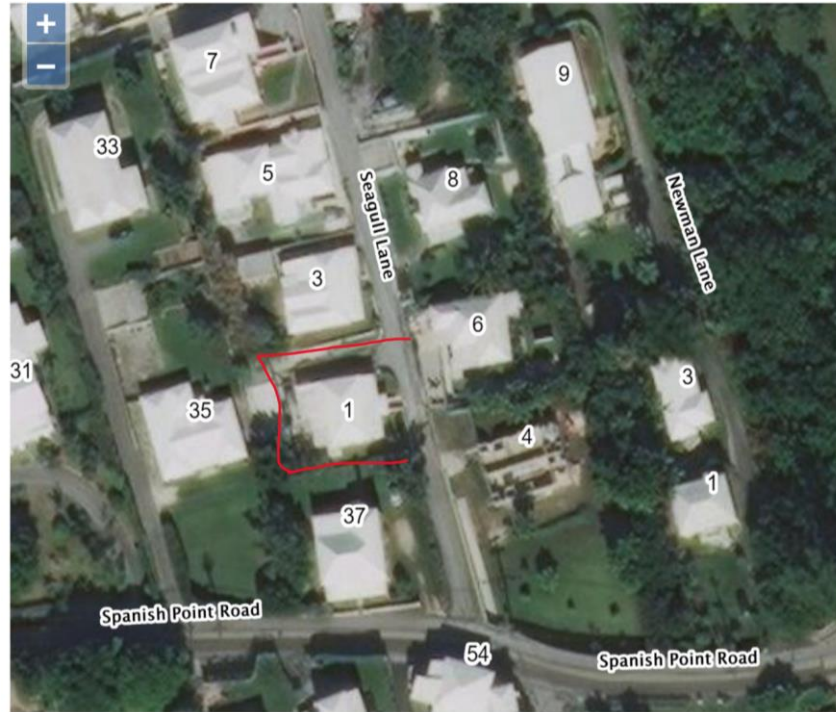
Land Transfer Notice, dated 28th September 2018, with attached Schedule and Plan of Portion of Land, for the above-mentioned property is currently owned by: -

Robert Everton Murray Kennedy

The above-mentioned name on this Notice was transferred from John Arthur Murray Kennedy and Calvin Raymond Wellman (Executors of the Estate of Inez Ruth Carolyn Kennedy, deceased).



10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.2 – Additional Information

Dated 22 November 2004

Letter to Margaret Genevieve Anastasia Hollis advising her loan was paid and that her deeds held for security for #1 Newman Lane, Pembroke, was ready for collection.

2/22/2022

Bank of Bermuda 
Member HSBC Group

Ref: DML/fs

November 22, 2004

Ms Margaret G. Hollis
P. O. Box DV 469
Devonshire DV BX

Dear Ms. Hollis,

Re: Loan Number # 4301-367870-01
Margaret G. Hollis

The above-mentioned loan was paid on November 16, 2004 together with interest to the date of settlement. Enclosed please find the Promissory Notes, stamped "Paid" for your records.

As security for this loan we held deeds to # 1 Newmans Lane, Pembroke Parish. To enable these deeds to be withdrawn from the security vault, please notify us by December 22, 2004, as to when you will be in to collect it. A \$25.00 fee will be charged for all documents that are not collected promptly. This fee will be debited from your account at the end of each month.

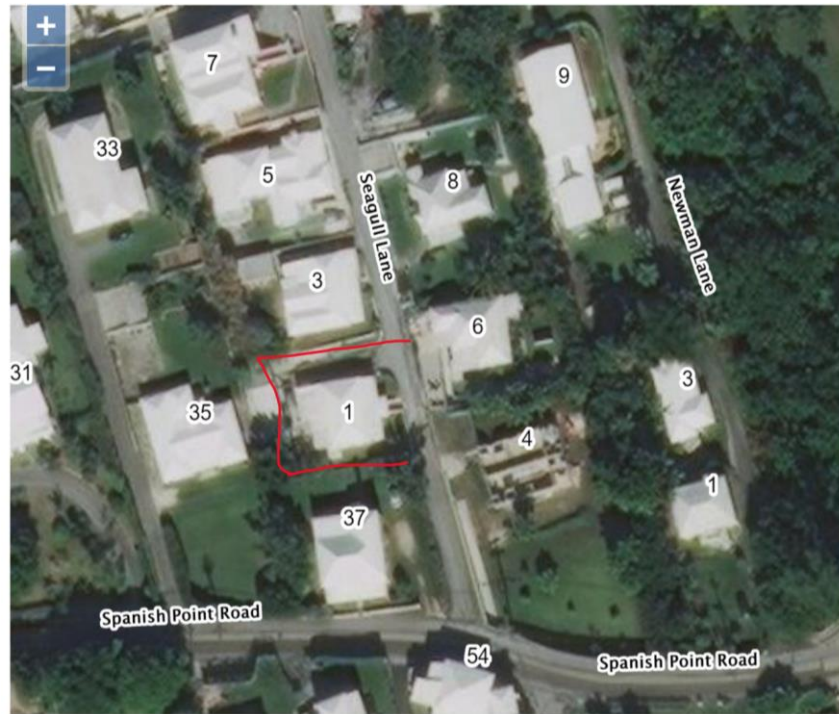
If you have any questions regarding the above do not hesitate to contact us on 299-6435

Yours sincerely


Donna M. Law (Mrs)
Head of Credit Administration

The Bank of Bermuda Limited
6 Front Street, Hamilton HM 11
PO Box HM 1020
Hamilton HM DX, Bermuda
Telephone: +441 295 4000 Fax: +441 295 7093

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.2 – Additional Information

Dated 12 February 2004, Deed Receipt
from Trott and Duncan to Margaret
Genevieve Anastasia Hollis

TROTT & DUNCAN **Barristers & Attorneys**

P.O. Box HM 2094
Hamilton HM HX

DEED RECEIPT

OWNER/S : *HOLLIS, MARGARET GENEVIEVE*

PROPERTY: *#1 NEWMANS LANE, PEMBROKE PARISH*

received the following documents relating to the above captioned property:-

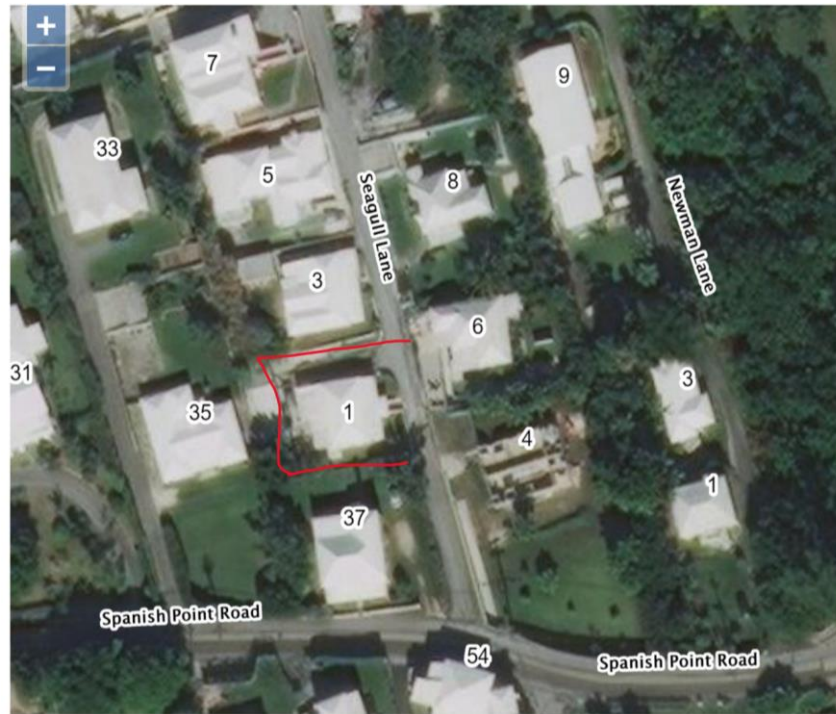
- | | | |
|----|---|---|
| 1. | <i>COPY CONVEYANCE</i> | <i>Dated 20th April, 1885</i>
<i>John Henry Saunders and Eliza Laetitia Chapman</i>
<i>Saunders to Arthur James Saunders</i> |
| 2. | <i>LAST WILL & TESTAMENT</i>
<i>(COPY)</i> | <i>Dated 19th November, 1923</i>
<i>Arthur James Saunders</i> |
| 3. | <i>PARTITION DEED</i> | <i>Dated 19th September, 1928</i>
<i>Edith Amelia Beek and Others to Nicholas Bayard Dill</i> |
| 4. | <i>VOLUNTARY CONVEYANCE</i> | <i>Dated 16th July, 1951</i>
<i>Charlotte Alice Wood Wellman to Margaret Genevieve</i>
<i>Hollis</i> |
| 5. | <i>MEMORANDUM OF DEPOSIT</i>
<i>OF DEEDS</i> | <i>Dated 21st September, 1988</i>
<i>The Bank of Bermuda Limited and Margaret Genevieve</i>
<i>A. Hollis</i> |

Received this *12* day of *Feb*, 2004

Diana Cassidy

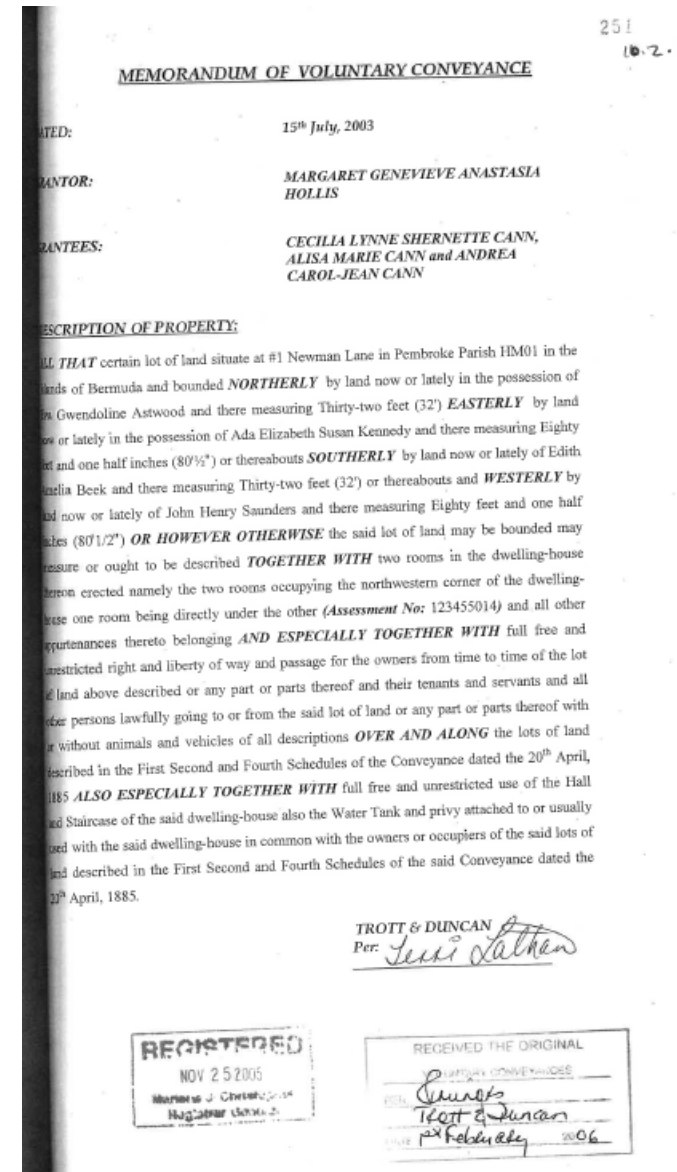
SIGNED ON BEHALF OF THE BANK OF BERMUDA LIMITED

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.2

Voluntary Conveyance dated 15th June 2003 from Margaret Genevieve Anastasia Hollis to her daughter, Cecilia Lynne Shernette Cann.



10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.2 – Additional Information

Dated 21 September 1988, Memorandum of Deposit of Deeds signed by Margaret G A Hollis for the Bank of Bermuda Limited to hold the deeds of #1 Newman's Lane, Pembroke for the purchase of a piece of property in Pembroke.

Memorandum of Deposit of Deeds Page 2

on behalf of the said Company pursuant to a Resolution of the Board of Directors a certified copy whereof is hereto annexed)

this 21st day of September, 1988

Witness to the Signature of

Name: (Signature) *Margaret G A Hollis*

Address:

Occupation:

Witness to the Signature of *Gray Tuck*

Name: (Signature) *Maria Carreira*

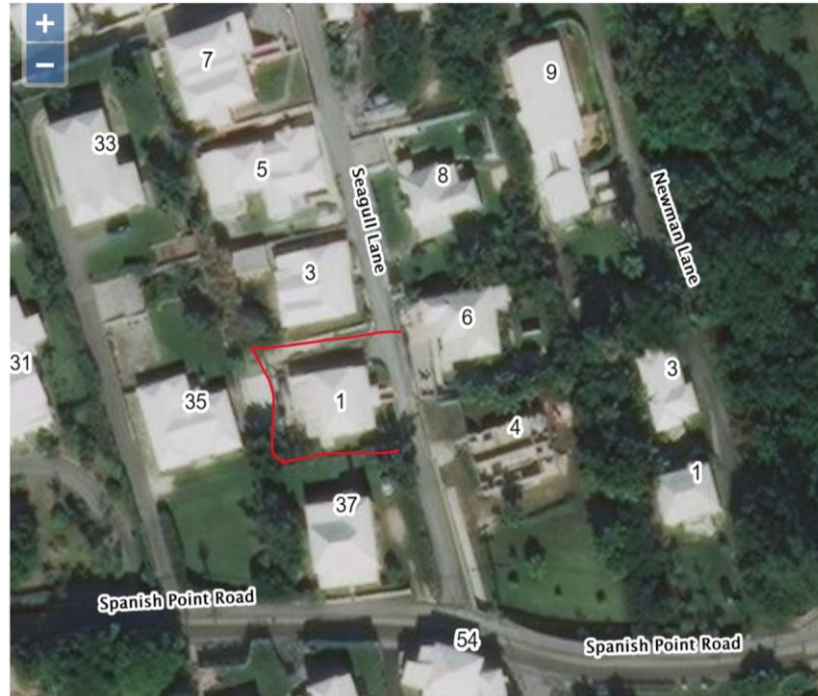
Address:

Occupation:

THE SCHEDULE HEREIN REFERRED TO

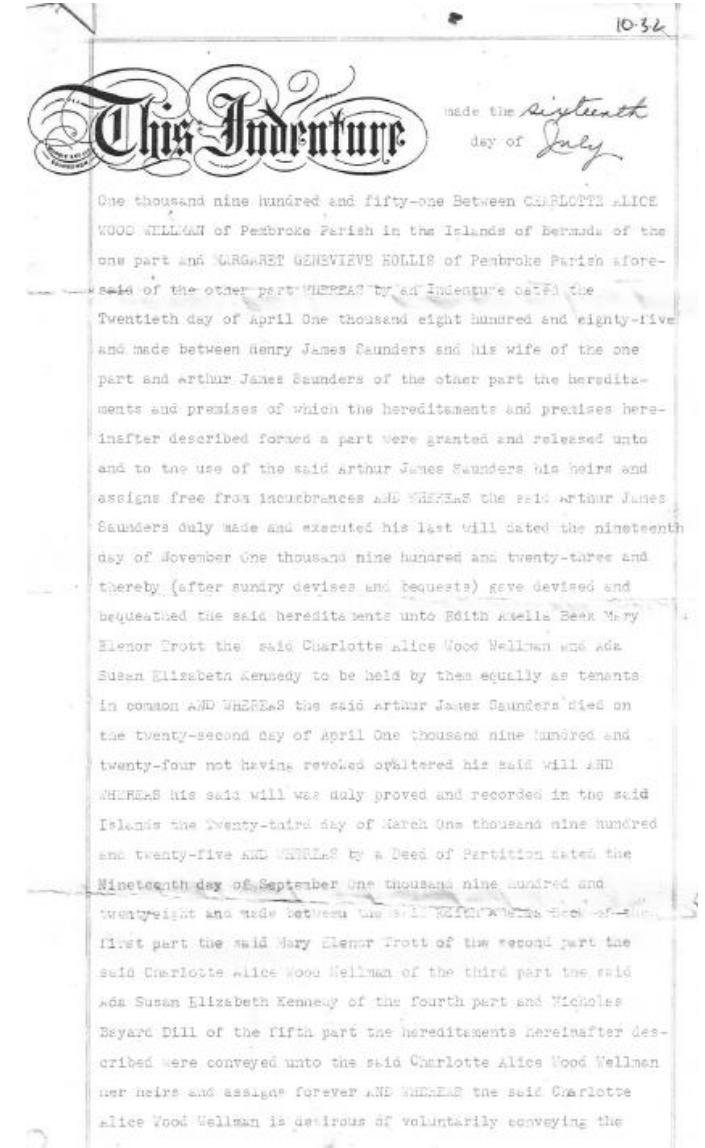
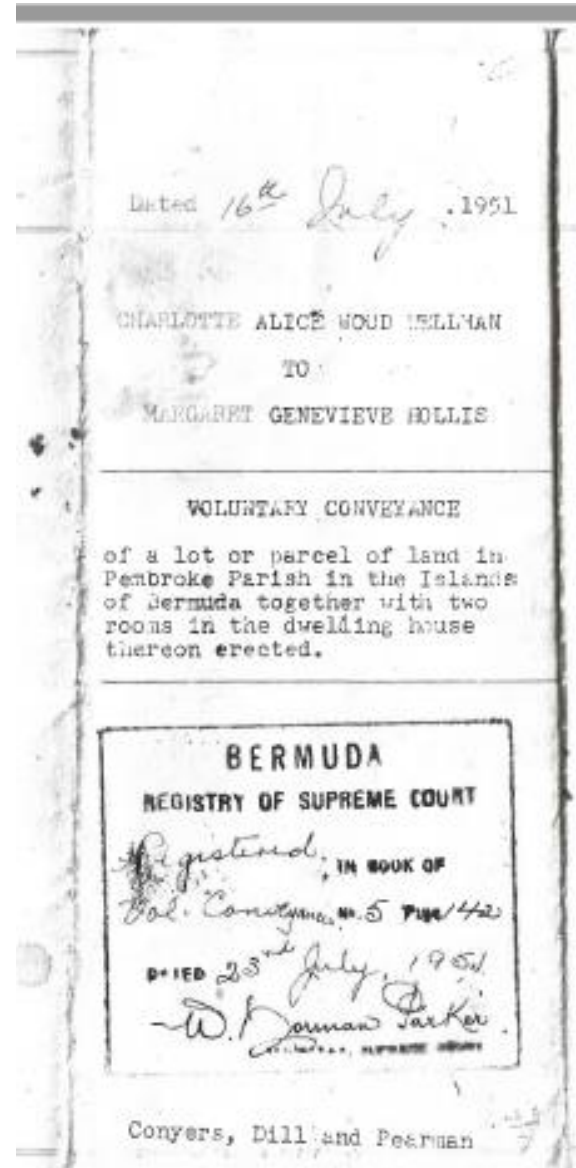
DATE OF DOCUMENT	PARTIES	DESCRIPTION, CONVEYANCE, LEASE, LAND CERTIFICATE, MORTGAGE, FIRE POLICY Etc.
19th September, 1928	Edith Amelia Been and others to Nicholas Bayard Dill	Partition
16th July, 1951	Charlotte Alice Wood Wellman to Margaret Genevieve Hollis	Voluntary Conveyance
		Miscellaneous Papers

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

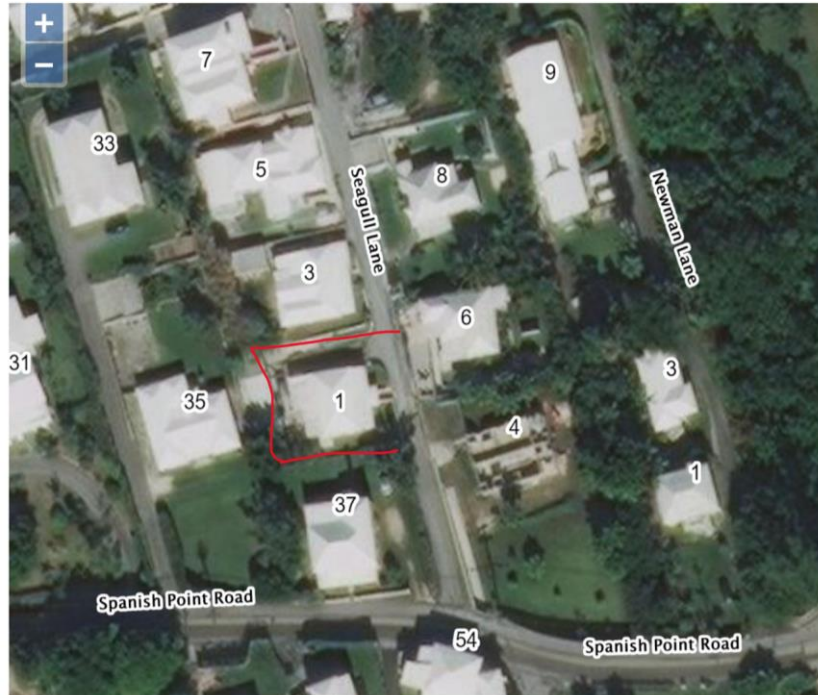


10.3

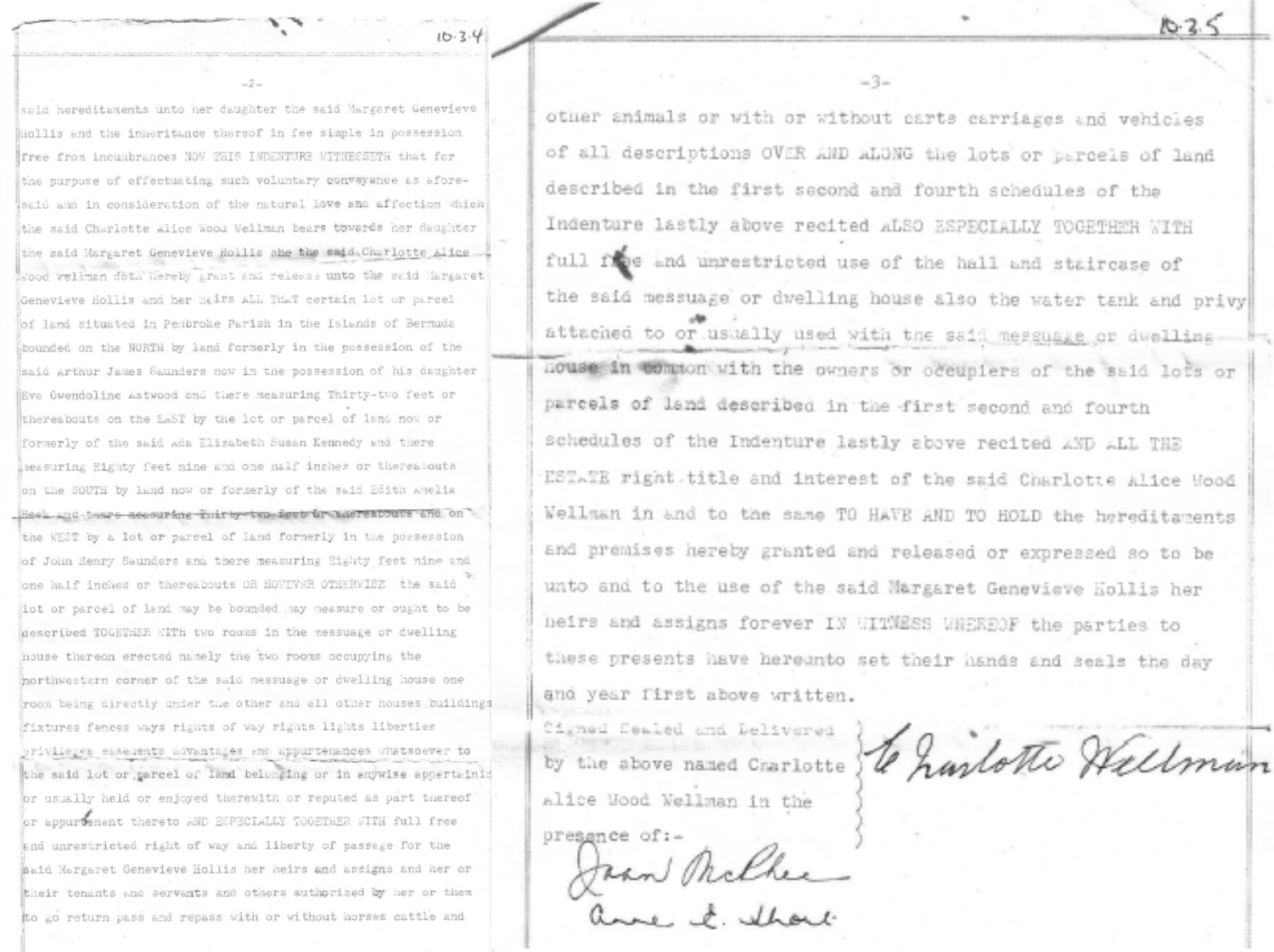
Voluntary Conveyance dated 16 July 1951, from Charlotte Alice Wood Wellman to Margaret Genevieve Anastasia Hollis, her daughter.



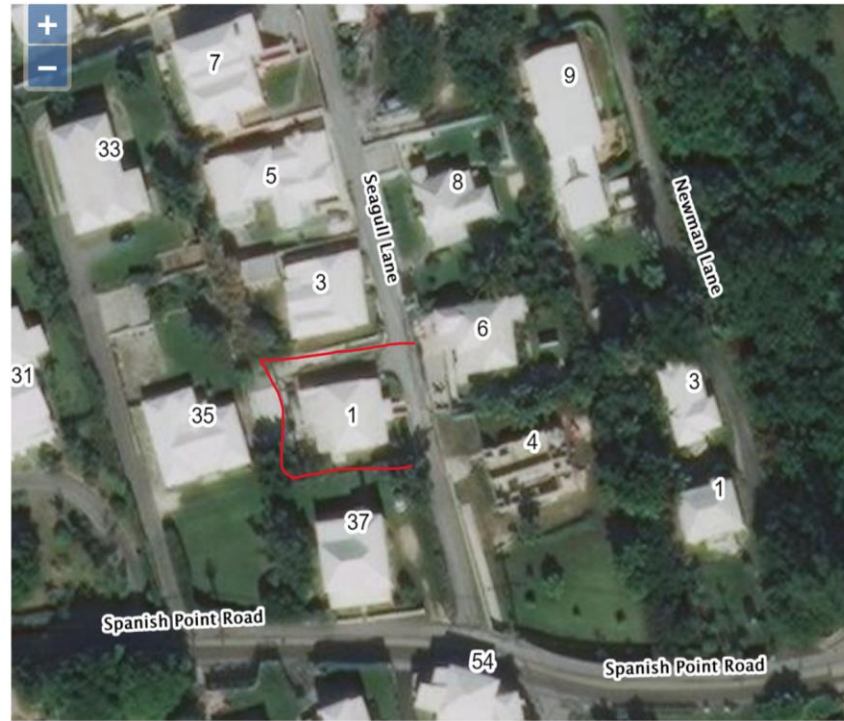
10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.3
Voluntary Conveyance dated 16 July 1951, from Charlotte Alice Wood Wellman to Margaret Genevieve Anastasia Hollis, her daughter.

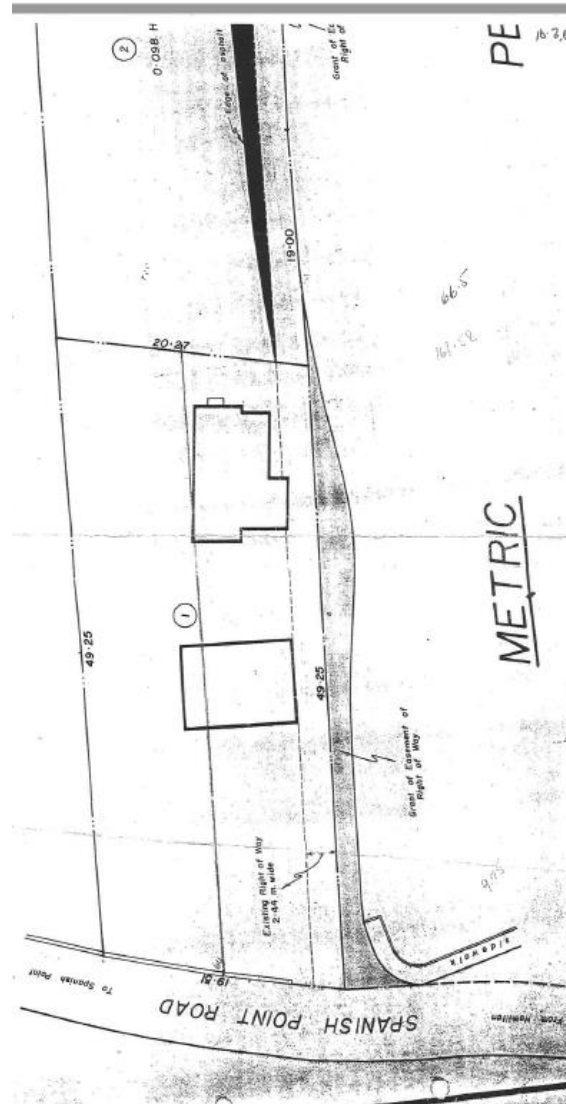


10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.3

Dated 23 December 2004, Margaret Genevieve Anastasia Hollis received the following documents from the Bank of Bermuda as security to purchase a piece of property in Pembroke.



Bank of Bermuda 
Member HSBC Group

TAS/s

To:

Attn:

NAME: Margaret Genevieve Hollis

PROPERTY: # 1 Newmans Lane, Pembroke Parish.

RECEIVED THE FOLLOWING DOCUMENTS:

1. CONVEYANCE: 20th April 1885: John Henry Saunders and Eliza Laetitia Chapman Saunders to Arthur James Saunders.
2. BOOK OF WILLS: 3rd March 1925:
3. PARTITION: Sept 19th 1928: Edith Amelia Beek and others to Nicolas Bayard Dill.
4. VOLUNTARY CONVEYANCE: 16th July 1951: Charlotte Alice Wood Wellman to Margaret Genevieve Hollis.

Date: 23/Dec/04

Signature: 

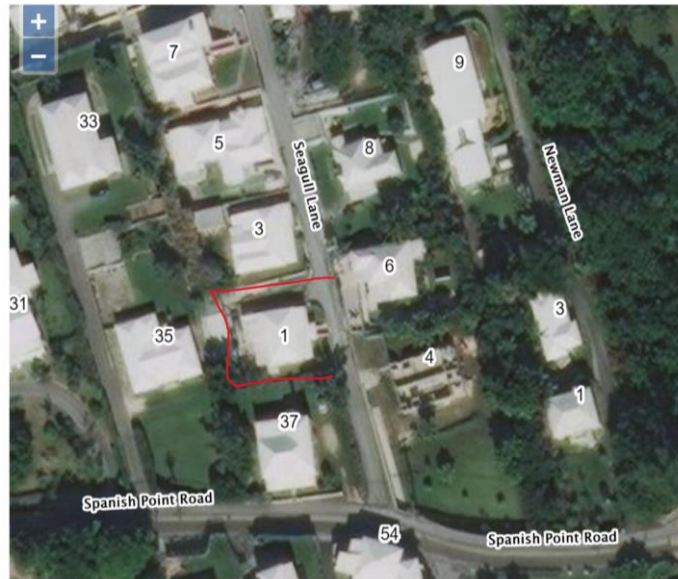
The Bank of Bermuda Limited
6 Front Street, Hamilton HM 11
PO Box HM 1020
Hamilton HM DX, Bermuda
Telephone: +441 295 4000 Fax: +441 295 7093

An aerial photograph of a residential neighborhood. The map shows several lots, each with a white number. Lot 1 is highlighted with a red outline. The streets shown are Seagull Lane, Newman Lane, and Spanish Point Road. A blue box with a white plus sign and a minus sign is in the top left corner. The map is oriented with North at the top. The numbers on the lots are: 1, 3, 4, 5, 6, 7, 8, 9, 31, 33, 35, 37, and 54. The street names are: Seagull Lane, Newman Lane, and Spanish Point Road.

Voluntary Conveyance dated 16 July 1951, from Charlotte Alice Wood Wellman to Margaret Genevieve Anastasia Hollis, her daughter.



10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4
Dated 7 July 1928

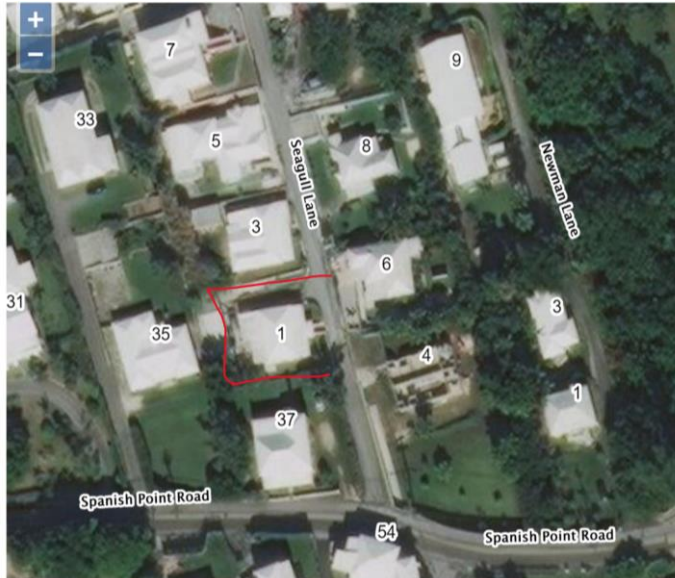
In the Supreme Court of Bermuda 1928 In the Matter of the Estate of Arthur James Saunders deceased and in the Matter of the Partition Acts 1855 and 1914.
Petition of Charlotte Alice Wood Wellman (nee Saunders)

IN THE SUPREME COURT OF BERMUDA
1928
IN THE MATTER of the estate of Arthur James Saunders deceased AND IN THE MATTER of the Partition Acts 1855 and 1914.
TO HIS HONOUR the Chief Justice and Their Honours the Assistant Justices of the said Court.
THE PETITION OF CHARLOTTE ALICE WOOD WELLMAN of Pembroke Parish in the Islands of Bermuda Housewife humbly sheweth as follows:-
1. The late Arthur James Saunders was seized in fee simple absolute in possession of the parcel of land particularly described in the Schedule hereto and by his will (a copy of which is hereto attached) dated the Nineteenth day of November One thousand Nine hundred and Twenty-three Devised the said Parcel of land unto his four daughters Charlotte Ellis Wood Wellman the Petitioner Edith Amelia Beek Mary Elisor Trott and Ada Susan Elizabeth Kennedy to be held by them equally as tenants in common.
2. The said Arthur James Saunders died on the 22nd day of April One thousand Nine hundred and Twenty-four without having revoked or altered his said will leaving his four daughters hereinabove mentioned his surviving.
3. The said will was proved and recorded in the said Islands the Twenty-third day of March One thousand nine hundred and Twenty-five.
4. The said hereditaments have never been partitioned and your petitioner claims to be entitled by reason of the premises to an undivided fourth part or share therein as co-tenant in common.
THE SCHEDULE ABOVE REFERRED TO
ALL THAT certain lot of land situate in Pembroke Parish in the Islands of Bermuda forming a part or portion of a parcel of land conveyed to me by John Henry Saunders and his wife by a deed of release dated the Twentieth day of April One thousand Eight hundred and Eighty-five and bounded NORWHELY by the remaining part or portion of the said parcel of land conveyed to be by the said John

104.1
Saunders and wife which said remaining part or portion is devised by me in the Fourth paragraph hereto and there measuring Sixty-four feet or thereabouts NORTHEASTLY by the land of Reginald Lumree and there measuring One hundred and Sixty-one feet Nine inches or thereabouts SOUTHERLY by the Public Main Road and there measuring Sixty-four feet or thereabouts and WESTERLY by a right of way Fourteen feet wide and there measuring One hundred and Sixty-one feet Nine inches or thereabouts TOGETHER WITH the dwelling house thereon erected.
YOUR PETITIONER therefore humbly prays that your Honourable Court will order that the hereditaments hereinabove described in the said Schedule shall be partitioned and divided in the proportions hereinabove mentioned in whatever manner your Honourable Court shall think fit AND THAT your Honourable Court may make such orders and give such directions in the premises as may be deemed fit and expedient.
AND YOUR PETITIONER AS IN DUTY BOUND WILL NEVER PRAY etc.
Dated the seventh day of July 1928.
(sd) (per) Charlotte Wellman
It is intended to serve this petition on the following persons:- Edith Amelia Beek of Pembroke Parish in the Islands of Bermuda Mary Elisor Trott in the Parish and Islands aforesaid Ada Susan Elizabeth Kennedy in the Parish and Islands aforesaid The Petitioners address for service is the Office of her Attorney, Will J. Bourne in Reid Street in the City of Hamilton in the Islands of Bermuda.

104.2

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4 – Additional Information

Dated 4 January 1907 between Louise Stowe Hinsen and John Saunders.

Signed by Arthur J Saunders, John H H Smith and J C Swan.

ALL THAT lot of land situate in Pembroke Parish in 104.3
conveyed to me by a deed of conveyance dated the 4th
January One thousand Nine hundred and seven and made
Louise Stowe Hinsen of the first part the said John
of the Second part and myself of the Third part and
mentioned lot of land is situate to the West of the
disposed of in two parts in the Second and Third parage
and adjoins the same.

6. I devise unto my son Andrew James Saunders my grandchild
Eugene the natural son of my daughter Mary Elinor Trott and
Mrs Gwendoline Astwood and my grandson George Alexander Lecky
William to be held by them equally as tenants in common ALL THE
said lot of land situate at Spanish Point in Pembroke Parish
Islands aforesaid which said lot of land was by a deed of con-
veyance dated the First day of August One thousand Nine hundred and
One between Alice Stowe Watson of the One part and myself of the
other part.

7. All the rest and residue of my real estate wheresoever situate
I devise unto Richard George Saunders his heirs and assigns for
ever.

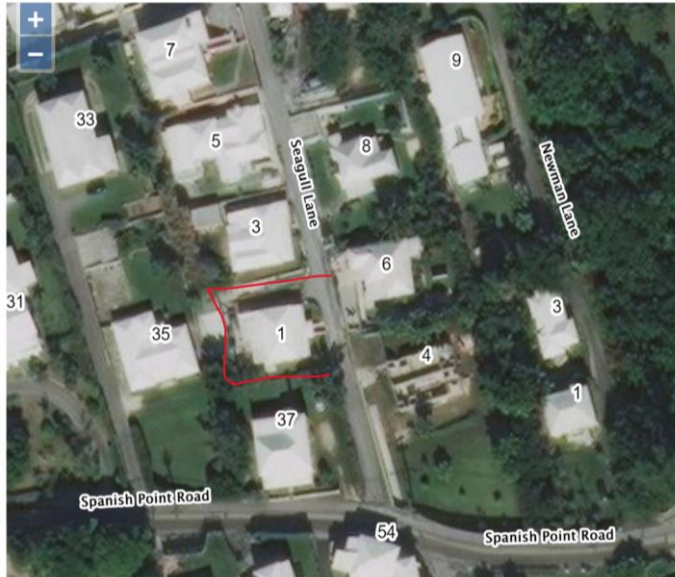
8. I appoint my son Richard George Saunders to be the executor of
my daughter Ada Susan Elizabeth Kennedy to be the executrix of
my will IN WITNESS WHEREOF I have hereunto set my hand the day and
year first above written

(Signed) ARTHUR J. SAUNDERS.

Signed and declared by the above named Arthur James Saunders as
his last will in the presence of us both present at the same time
who in his presence and in the presence of each other have here-
unto set our names as witnesses.

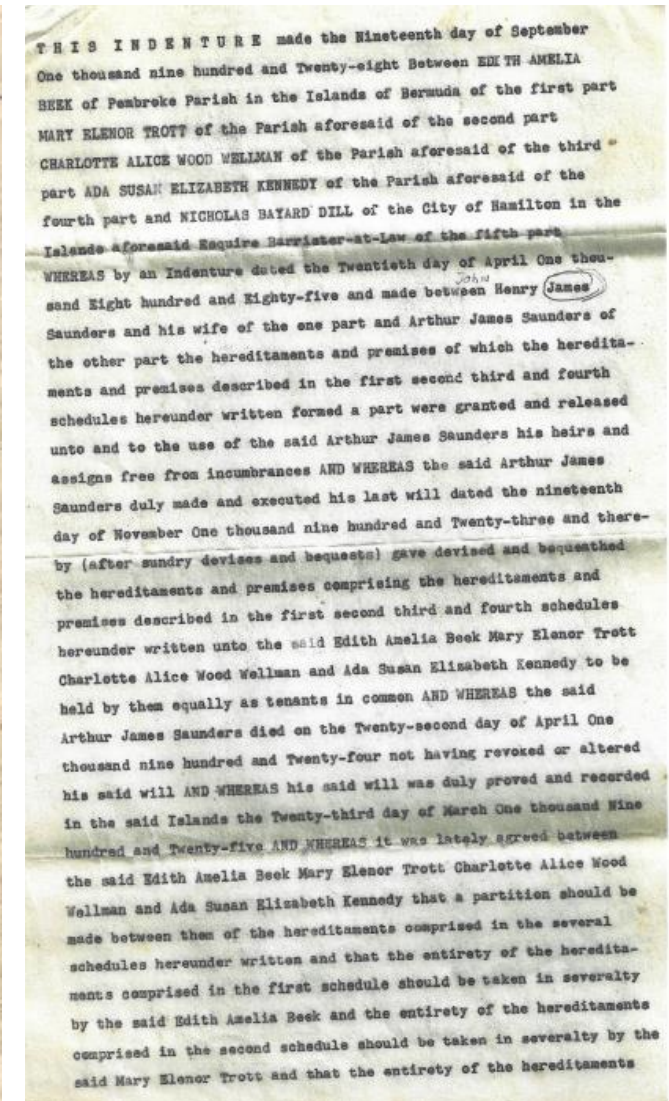
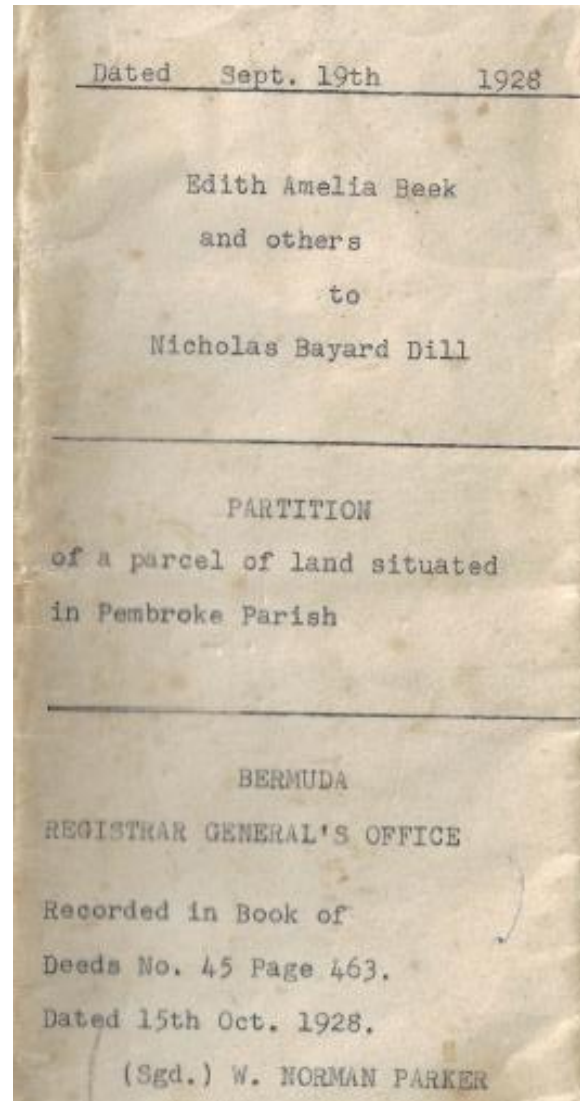
(Signed) John H. H. Smith
" J. C. Swan

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)

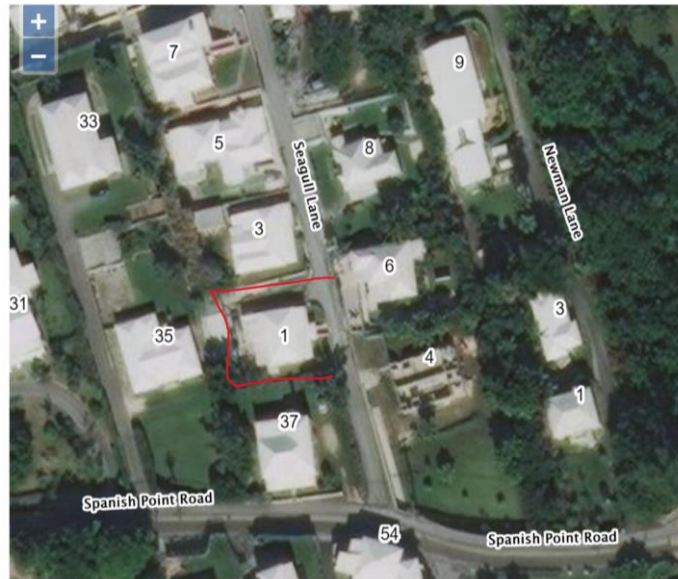


10.4 – Additional Information
Dated 19th September 1928
Partition of a Parcel of Land situated
in Pembroke Parish
Between Edith Amelia Beek & Others
to Nicholas Bayard Dill
Bermuda Registrar General's Office
Recorded in Book of Deeds No. 45
Page 463, dated 15 October 1928
(signed by W Norman Parker)

2/22/2022



10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4 – Additional Information
Dated 19th September 1928
Partition of a Parcel of Land situated
in Pembroke Parish
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Bermuda Registrar General's Office
Recorded in Book of Deeds No. 45
Page 463, dated 15 October 1928
(signed by W Norman Parker)

2/22/2022

-2-

comprised in the third schedule should be taken in severalty by the said Charlotte Alice Wood Wellman and the entirety of the hereditaments described in the fourth schedule should be taken in severalty by the said Ada Susan Elizabeth Kennedy NOW THIS INDENTURE WITNESSETH that in pursuance of the aforesaid agreement and in consideration of all and singular the premises the said Edith Amelia Beek Mary Eleanor Trott Charlotte Alice Wood Wellman and Ada Susan Elizabeth Kennedy as to their several undivided fourth parts or shares do hereby grant unto the said Nicholas Bayard Dill and his heirs ALL AND SINGULAR the several pieces or parcels of land and other hereditaments described and comprised in the first second third and fourth schedules hereunder written AND ALL THE ESTATE right title interest claim and demand whatsoever of the said Edith Amelia Beek Mary Eleanor Trott Charlotte Alice Wood Wellman and Ada Susan Elizabeth Kennedy into and upon the hereditaments and premises described in the first second third and fourth schedules hereunder written and every part thereof TO HAVE AND TO HOLD the hereditaments comprised in the first schedule hereunder written with their appurtenances to the use of the said Edith Amelia Beek her heirs and assigns for ever AS to the hereditaments comprised in the second schedule hereunder written with their appurtenances to the use of the said Mary Eleanor Trott her heirs and assigns for ever AS to the hereditaments comprised in the third schedule hereunder written with their appurtenances to the use of the said Charlotte Alice Wood Wellman her heirs and assigns for ever AND AS to the hereditaments comprised in the fourth schedule hereunder written with their appurtenances to the use of the said Ada Susan Elizabeth Kennedy her heirs and assigns for ever AND EVERY OF THEM the said Edith Amelia Beek Mary Eleanor Trott Charlotte Alice Wood Wellman and Ada Susan Elizabeth Kennedy so far as regards her one undivided fourth part of the said hereditaments doth hereby for herself her heirs executors and administrators covenant with the said Nicholas Bayard Dill and his heirs that notwithstanding any act deed or thing by them the said covenanting persons respectively done or executed or knowingly suffered to the contrary they the said covenanting persons respectively now have good right to grant the said hereditaments and premises to the uses and in

-3-

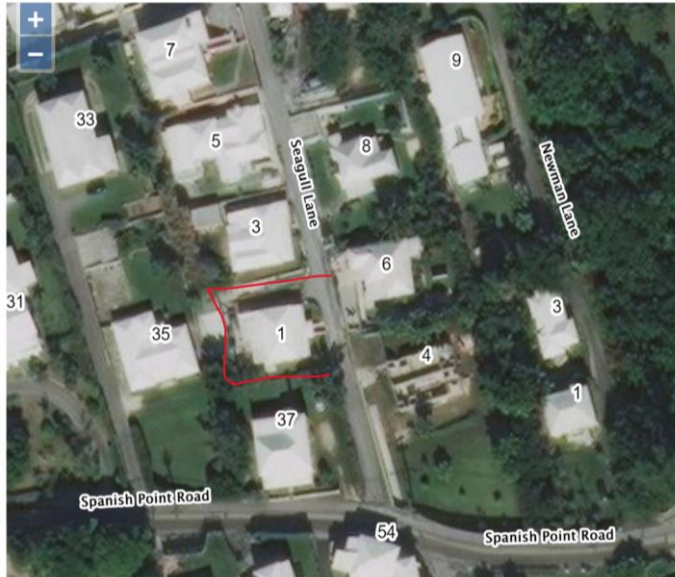
manner aforesaid AND THAT the said hereditaments and premises shall go and remain to the uses hereinbefore declared concerning the same respectively and shall from time to time and at all times hereafter be peaceably and quietly possessed and enjoyed and the rents and profits thereof and of every part thereof respectively be received and taken accordingly without any lawful eviction interruption claim or demand whatsoever from or by the said covenanting persons respectively or any person or persons lawfully or equitably claiming from under or in trust for them respectively AND THAT free from all incumbrances made occasioned or suffered by the said covenanting persons respectively or any person or persons lawfully or equitably claiming as aforesaid AND FURTHER that they the said covenanting persons respectively and all persons having or lawfully or equitably claiming any estate or interest in the said hereditaments and premises or any part thereof from under or in trust for them respectively shall and will from time to time and at all times hereafter at the request and cost of the person or persons interested in the said hereditaments and premises under the uses hereinbefore declared do and execute or cause to be done and executed all such acts deeds and things whatsoever for further and more perfectly assuring the said hereditaments and premises and every part thereof to the uses and in manner aforesaid as shall or may be reasonably required AND EVERY OF THEM the said Edith Amelia Beek Mary Eleanor Trott Charlotte Alice Wood Wellman and Ada Susan Elizabeth Kennedy doth hereby for herself her heirs executors and administrators covenant with the said Nicholas Bayard Dill and his heirs that they the said covenanting parties will allow to remain and will not at any time remove the privy used with the messuage or dwelling house hereinafter described in the first second third and fourth schedules hereunder written without the consent in writing of the other parties to these presents their heirs or assigns IN WITNESS WHEREOF the parties to these presents have hereunto set their hands and seals the day and year first above written.

THE FIRST SCHEDULE.

ALL THAT certain lot or parcel of land situated in Pembroke Parish in the Islands of Bermuda bounded on the NORTH by the lot or parcel

227

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4 – Additional Information
Dated 19th September 1928
Partition of a Parcel of Land situated
in Pembroke Parish
Between Edith Amelia Beek & Others
to Nicholas Bayard Dill
Bermuda Registrar General's Office
Recorded in Book of Deeds No. 45
Page 463, dated 15 October 1928
(signed by W Norman Parker)

2/22/2022

-4-

of land hereinafter described in the third schedule and there measuring Twenty-eight feet or thereabouts on the EAST by the lot or parcel of land hereinafter described in the second schedule and there measuring Eighty feet Nine and One half inches or thereabouts on the SOUTH by the Public Main Road running from the City of Hamilton to Spanish Point and there measuring Twenty-eight feet or thereabouts on the WEST by a lot or parcel of land formerly in the possession of John Henry Saunders and there measuring Eighty feet Nine and One half inches or thereabouts OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded or may measure or ought to be described TOGETHER WITH two rooms in the message or Dwelling house thereon erected namely the two rooms occupying the south-western corner of the said message or dwelling house one room being directly above the other and all other houses buildings fixtures fences ways rights of way rights lights liberties privileges easements advantages and appurtenances whatsoever to the said lot or parcel of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right of way and liberty of passage for the said Edith Amelia Beek her heirs and assigns and her or their tenants and servants and others authorized by her or them to go return pass and repass with or without horses cattle or other animals or with or without carts carriages and vehicles of all descriptions OVER AND ALONG the lots or parcels of land described in the second third and fourth schedule hereunder written ALSO ESPECIALLY TOGETHER WITH full free and unrestricted use of the hall and stair case of the said message or dwelling house also the water tank and privy attached to or usually used with the said message or dwelling house in common with the owners or occupants of the lots or parcels of land described in the second third and fourth schedules hereunder written.

THE SECOND SCHEDULE.

ALL THAT certain lot or parcel of land situated in Pembroke Parish in the Islands of Bermuda bounded on the NORTH by the lot or parcel of land hereinafter described in the fourth schedule and there measuring Twenty-eight feet or thereabouts on the EAST by a right of

-5-

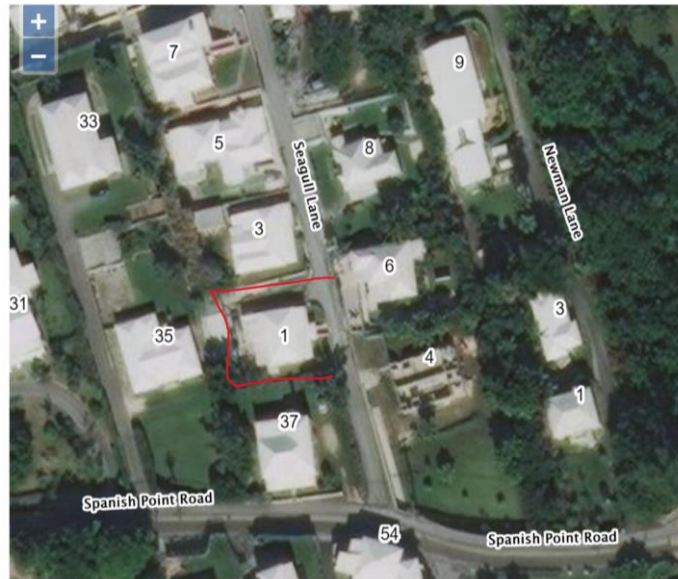
way separating the land now being described from land in the possession of Reginald Munroe and there measuring Eighty feet Nine and one half inches or thereabouts on the SOUTH by the Public Main Road running from the City of Hamilton to Spanish Point and there measuring Twenty-eight feet or thereabouts and on the WEST by the lot or parcel of land hereinabove described in the First schedule and there measuring Eighty feet Nine and one half inches or thereabouts OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded or may measure or ought to be described TOGETHER WITH two rooms in the message or dwelling house thereon erected namely the two rooms occupying the south-eastern corner of the said message or dwelling house one room being directly under the other and all other houses buildings fixtures fences ways rights of way rights lights liberties privileges easements advantages and appurtenances whatsoever to the said lot or parcel of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right of way and liberty of passage for the said Mary Eleanor Trott her heirs and assigns and her or their tenants and servants and others authorized by her or them to go return pass and repass with or without horses cattle or other animals or with or without carts carriages and vehicles or all descriptions OVER AND ALONG the lots or parcels of land described in the first third and fourth schedules hereto ALSO ESPECIALLY TOGETHER WITH full free and unrestricted use of the hall and stair case of the said message or dwelling house also the water tank and privy attached to or usually used with the said message or dwelling house in common with the owners or occupants of the lots or parcels of land described in the first third and fourth schedules hereto.

THE THIRD SCHEDULE.

ALL THAT certain lot or parcel of land situated in Pembroke Parish in the Islands of Bermuda bounded on the NORTH by land formerly in the possession of Arthur James Saunders now in the possession of his daughter Eva Gwendoline Astwood and there measuring Twenty-eight feet or thereabouts on the EAST by the lot or parcel of land hereinafter described in the fourth schedule and there measuring Eighty feet

228

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4 – Additional Information
Dated 19th September 1928
Partition of a Parcel of Land situated
in Pembroke Parish
Between Edith Amelia Beek & Others
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2/22/2022

-6-

Nine and one half inches or thereabouts on the SOUTH by the parcel of land hereinabove described in the first schedule and there measuring Twenty-eight feet or thereabouts and on the WEST by a lot or parcel of land formerly in the possession of John Henry Saunders and there measuring Eight feet Nine and one half inches or thereabouts OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded or may measure or ought to be described TOGETHER WITH two rooms in the message or dwelling house thereon erected namely the two rooms occupying the north-western corner of the said message or dwelling house one room being directly under the other and all other houses buildings fixtures fences ways rights or way rights lights liberties privileges easements advantages and appurtenances whatsoever to the said lot or parcel of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right of way and liberty of passage for the said Charlotte Alice Wood Wellman her heirs and assigns and her or their tenants and servants and others authorised by her or them to go return pass and repass with or without horses cattle or other animals or with or without carts carriages and vehicles of all descriptions OVER AND ALONG the lots or parcels of land described in the first second and fourth schedule hereto ALSO ESPECIALLY TOGETHER WITH full free and unrestricted use of the hall and stair case of the said message or dwelling house also the water tank and privy attached to or usually used with the said message or dwelling house in common with the owners or occupiers of the lots or parcels of land described in the first second and fourth schedules hereto.

THE FOURTH SCHEDULE.

ALL THAT certain lot or parcel of land situated in Pembroke Parish in the Islands of Bermuda bounded on the NORTH by the land formerly in the possession of Arthur James Saunders now in the possession of his daughter Eva Gwendoline Astwood and there measuring Twenty-eight feet or thereabouts on the EAST by a right or way separating the land now being described from land in the possession of Reginald Munroe and there measuring Eighty feet Nine and one half inches or thereabouts on the SOUTH by the lot or parcel of land hereinabove

-7-

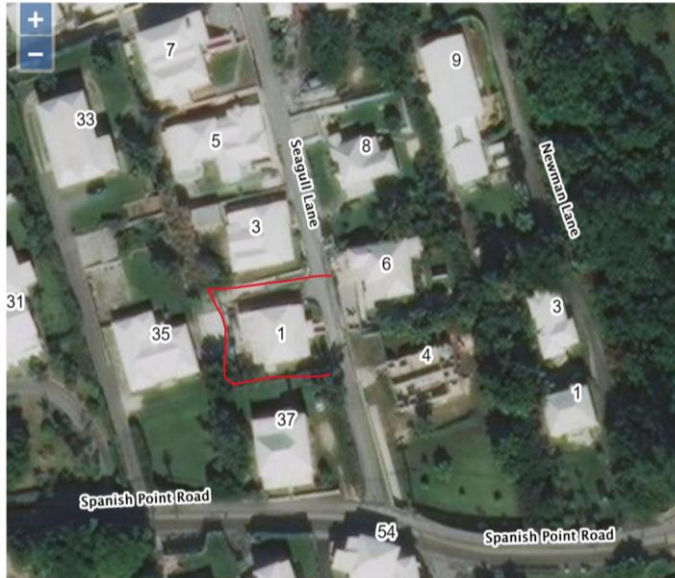
described in the second schedule and there measuring Twenty-eight feet or thereabouts and on the WEST by the lot or parcel of land hereinabove described in the third schedule and there measuring Eighty feet Nine and one half inches or thereabouts OR HOWEVER OTHERWISE the said lot or parcel of land may be bounded or may measure or ought to be described TOGETHER WITH two rooms in the message or dwelling house thereon erected namely the two rooms occupying the north-eastern corner of the said message or dwelling house one room being directly under the other and all other houses buildings fixtures fences ways rights or way rights lights liberties privileges easements advantages and appurtenances whatsoever to the said lot or parcel of land belonging or in anywise appertaining or usually held or enjoyed therewith or reputed as part thereof or appurtenant thereto AND ESPECIALLY TOGETHER WITH full free and unrestricted right of way and liberty of passage for the said Ada Susan Elisabeth Kennedy her heirs and assigns and her or their tenants and servants and others authorised by her or them to go return pass and repass with or without horses cattle or other animals or with or without carts carriages and vehicles of all descriptions OVER AND ALONG the lots or parcels of land described in the first second and third schedules hereto ALSO ESPECIALLY TOGETHER WITH full free and unrestricted use of the hall and stair case of the said message or dwelling house also the water tank and privy attached to or usually used with the said message or dwelling house in common with the owners or occupiers of the lots or parcels of land described in the first second and third schedules hereto

Signed sealed and delivered by the above named Edith Amelia Beek the word "Elizab-eth" having been previously interlined between the thirtieth and thirty-first lines of the second page and (the sum of Five shillings in postage and Revenue Stamps having been previously hereto

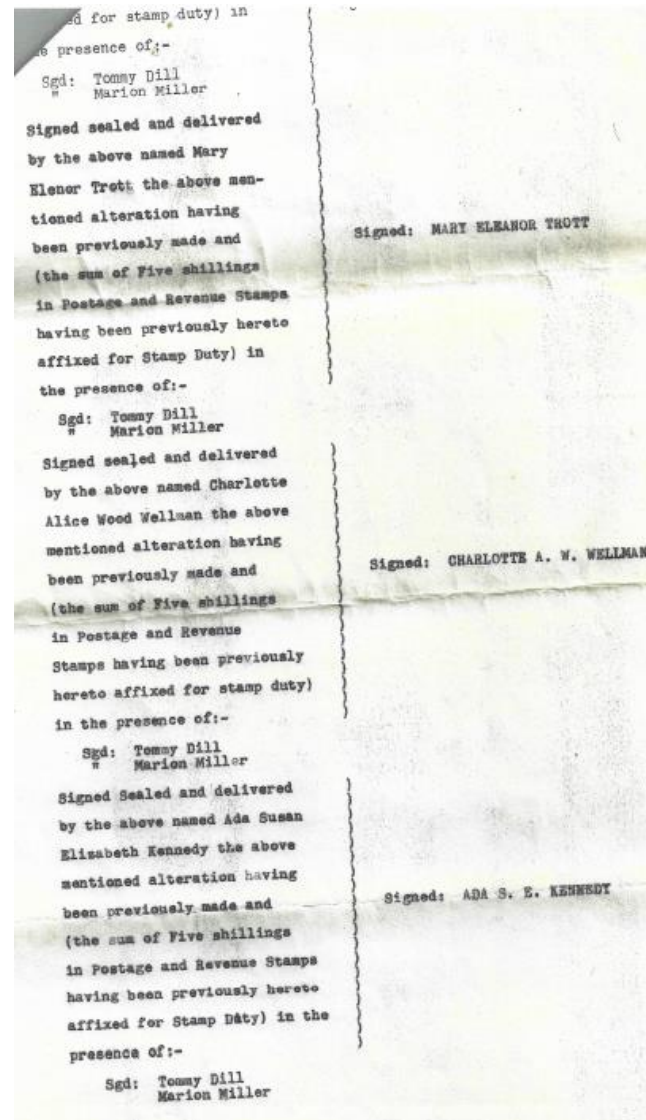
Signed: MRS. EDITH A. BEEK

229

10. 1 Newman Lane, Pembroke HM01 – Estate of Charlotte Alice Wood Wellman (nee Saunders)



10.4 – Additional Information
Dated 19th September 1928
Partition of a Parcel of Land situated
in Pembroke Parish
Between Edith Amelia Beek & Others
to Nicholas Bayard Dill
Bermuda Registrar General's Office
Recorded in Book of Deeds No. 45
Page 463, dated 15 October 1928
(signed by W Norman Parker)



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11. Quarter of an Acre of Land in Pembroke Parish



11. Quarter of an Acre of Land in Pembroke Parish

Property belonged to Mrs. Grace Charlotte Philip Oates, who had in her possession the original deeds for the land.

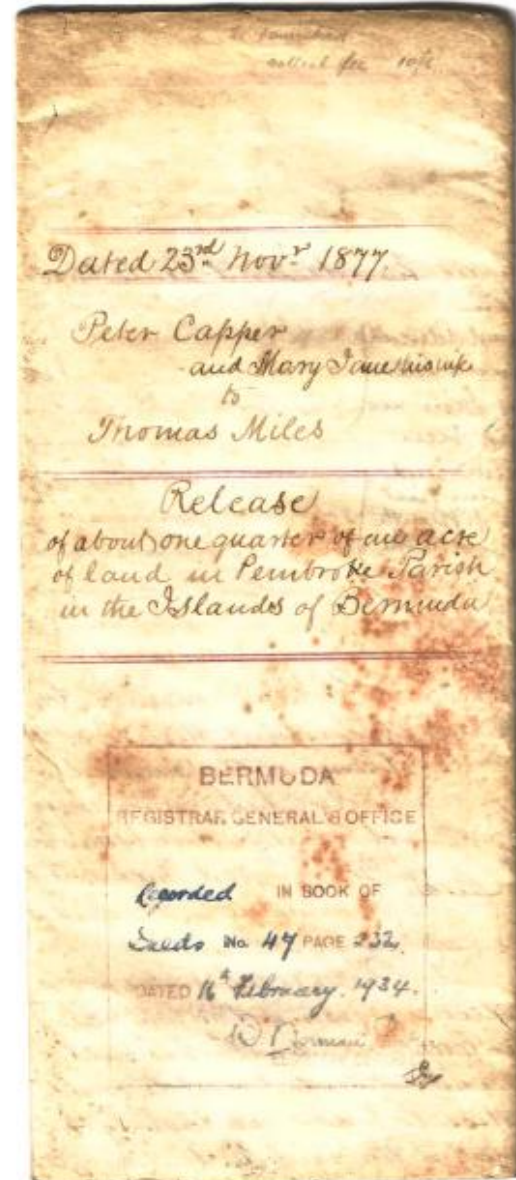


11. Quarter of an Acre of Land in Pembroke Parish



11.1

The Release Deeds for about one quarter of an acre of land in Pembroke Parish, dated 23rd November 1877 between Peter Capper and Mary Jane his wife to Thomas Miles. Dated 16th February 1934. Recorded in the Book of Deeds No. 47 Page 323. I have the original Deed.

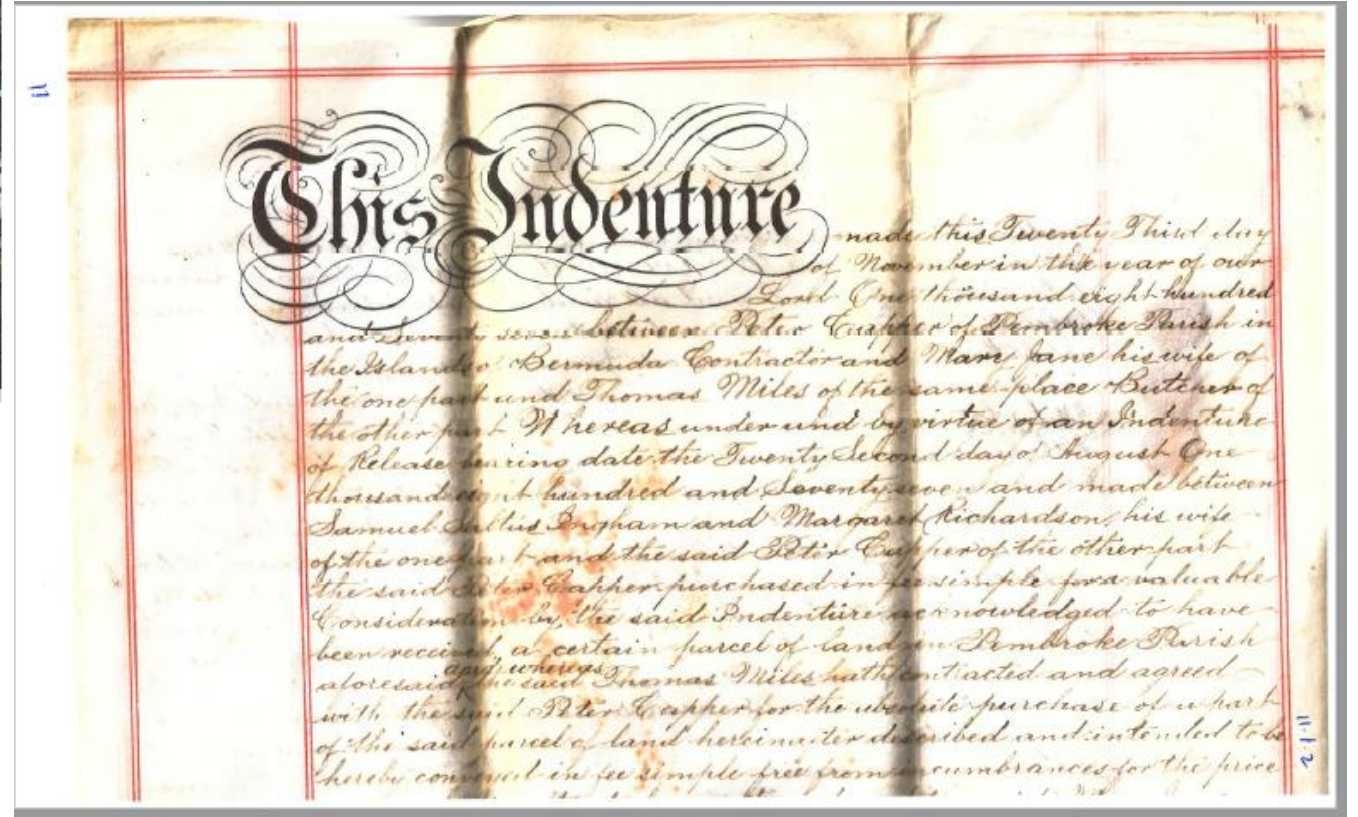


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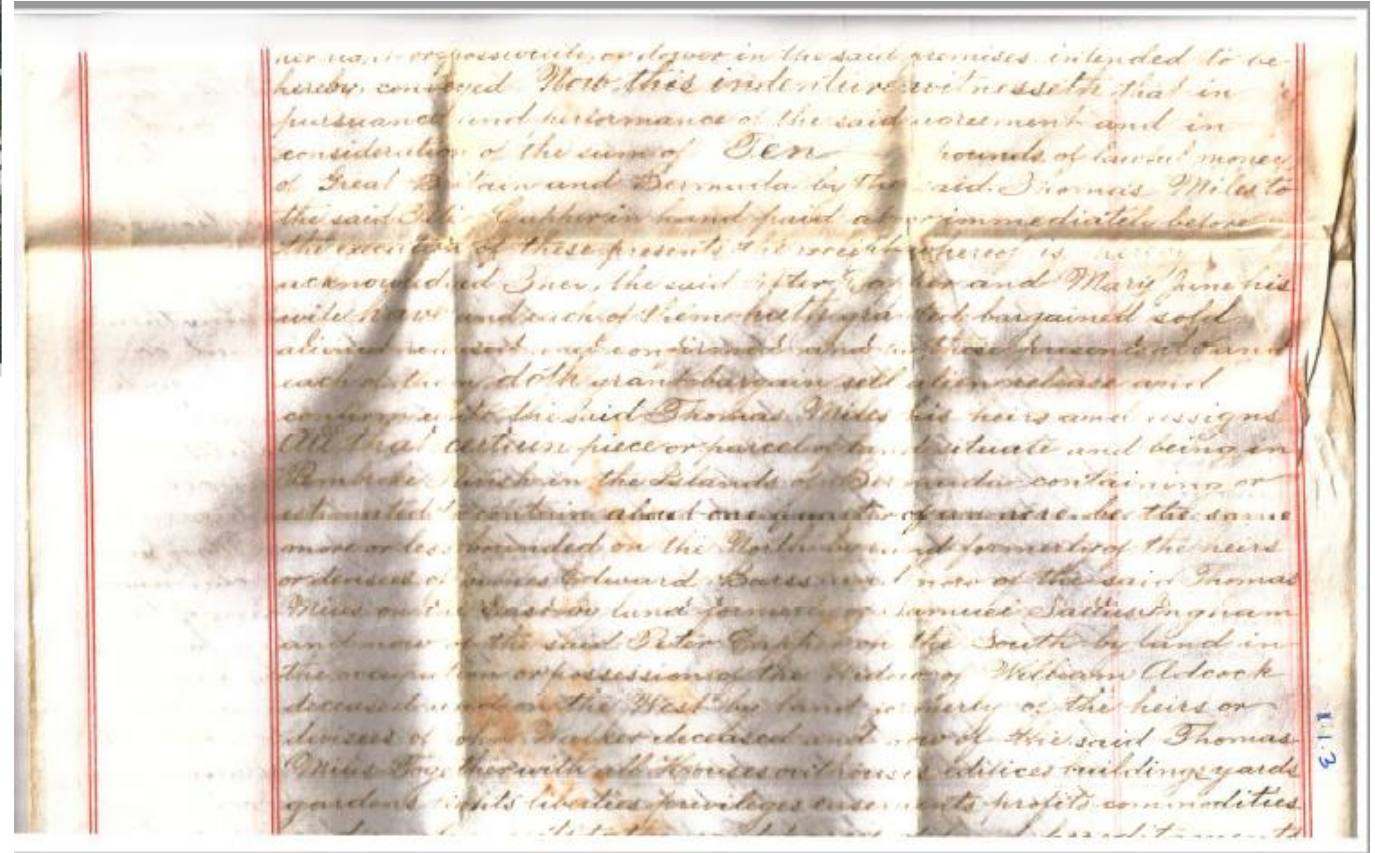


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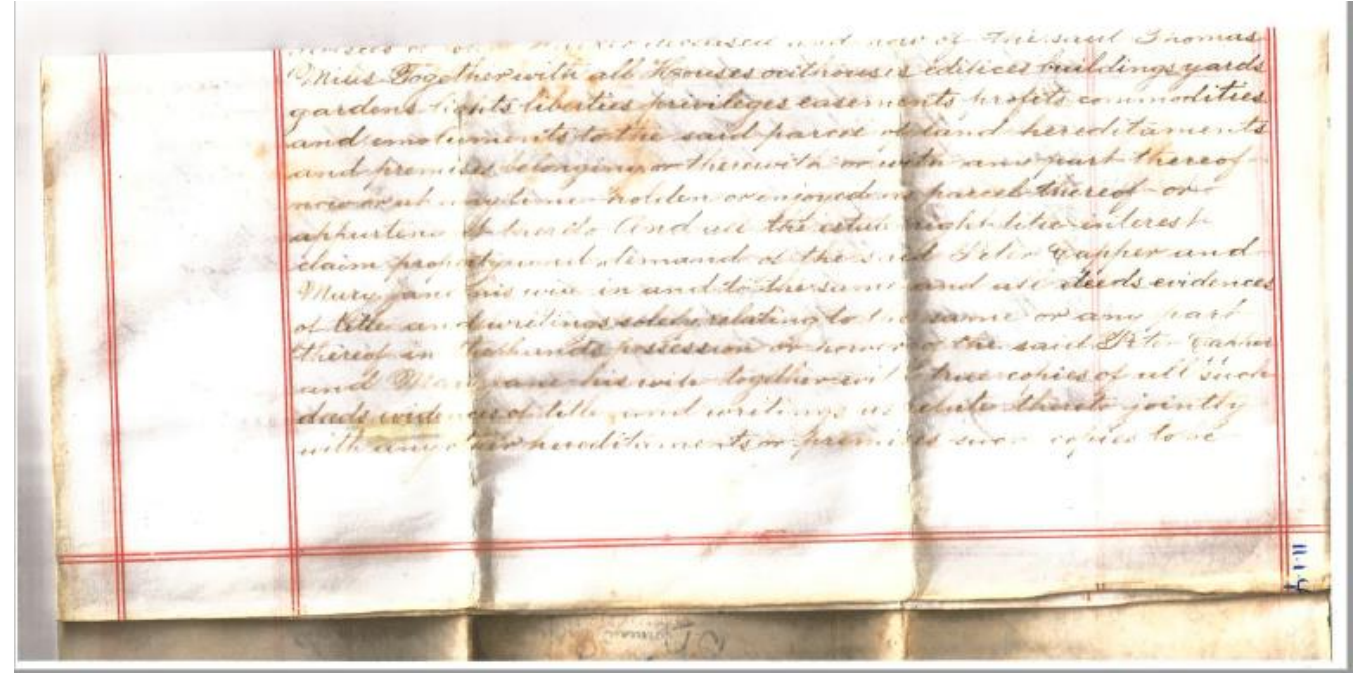


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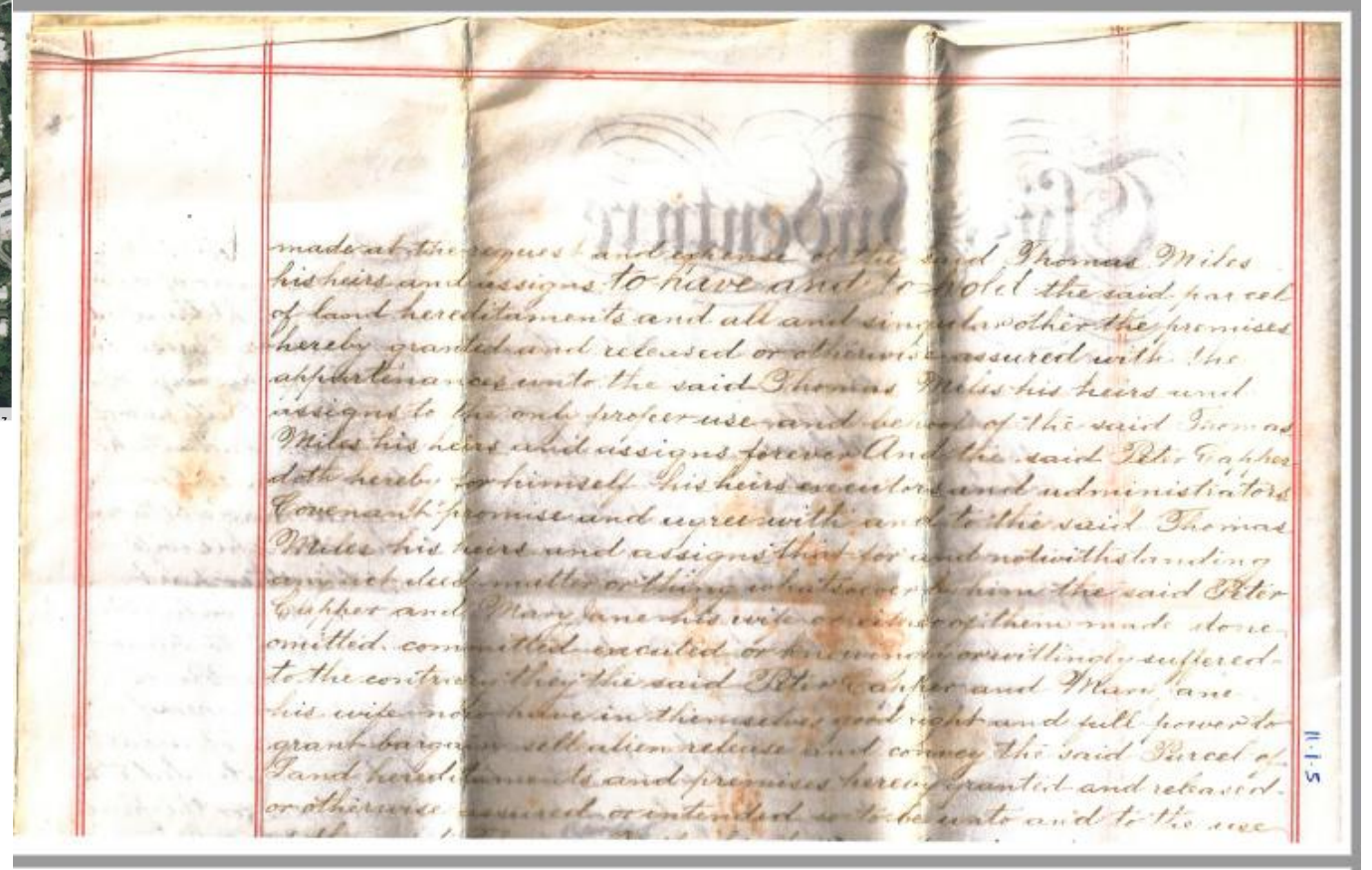


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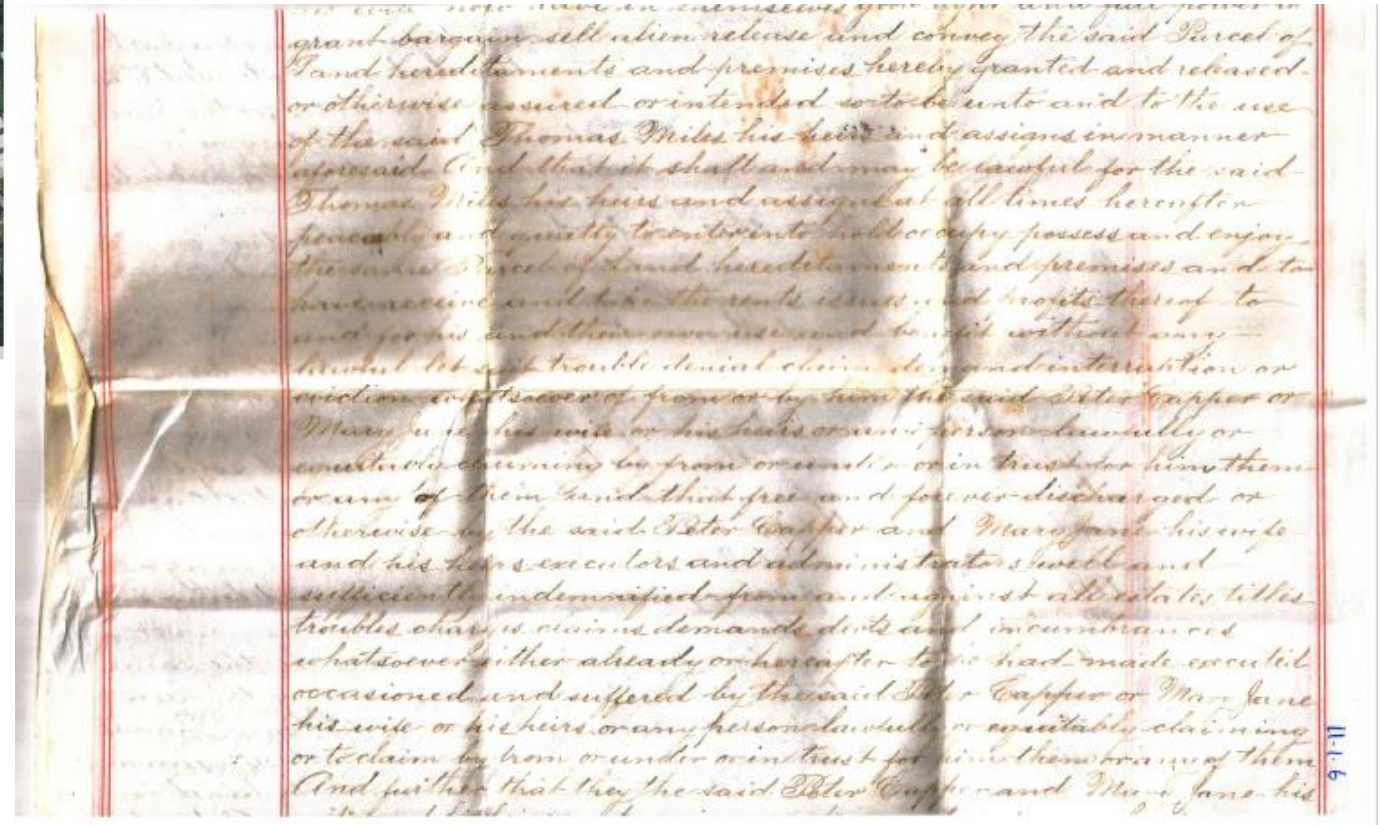


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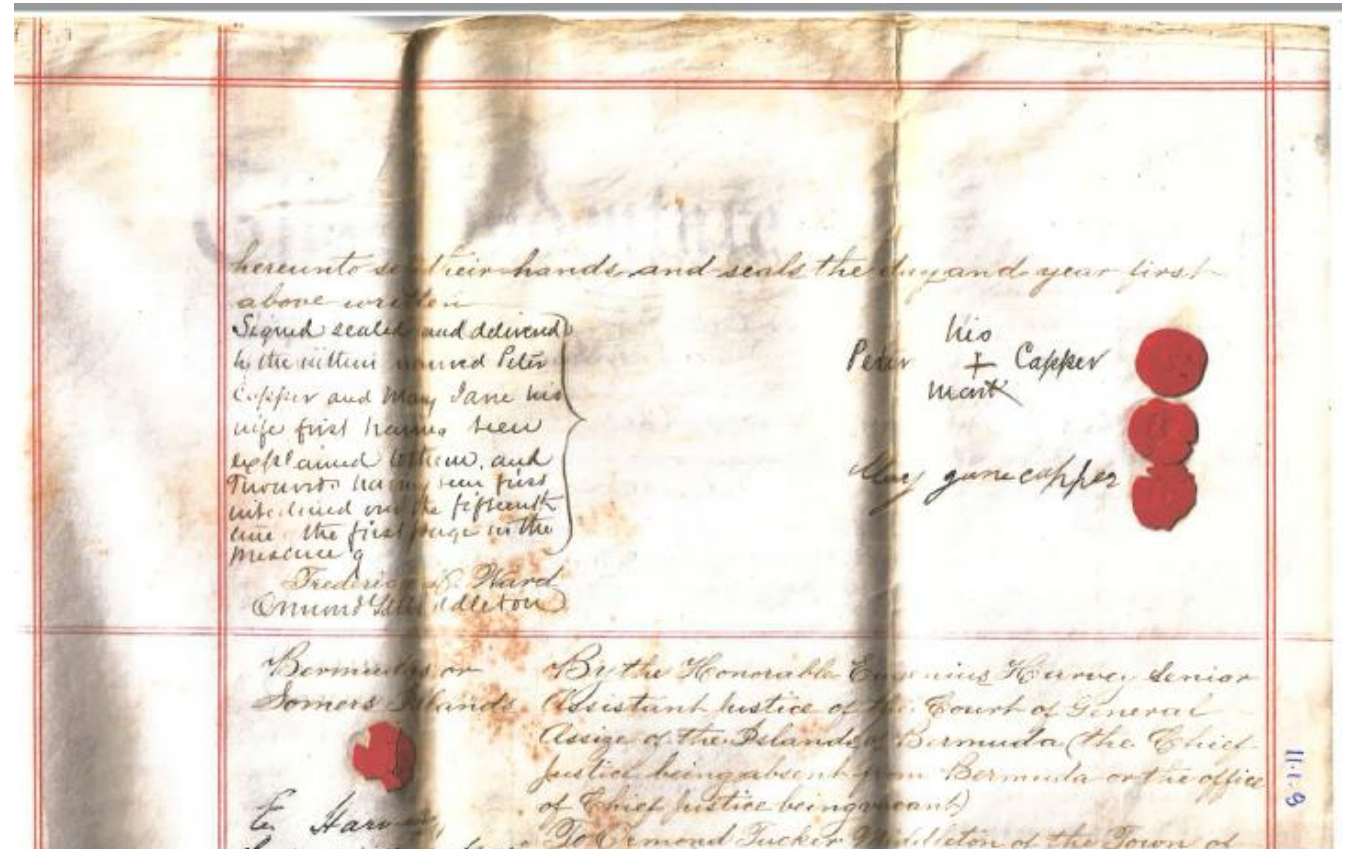
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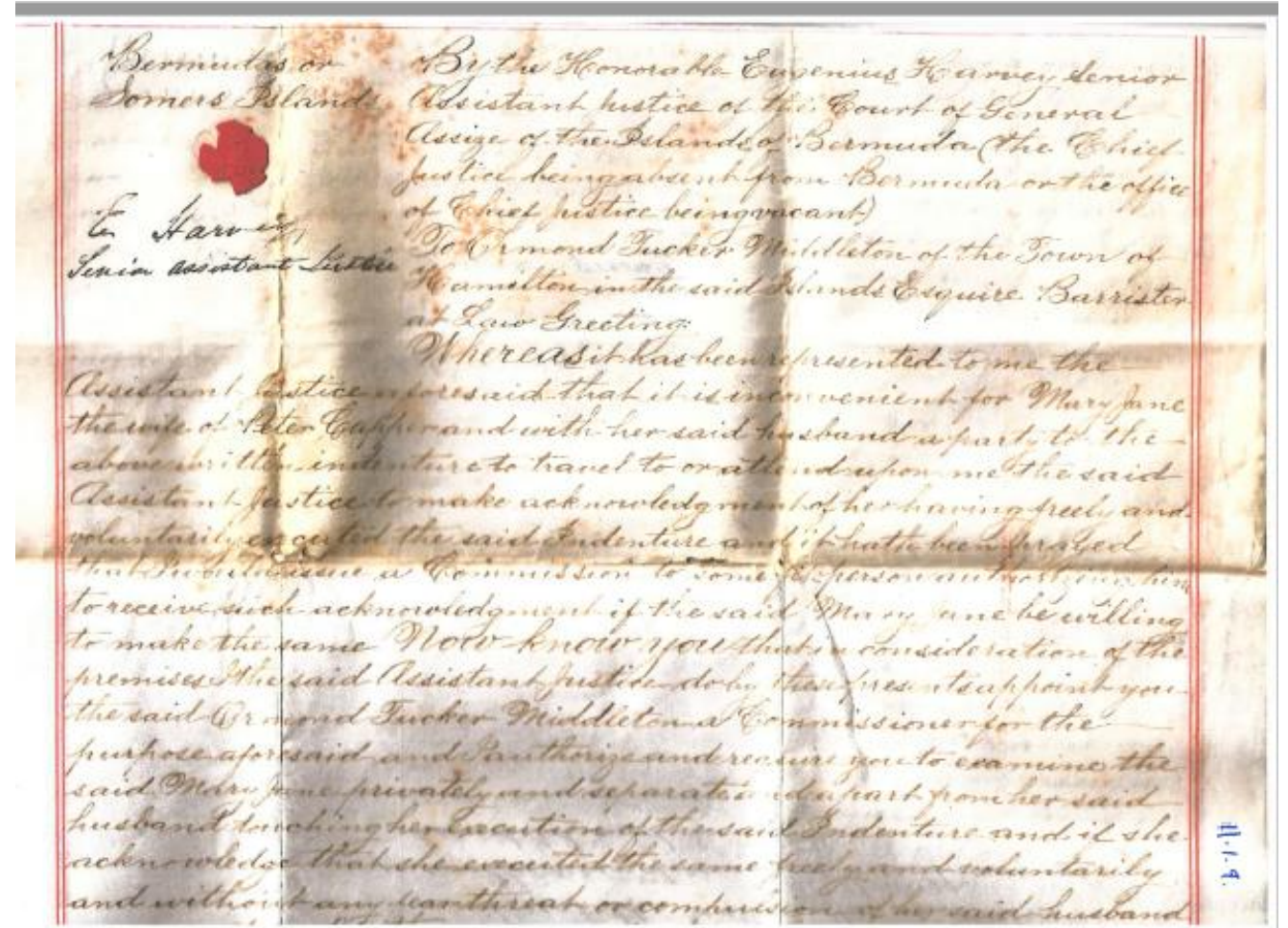


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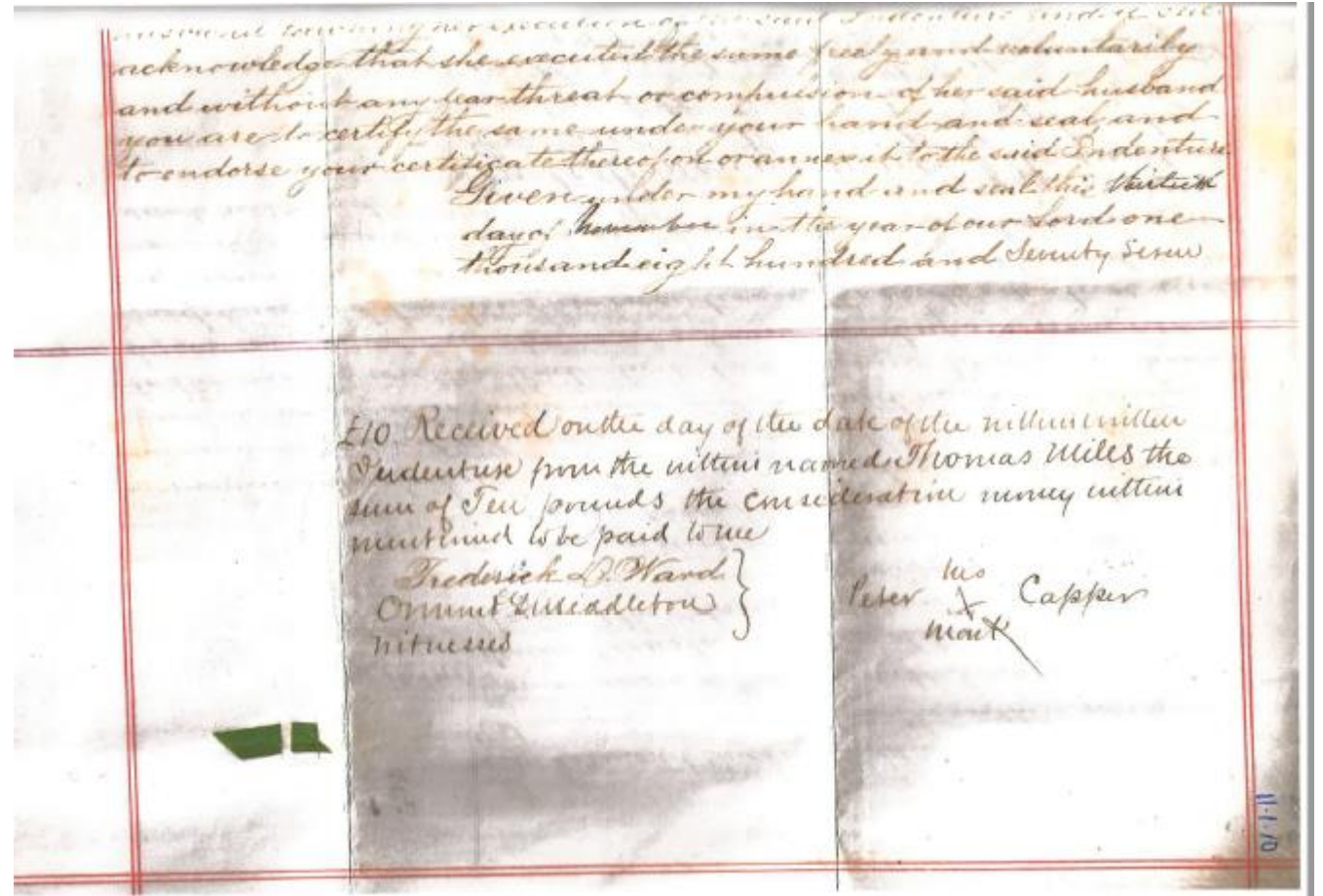


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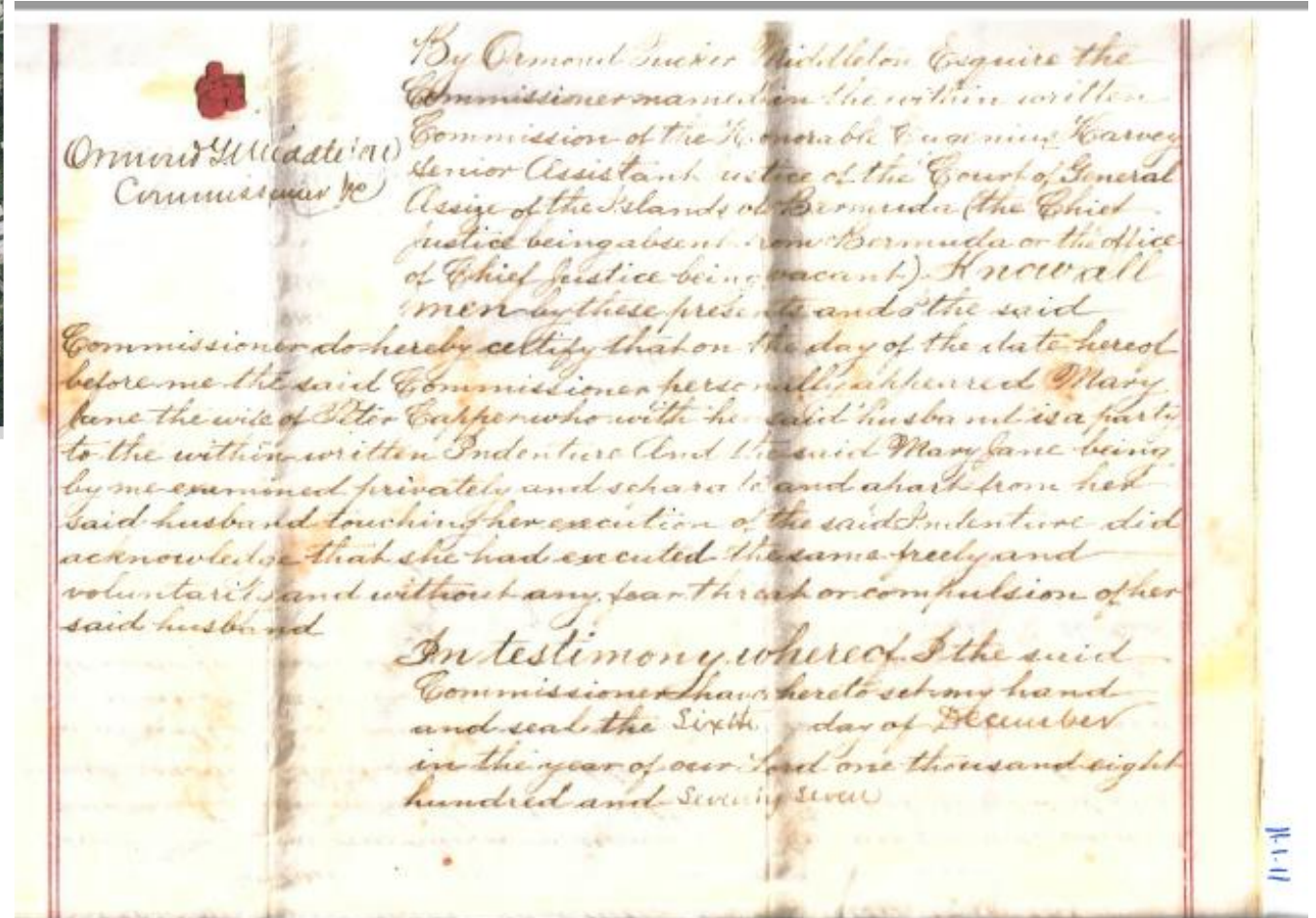


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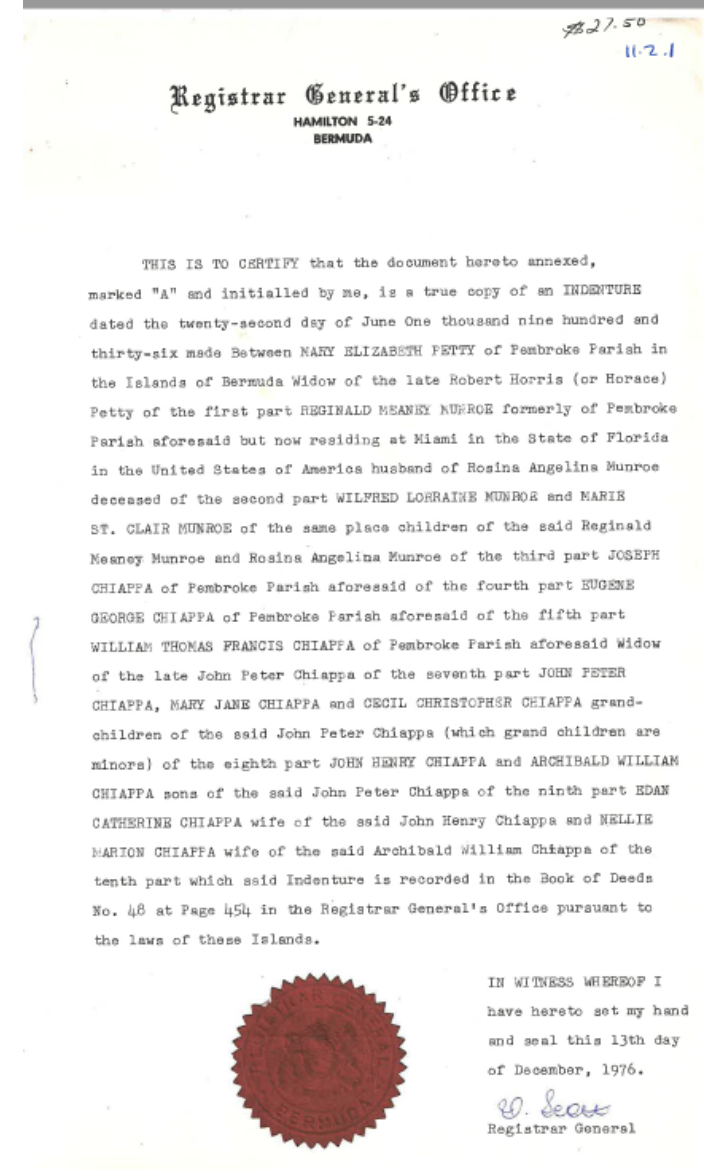
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11. Quarter of an Acre of Land in Pembroke Parish

11.2

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454
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ESTATE OF THE LATE PETER CHIAPPA
SPANISH POINT PROPERTY
NORTH SHORE PROPERTY

(c)

NORTH SHORE WATERFRONT.

Common to All Heirs

(Equal to £50.0.0. per share)

£350. 0. 0

Lot No.	1A Land	19780 Sq. Ft.	@ 3 1/4 d.	£288.10.0	
1A "	14700 "	"	@ 2 1/4 d.	153. 0.0	441.10. 0
2A "	20760 "	"	@ 3 1/4 d.	303. 0.0	
2A "	13390 "	"	@ 2 1/4 d.	139. 0.0	442. 0. 0
3A "	18080 "	"	@ 3 1/4 d.	263.10.0	
3A "	12380 "	"	@ 2 1/4 d.	129. 0.0	392.10. 0
4A "	17316 "	"	@ 3 1/4 d.	253. 0.0	
4A "	11160 "	"	@ 2 1/4 d.	116.10.0	369.10. 0
5A "	18596 "	"	@ 3 1/4 d.	271. 0.0	
5A "	10270 "	"	@ 2 1/4 d.	107. 0.0	378. 0. 0
6A "	20210 "	"	@ 3 1/4 d.	295. 0.0	
6A "	8950 "	"	@ 2 1/4 d.	93. 0.0	388. 0. 0
7A "	21584 "	"	@ 3 1/4 d.	315.0.0	
7A "	12330 "	"	@ 2 1/4 d.	128.10.0	443.10. 0
TOTAL VALUE OF NORTHERN SECTION					£ 3205. 0. 0

ROSS'S COVE PROPERTY.

Lot No.	1. Land	60910 Sq. Ft.	@ 1 1/4 d	444. 0. 0	
2. "	52830 "	"	@ 1 1/4 d	385. 0. 0	
3. "	35740 "	"	@ 1 1/4 d	260.10. 0	
4. "	51061 "	"	@ 1 1/4 d	372.10. 0	
5. "	42908 "	"	@ 1 1/4 d	313. 0. 0	
6. "	43204 "	"	@ 1 1/4 d	315. 0. 0	
7. "	47900 "	"	@ 1 1/4 d	349. 0. 0	
8. "	60257 "	"	@ 2 1/4 d	627. 0. 0	
Southern portion of House				350. 0. 0	
				977. 0. 0	
9. Land	71450 Sq. Ft.	@ 2 1/4 d	744. 0. 0		
Northern portion of House				475. 0. 0	
				1219. 0. 0	
TOTAL VALUE OF SOUTHERN SECTION					£ 4635. 0. 0

T.R.E.
C.E.W.
L.H.S.
P.G.C.

TULO VALLEY PROPERTY.

Lot No.	1. Land	17811 Sq. Ft.		£ 70. 0. 0.
2. "	16898 "	"		90. 0. 0
Northern portion House				325. 0. 0
				415. 0. 0.
3. Land	15197 Sq. Ft.			120. 0. 0
Southern portion House				450. 0. 0
				70. 0. 0

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455
11-2-3

Lot No.4. Land	14509 Sq. Ft.	£120. 0. 0	
Northern portion of House		<u>500. 0. 0</u>	£720. 0. 0.
Lot No.5 Land	5928 Sq. Ft.	75. 0. 0	
Southern portion of House		<u>400. 0. 0</u>	475. 0. 0.
No.5 Land	15606 Sq. Ft.	175. 0. 0	
Cottage		<u>425. 0. 0</u>	600. 0. 0.
TOTAL VALUE			<u>£2850. 0. 0.</u>

ALTERNATIVE FOR LOT NO.6
Reserving whole waterfront of
Property, 20' 0" deep for
common use of all heirs
13489 Sq. Feet Value of Lot No.6 Land £105.0.0.
Cottage 425.0.0. 530. 0. 0
Waterfront (equal to £10.0.0. per share) 70. 0. 0
15606 Sq. Ft. TOTAL VALUE AS ABOVE £ 600. 0. 0

Mary Elizabeth Petty	<u>T. Roland Lightbourn</u>
John Henry Chiappa	<u>T.R. Lightbourn</u>
William T.F. Chiappa	<u>Chesley E. White.</u>
John Peter Chiappa	<u>Chesley E. White.</u>
Eugene George Chiappa	<u>Lawrence H. Smart.</u>
Edna Chiappa	<u>Lawrence H. Smart.</u>
Amelia Chiappa	

PLANS ATTACHED.

THIS INDENTURE dated the 22nd. day of June one thousand nine hundred and thirty-six and made BETWEEN MARY ELIZABETH PETTY of Pembroke Parish in the Islands of Bermuda Widow of the late Robert Morris (or Horace) Petty of the first part REGINALD MEANEY MUNROE formerly of Pembroke Parish aforesaid but now residing at Miami in the State of Florida in the United States of America husband of Rosina Angelina Munroe deceased of the second part WILFRED LORRAINE MUNROE and MARIE ST. CLAIR MUNROE of the same place children of the said Reginald Meaney Munroe and Rosina Angelina Munroe of the third part JOSEPH CHIAPPA of Pembroke Parish aforesaid of the fourth part EUGENE GEORGE CHIAPPA of Pembroke Parish aforesaid of the fifth part WILLIAM THOMAS FRANCIS CHIAPPA of Pembroke Parish aforesaid of the sixth part AMELIA CHIAPPA of Pembroke Parish aforesaid Widow of the late John Peter Chiappa of the seventh part JOHN PETER CHIAPPA, MARY JANE CHIAPPA

11. Quarter of an Acre of Land in Pembroke Parish

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456
1124

AND CECIL CHRISTOPHER CHIAPPA grandchildren of the said John Peter Chiappa (which grand children are minors) of the eighth part JOHN HENRY CHIAPPA and ARCHIBALD WILLIAM CHIAPPA sons of the said John Peter Chiappa of the ninth part EDNA CATHERINE CHIAPPA wife of the said John Henry Chiappa and WILLIE MARION CHIAPPA wife of the said Archibald William Chiappa of the tenth part (some of which above named parties spell their names "Capper" instead of "Chiappa" and have executed these presents in accordance with such spelling) CATHERINE SKYACOR MUNROE of Staten Island in the State of New York in the United States of America wife of Wellealey Lorraine Munroe of the eleventh part (all of which above named parties are hereinafter collectively referred to as the Vendors) and JOSEPH THOUNSELL GILBERT of Paget Parish in the said Islands Barrister-at-Law (hereinafter referred to as the said Trustee) of the twelfth part WHEREAS Peter Chiappa was at the time of his death seised in fee simple in possession of the parcel of land in Pembroke Parish aforesaid which is known as and called the "Winder" property and is delineated in the plan hereto annexed marked with the letter "A" and WHEREAS the said Peter Chiappa was also seised in fee simple of the parcel of land in Pembroke Parish aforesaid which is known as and called the "Tulo Valley" property and is delineated in the plan hereto annexed marked with the letter "B" (which said two plans are hereinafter respectively referred to as Plan A and Plan B) and by an Indenture dated the Seventeenth day of April One thousand eight hundred and ninety seven the said Peter Chiappa granted released and confirmed a portion thereof at the Northern end thereof (which Northern portion contains one road and twenty six perches and is marked "J.P.Chiappa" and is delineated in plan "B") unto and to the use of his son the said John Peter Chiappa his heirs and assigns AND WHEREAS by an Indenture also dated the Seventeenth day of April one thousand eight hundred and ninety seven and made between the said Peter Chiappa and his wife of the one part and Thomas John Wadson of the other part the remainder of the said "Tulo Valley" property was mortgaged by the said Peter Chiappa to the said Thomas John Wadson to secure repayment of the sum of six hundred and twenty five pounds and interest AND WHEREAS the said Peter Chiappa continued in possession of such remainder up to the time of his death AND WHEREAS the said principal sum of six hundred and twenty five pounds still remains due and owing upon the security of the said recited mortgage which mortgage has since been assigned to Blanche Beatrice Young AND

11. Quarter of an Acre of Land in Pembroke Parish

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457
125

WHEREAS the said Peter Chiappa by his will dated the Eighteenth day of June one thousand eight hundred and ninety two which has been admitted to probate in the Supreme Court of Bermuda devised all the real estate to which he should be entitled at the time of his death to his wife Mary Jane Chiappa (who has since died) for her life and he devised the same after her death to the use of his seven children namely, Mary Elizabeth, John Peter, Rosina Angelina, William Thomas Francis, Joseph Eugene George, and Catherine Seymour, their respective heirs and assigns as tenants in common in equal shares AND WHEREAS all the children of the said Peter Chiappa survived him and at the death of his said wife they each became entitled in fee simple in possession to one undivided seventh part or share of the said real estate subject as to the "Tulo Valley" property to the said mortgage AND WHEREAS certain judgments which have been obtained in the Supreme Court of Bermuda against the firm of Chiappa Brothers of which firm the said William Thomas Francis Chiappa and Eugene George Chiappa were two of the partners still remain on record and if now unpaid may create a charge on the undivided seventh parts or shares of the said William Thomas Francis Chiappa and Eugene George Chiappa of and in the said real estate AND WHEREAS the said John Peter Chiappa one of the devisees of the said Peter Chiappa has since died and by his will dated the Seventeenth day of July one thousand nine hundred and twenty nine he devised all his real estate to his wife the said Amelia Chiappa "For her to use and enjoy income from same" and at her death the testator devised all his real estate as follows:- "ALL my real estate to be divided between the seven children, John Peter Chiappa, Mary Jane Chiappa, Cecil Christopher Chiappa, John Henry Chiappa, and his wife Edna, Archibald William Chiappa and his wife Nellie, The first three mentioned children to select for themselves three properties they prefer. The other two properties for Henry and Archibald and their wives as long as they live. At their death must revert back to the three first mentioned children that are living. All real estate inherited through me to them not to be sold but pass to the three first mentioned children or their children" AND WHEREAS by an Indenture dated the Ninth day of May one thousand nine hundred and sixteen the said Rosina Angelina Munroe (who has since died) conveyed her undivided seventh part or share of and in the said two parcels of land to her husband the said Reginald Meaney Munroe for his life and at his death equally between her children the said Wilfred Lorraine Munroe and Marie St. Clair Munroe their heirs and assigns in equal shares AND WHEREAS

11. Quarter of an Acre of Land in Pembroke Parish

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458
11-26

AND WHEREAS by an Indenture dated the Twelfth day of April one thousand nine hundred and thirty two the said Catherine Seymour Munroe conveyed her undivided seventh part or share of and in the said two parcels of land to the said Mary Elizabeth Petty her heirs and assigns AND WHEREAS in order to settle any doubt as to the validity of the last recited Indenture and as to the force and effect thereof the said Catherine Seymour Munroe has agreed to join in these presents for the purpose of further assuring her undivided seventh part or share of and in the said two parcels of land and the said Mary Elizabeth Petty has agreed to join in these presents as well for the purpose of conveying her one undivided seventh part or share of and in the said two parcels of land as one of such devisees as aforesaid as for the purpose of conveying the undivided seventh part or share therein so conveyed to her by the said Catherine Seymour Munroe as aforesaid AND WHEREAS it has been agreed between the Vendors that a partition should be made between them of the said two parcels of land with the exception of those portions thereof which are hereinafter mentioned and referred to AND WHEREAS the said Will of the said John Peter Chiappa has not yet been admitted to probate and as some doubt may exist as to the validity thereof and if valid as to the true and proper construction thereof of the devisees therein named have agreed to join in these presents for the purpose of effecting and carrying out the partition of the said two parcels of land intended to be effected by these presents and it has accordingly been agreed between the said devisees that the portions of the said two parcels of land to be allotted upon such partition as the share of the said John Peter Chiappa under the will of the said Peter Chiappa shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS the said John Henry Chiappa is the heir at law of the said John Peter Chiappa and as such heir at law he will, subject to the dower right therein of the said Amelia Chiappa, become solely entitled to the real estate devised by the will of the said John Peter Chiappa in the event of the said will being declared invalid and in addition to joining in these presents as one of the devisees of the said will he has also agreed to join in these presents as such heir at law AND WHEREAS for the purpose of effecting such partition plans "A" and "B" have been prepared and the same have been divided into a number of separate lots and it has been agreed that the said

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459
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plans shall be incorporated with and shall form part of these presents and that for the purpose of such partition the measurements of the several lots and the boundary lines thereof as shown in the said plans shall be deemed to be binding as between the Vendors and to be correct and that any variations or discrepancies therein shall not entitle any of the Vendors to any compensation from the others of then it being the intention of the Vendors that the lots of land allotted to them respectively by these presents as delineated in the said plans and as mentioned numbered and described in the various schedules hereto shall be taken by them respectively in severalty in lieu of and in satisfaction of the several undivided shares to which the said parties are entitled under the will of the said Peter Chiappa or have otherwise since become entitled and that the lots so allotted shall be taken by the Vendors respectively subject to all equities affecting the same whether arising from errors in measurement or from errors or misdescriptions in the boundary lines of any or either of the said lots or from any other cause whatsoever AND WHEREAS it is not intended that a certain portion of the said parcel of land delineated in plan "A" situated at the Northern end thereof bounded by the Atlantic Ocean and marked "Reserved for common use" and a certain portion of the same parcel of land situated at the Southern end thereof bounded by Mill Creek and marked "Proposed reservation for roadway land etc." shall be included in the said partition but that the said portions shall be reserved for the common use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that a certain portion of the said parcel of land delineated in plan "B" situated at the Southern end thereof bounded by Mill Creek and marked "Reserved for Road, water rights etc." shall be included in the said partition but that the said portion shall be reserved for the common use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that the Lot numbered I in plan "B" shall be included in the said partition but that the same shall be purchased by the said John Henry Chiappa at the price of one hundred and forty pounds and be conveyed by these presents to the said Trustee upon trust to convey the same to the said John Henry Chiappa upon payment by him to the said Trustee of the aforesaid sum of one hundred and forty pounds which sum shall be applied by the said Trustee towards payment of the entire expenses which have been or shall be incurred in connection with the part-

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460
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ition of the said two parcels of land or in anywise relating thereto AND WHEREAS it is not intended that certain portions of the said parcels of land delineated in plans "A" and "B" and therein coloured brown shall be included in the said partition but that the same shall be reserved as roads for the use of the Vendors and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it is not intended that certain portions of the said parcel of land delineated in plan "A" and therein coloured blue shall be included in the said partition but that the said portions shall be reserved as roads for the use of the Vendors, with an ultimate view to the same being acquired and taken over by the Colonial Government for the purpose of being converted into a public road and be conveyed by these presents to the said Trustee upon the trusts hereinafter declared concerning the same AND WHEREAS it has been agreed between the Vendors that for the purposes of the said partition the valuation of the several Lots delineated in plans "A" and "B" shall be the valuation at which the appraisers appointed by the Supreme Court of Bermuda have valued the same which valuation signed by the appraisers is hereto annexed and is marked with the letter "C" and it has accordingly been agreed between the Vendors that in consideration of the Lots as laid out in plans "A" and "B" having been valued by the said appraisers at different prices whereby some of the Vendors will become entitled to Lots valued at a price higher, and some at a price lower than the Lots to which other of the Vendors will become entitled the parties named in the Twelfth Schedule hereto shall pay to the said Trustee the several sums set opposite their respective names in the said Schedule for payment thereout to the parties named in the thirteenth schedule hereto of the several sums set opposite their respective names in the said Schedule PROVIDED HOWEVER that any of the parties by whom such amounts are payable may in lieu of paying the same to the said Trustee make such arrangements with the parties entitled to receive the same for satisfaction thereof as shall be approved by the Trustee AND WHEREAS in order to carry into effect the said partition it has been agreed that the entirety of the Lots numbered and comprised in the FIRST SCHEDULE hereto shall be taken in severalty by the said MARY ELIZABETH PETTY THAT the entirety of the Lots numbered and comprised in the SECOND SCHEDULE hereto shall be taken in severalty by the said BERNARD MURRAY MURDOCH during his lifetime and at his death

11. Quarter of an Acre of Land in Pembroke Parish

11.2

Certified copy from the Registrar General's Office, dated 24th January 1973 for Deed of Release, dated 8th February 1936 between William Thomas Francis Chiappa, Eugene George Chiappa, Amelia Chiappa, Joseph Chiappa, Mary Elizabeth Petty, John Henry Chiappa and Joseph Burch Shaw Wood.



461
11.2

by the said WILFRED LORRAINE MUNROE and MARIE ST. CLAIR MUNROE in equal shares THAT the entirety of the Lots numbered and comprised in the THIRD SCHEDULE hereto shall be taken in severalty by the said JOSEPH CHIAPPA THAT the entirety of the Lots numbered and comprised in the FOURTH SCHEDULE hereto shall be taken in severalty by the said EUGENE GEORGE CHIAPPA THAT the entirety of the Lots numbered and comprised in the FIFTH SCHEDULE hereto shall be taken in severalty by the said WILLIAM THOMAS FRANCIS CHIAPPA THAT the entirety of the Lots numbered and comprised in the SIXTH SCHEDULE hereto shall be taken in severalty by the said MARY ELIZABETH PETTY That the entirety of the Lots numbered and comprised in the SEVENTH and EIGHTH Schedules hereto shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same AND THAT the entirety of those portions of the said two parcels of land comprised and described in the NINTH, TENTH and ELEVENTH Schedules hereto shall be taken and held by the said Trustee upon the trusts hereinafter declared concerning the same NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreements and in consideration of ALL AND SINGULAR other the premises the Vendors according to their several undivided shares and interests of and in the said two parcels of land intended to be hereby granted and released and partitioned whatever the said shares estates and interests may be or may be considered or may at any time hereafter be decided to be do hereby grant release and confirm unto the said Trustee and his heirs ALL AND SINGULAR the parcels of land hereditaments and premises delineated and comprised in plans A and B TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining AND ALL THE ESTATE right title and interest whatsoever the same may be of the Vendors respectively in and to the same TO HAVE AND TO HOLD the said parcels of land hereditaments and premises hereby granted released and confirmed or expressed so to be unto the said Trustee and his heirs to the uses and upon the trusts following, that is to say, AS to the lots of land hereditaments and premises numbered and comprised in the FIRST SCHEDULE HERETO TO THE USE of the said MARY ELIZABETH PETTY her heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SECOND SCHEDULE here TO THE USE of the said REGINALD MEANRY MUNROE during his life and at his death to the use of the said WILFRED LORRAINE MUNROE and MARIE

11. Quarter of an Acre of Land in Pembroke Parish

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462
11.2.10

St. CLAIR MUNROB their heirs and assigns as tenants in common in equal shares AS to the lots of land hereditaments and premises numbered and comprised in the THIRD SCHEDULE hereto TO THE USE of the said JOSEPH CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the FOURTH SCHEDULE hereto TO THE USE of the said EUGENE GEORGE CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the FIFTH SCHEDULE hereto TO THE USE of the said WILLIAM THOMAS FRANCIS CHIAPPA his heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SIXTH SCHEDULE hereto TO THE USE of the said MARY ELIZABETH PETTY her heirs and assigns AS to the lots of land hereditaments and premises numbered and comprised in the SEVENTH SCHEDULE hereto UPON TRUST to convey the same to the devisees named in the said will of the said John Peter Chiappa in such shares for such estates and interests and in such manner as the said devisees shall mutually agree on or in default of such mutual agreement upon trust to convey the same in accordance with the terms of any judgment decision or direction of the Supreme Court of Bermuda which may be given in regard thereto or in the event of the said will of the said John Peter Chiappa being adjudged by the said Court within one year from the date of these presents to be invalid upon trust to convey the same to the said John Henry Chiappa as heir at law of the said John Peter Chiappa subject to the dower right therein of the said Amelia Chiappa and in default of such mutual agreements or of any such judgment decision or direction and in default of the said will being adjudged within the time aforesaid to be invalid then upon trust to convey the same to the several parties named in the said will of the said John Peter Chiappa for such estates and interests as the said Trustee shall be advised by Counsel the several devisees therein named are entitled AS to the lot of land hereditaments and premises mentioned and comprised in the EIGHTH SCHEDULE hereto UPON TRUST upon payment to the said Trustee of the sum of one hundred and Forty pounds to convey the same to the said John Henry Chiappa his heirs and assigns or such other person or persons as shall become the purchaser thereof AS to the lots of land hereditaments and premises comprised and described in the NINTH SCHEDULE hereto UPON TRUST to permit such of the parties to these presents as shall become entitled by virtue of these presents to a share in the parcels of land delineated

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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463
11-11

in plans "A" and "B" (which parties are hereinafter referred to as "the parties entitled") and their respective children to use and enjoy the said lots in common until such time as the parties entitled or such of them as shall not have transferred to the others of them in manner hereinafter mentioned their rights to use and enjoy the said lots, shall request the Trustee to convey the said lots to them, and upon such request upon trust to convey the said lots or any of them to such parties in the manner and in the share or shares expressed in such request and at the cost of such parties PROVIDED that none of the parties entitled shall transfer such right to use and enjoy the said lots to any person or person other than some or one of the remainder of the parties entitled and that on any transfer of such right the party or parties to whom such right is transferred shall pay to the party so transferring such right one seventh part of the sum at which the appraisers appointed by the Supreme Court of Bermuda for the purpose have valued the Lot in respect of which such transfer is made AND UPON FURTHER TRUST, at the death of the survivor of the children of any one of the parties entitled if no other disposition shall have been made of the said Lots, to convey in fee simple to the heir of the party entitled, an undivided interest in the said lots according to the share and interest to which the party entitled is entitled of and in the real estate devised by the will of the said Peter Chiappa or to which the party entitled has become entitled since the death of the said Peter Chiappa AS to the hereditaments and premises comprised in the TENTH SCHEDULE hereto upon trust to permit the parties hereto and their respective heirs and assigns owners for the time being of any portion or portions of the parcels of land delineated in plans "A" and "B" to use and enjoy the same as a means of access to and egress from any of the said lots of land which are partitioned and divided by these presents AS to the hereditaments and premises comprised in the ELEVENTH SCHEDULE hereto UPON FURTHER TRUST and notwithstanding the trust concerning the same lastly hereinbefore contained to convey and assure the same to the Colonial Government in the event of the same or any portion or portions thereof being acquired by the Colonial Government and converted into public roads and opened for public use, such hereditaments and premises to be conveyed free of charge in accordance with the terms of letters from the said William Thomas Francis Chiappa, as survivor executor of the will of the said Peter Chiappa and acting for and on behalf of the Vendors, to the Director of Public Works dated respectively the

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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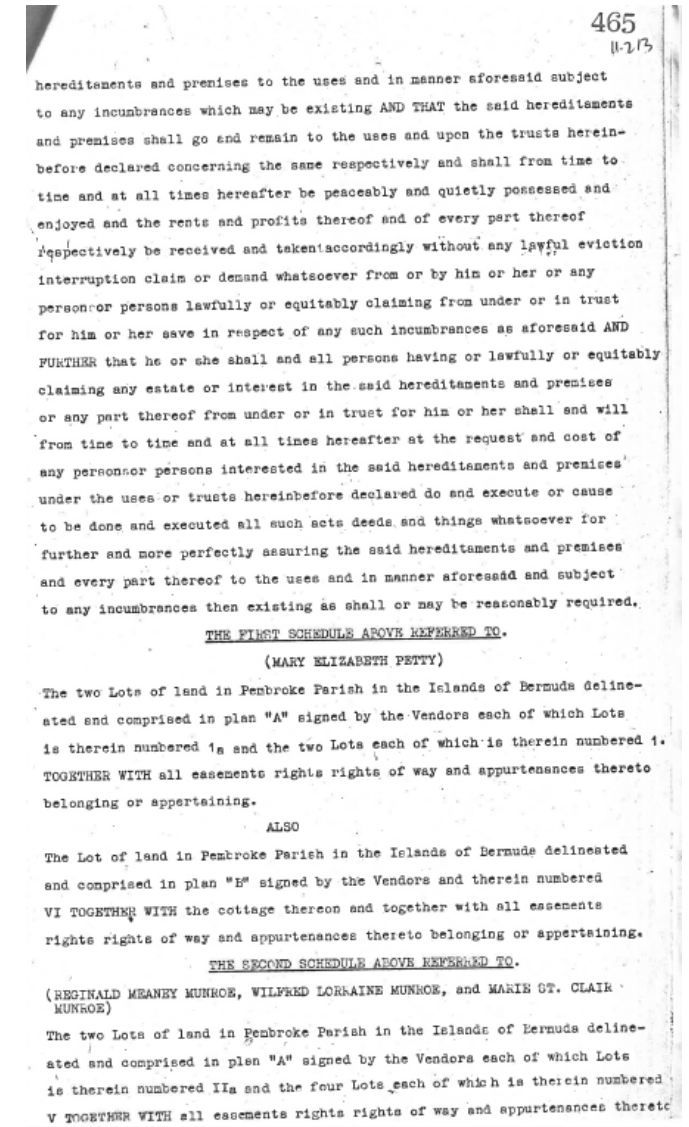
464
11-2-73

27th. day of June, 1934, and the 24th. day of February 1936 AND the said John Henry Chiappa doth hereby for himself his heirs executors and administrators covenant with the other parties to these presents and their respective heirs and assigns that the said John Peter Chiappa, Mary Jane Chiappa and Cecil Christopher Chiappa the parties hereto of the eighth part will execute these presents for the purposes herein contained within one calendar month next after they respectively shall have attained the age of twenty one years or in the event of the death of either of them before having attained that age then that the heir of the one so dying shall within one calendar month next after his or her decease on the attainment by such heir of the age of twenty one years (which ever shall last happen) execute these presents for the purposes herein contained AND THAT in the meantime the other parties to these presents and their respective heirs and assigns shall from the date hereof have quiet and uninterrupted possession of those portions of the said parcel of land which are allotted to them respectively by these presents AND each of them the said William Thomas Francis Chiappa and Eugene George Chiappa doth hereby for himself his heirs executors and administrators covenant with the other parties to these presents that they and their respective heirs executors administrators or assigns will at all times hereafter keep indemnified the other parties to these presents and their respective heirs executors administrators and assigns and the lots of land hereditaments and premises allotted to the said parties by these presents and their respective estates and effects from and against all actions costs claims and demands in respect of the said judgments so obtained against the said firm of Chiappa Brothers as aforesaid AND each of the parties hereto as far as regards his and her undivided shares and interests whatsoever the same may be of and in the said hereditaments and premises hereby granted released and partitioned and the acts deeds and defaults of himself or herself and of all persons lawfully or equitably claiming from under or in trust for him or her in relation thereto but not further or otherwise doth hereby for himself and herself his and her heirs executors and administrators covenant with the other parties hereto and their respective heirs in manner following (that is to say) THAT NOTWITHSTANDING any act deed or thing by him or her done or executed or knowingly suffered to the contrary he or she now has good right to grant and release the said

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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11. Quarter of an Acre of Land in Pembroke Parish

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6

456
11.2.4

belonging or appertaining.

ALSO.

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered V TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan and together with all easements rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the said Lot except a right of way over the roadway as shown and delineated in the said plan.

THE THIRD SCHEDULE ABOVE REFERRED TO.

(JOSEPH CHIAPPA)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered IIIa and the two Lots each of which is therein numbered III TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining.

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered III TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights of way rights and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadway on the said Lot as shown and delineated in the said plan which roadway has been extinguished.

THE FOURTH SCHEDULE ABOVE REFERRED TO.

(EUGENE GEORGE CHIAPPA)

The Two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered IVa and the two lots of land each of which is therein numbered VI TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered II together with that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining except a right of way from the said Lot Number II over the roadway as shown and delineated

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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467
1935

on the Lot numbered III in the said plan which right of way has been extinguished.

THE FIFTH SCHEDULE ABOVE REFERRED TO.
(WILLIAM THOMAS FRANCIS CHIAPPA)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which is therein numbered Va and the Lot which is therein numbered VII and the two lots of land each of which is therein marked VIII TOGETHER WITH that portion of the house which is erected on one of the lots numbered VIII as shown in the said plan with the Tank and Ruin adjacent thereto AND TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadways on the said lot as shown and delineated in the said plan which rights of way have been extinguished.

THE SIXTH SCHEDULE ABOVE REFERRED TO.
(MARY ELIZABETH PETTY)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered VIa and the four Lots of land each of which is therein numbered II TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over and along the roadways on the said Lots as shown and delineated in the said plan which rights of way have been extinguished.

ALSO

The Lot of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "B" signed by the Vendors and therein numbered IV TOGETHER WITH that portion of the house which is erected thereon as shown in the said plan TOGETHER WITH all easements rights rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the roadway shown and delineated in the said plan which rights of way have been extinguished.

THE SEVENTH SCHEDULE ABOVE REFERRED TO.
(THE ESTATE OF JOHN PETER CHIAPPA, deceased)

The two Lots of land in Pembroke Parish in the Islands of Bermuda delineated and comprised in plan "A" signed by the Vendors each of which Lots is therein numbered VIIa and Lot of land therein marked parcel I and the three Lots each of which is therein numbered IV and the three Lots each of which is therein numbered IX TOGETHER WITH that portion of the house

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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468
11-2-16

which is erected on one of the said Lots numbered IX as shown in the said plan AND TOGETHER WITH all easements rights of way and appurtenances thereto belonging or appertaining but free from all rights of way over the roadways on the Lots which are numbered IX as shown and delineated in the said plan which rights of way have been extinguished.

THE EIGHTH SCHEDULE ABOVE REFERRED TO.

The Lot of land numbered I in plan "B" signed by the Vendors.

THE NINTH SCHEDULE ABOVE REFERRED TO.

- (1) The Lot of land hereditaments and premises situated at the Northern end of the parcel of land delineated in plan "A" signed by the Vendors and therein marked with the words "Reserved for common use."
- (2) The Lot of land hereditaments and premises situated at the Southern end of the parcel of land delineated in plan "A" signed by the Vendors and therein marked with the words "Proposed reservation for roadway, landing etc."
- (3) The Lot of land hereditaments and premises situated at the Southern end of the parcel of land delineated in plan "B" signed by the Vendors and therein marked with the words "Reserved for road, water rights etc."

THE TENTH SCHEDULE ABOVE REFERRED TO.

- (1) THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured brown in the said plan and are therein marked with the word "Road" or "Proposed Road."
- (2) THAT Portion of the parcel of land delineated in plan "B" which is coloured brown in the said plan and is therein marked with the words "Road or right of way" or "Proposed road".
- (3) THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured blue in the said plan and are therein marked with the words "Proposed road".

THE ELEVENTH SCHEDULE ABOVE REFERRED TO.

THOSE PORTIONS of the parcel of land delineated in plan "A" which are coloured blue in the said plan and are therein marked with the words "Proposed road".

THE TWELFTH SCHEDULE ABOVE REFERRED TO.

Mary Elizabeth Petty	£45.17. 2.
William Thomas Francis Chiappa	246.17. 1.
Estate John Peter Chiappa	577.17. 1.
	£ 869.11. 4.

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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469
11-2-17

THE THIRTEENTH SCHEDULE ABOVE REFERRED TO.

Mary Elizabeth Petty	£ 41.12.10.
Reginald Meaney Munroe, Wilfred Lorraine Munroe, and Marie St. Clair Munroe.	227. 2.10
Joseph Chiappa	234. 2.10
Eugene George Chiappa	357.12.10
	<u>£ 860.11. 4</u>

IN WITNESS WHEREOF the parties to these presents have hereto set their hands and seals the day and year first above written.

SIGNED SEALED AND DELIVERED } Mary Elizabeth Petty (L.S.)
BY the above named Mary } John Henry Chiappa (L.S.)
Elizabeth Petty John Henry } Eugene George Chiappa (L.S.)
Chiappa George Eugene Chiappa } William T.F. Chiappa (L.S.)
William Thomas Francis Chiappa } John Peter Chiappa (L.S.)
John Peter Chiappa Edna Chiappa } Edna Chiappa (L.S.)
and Amelia Chiappa in the presence of } Amelia Chiappa (L.S.)

R. W. Appleby

SIGNED SEALED AND DELIVERED } Catherine Seymour Munroe
by the above named Catherine } by her Attorney
Seymour Munroe, Reginald } William Thomas Francis Chiappa (L.S.)
Meaney Munroe, Wilfred } Reginald Meaney Munroe
Lorraine Munroe and Marie } by his Attorney
St. Clair Munroe by their } William Thomas Francis Chiappa. (L.S.)
Attorney William Thomas } Wilfred Lorraine Munroe
Francis Chiappa, in the } by his Attorney
presence of } William Thomas Francis Chiappa (L.S.)
L. W. Joell. } Marie St. Clair Munroe
by her Attorney } William Thomas Francis Chiappa (L.S.)

SIGNED SEALED AND DELIVERED } Joseph Chiappa (L.S.)
by Joseph Chiappa in the }
presence of }
Louise Jones.
Florence A. Chiappa.

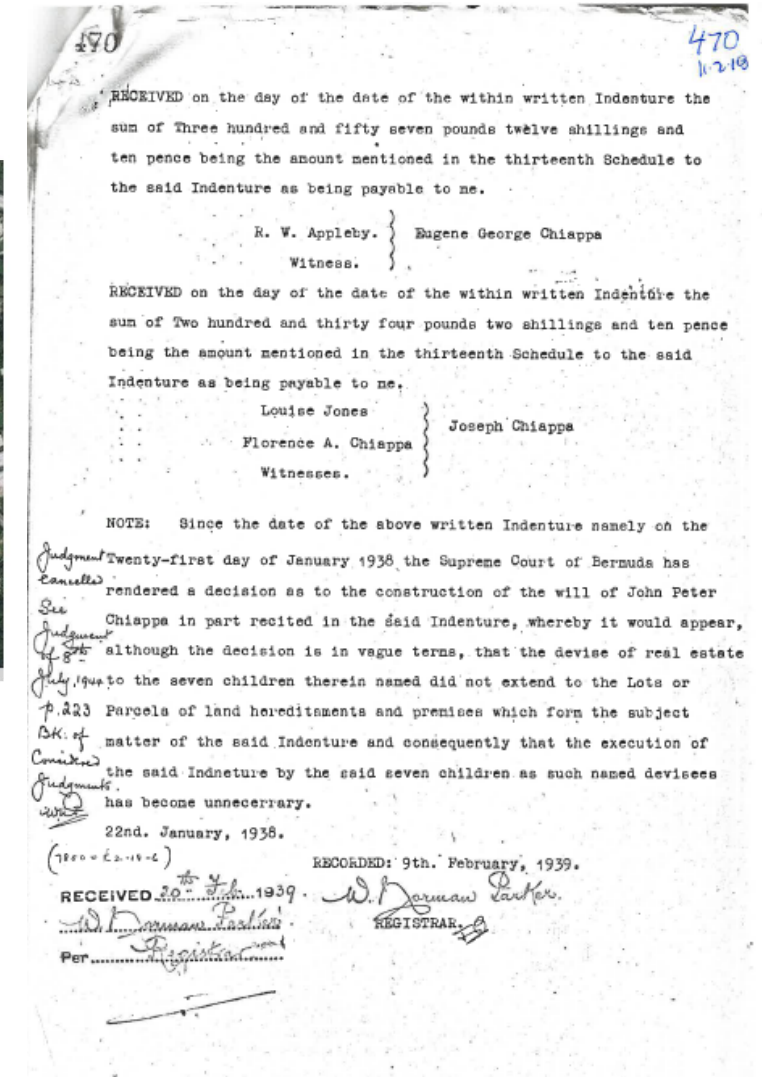
RECEIVED on the day of the date of the within written Indenture the sum of Forty one pounds twelve shillings and ten pence being the amount mentioned in the thirteenth Schedule to the said Indenture as being payable to me.
R.W.Appleby
Barrister at Law
Witness. } Mary Elizabeth Petty.

RECEIVED on the day of the date of the within written Indenture the sum of Two hundred and twenty seven pounds two shillings and ten pence being the amount mentioned in the thirteenth Schedule to the said Indenture as being payable to us.
L. W. Joell.
Witness. } Reginald Meaney Munroe
Wilfred Lorraine Munroe
Marie St.Clair Munroe
by their Attorney } William Thomas Francis Chiappa

11. Quarter of an Acre of Land in Pembroke Parish

11.2

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11. Quarter of an Acre of Land in Pembroke Parish

11.3

Newspaper ad for December 29, 1978, Mrs. Margaret Genevieve Anastasia Hollis (nee Wellman) states Great Aunt, Mrs. Grace Charlotte Philip Oates (nee Wood) is a descendant of the owner of the Mills Creek Property.

Deeds to 8 Acres of Property



11. Quarter of an Acre of Land in Pembroke Parish

11.3

Newspaper ad for December 29, 1978, Mrs. Margaret Genevieve Anastasia Hollis (nee Wellman) states Great Aunt, Mrs. Grace Charlotte Philip Oates (nee Wood) is a descendant of the owner of the Mills Creek Property.

Deeds to 8 Acres of Property



11. Quarter of an Acre of Land in Pembroke Parish



11.4

Schedule of Documents from the Office of Smith Bernard & Diel, dated May 17, 1977, signed by Genevieve Hollis (Mrs. Margaret Genevieve Anastasia Hollis (nee Wellman)), returned to Grace Charlotte Philip Oates (nee Wood).

From Smith, Bernard & Diel Office
SCHEDULE OF DOCUMENTS

relating to Grace Charlotte Philip Oates
delivered by Messrs. Smith, Barnard & Diel
to Genneive Hollis
on behalf of

DATED	DESCRIPTION OF DOCUMENTS
31st December 1957	(duplicate of original deed) Exchange of Rights of Way: Clarendon Hugh Masters and another and Charlotte Wellman
10th February 1956	Copy of the Will of Grace Charlotte Philip Oates
18th September 1950	Will of Grace Charlotte Phillip Oates. (original) (prepared by Sir E. T. Richards) revoked by subsequent Will dated 10th February, 1956.
3rd July, 1884	Certified copy of conveyance between Ann Amelia Wood and John Oates (recorded in Book of Deeds No. 32 at page 323).
23rd November 1887 } Mc: Wang Douc 1877	Original deed of Release: Peter Capper and Mary Jane his wife -to- Thomas Miles. (recorded in book of deeds No. 47 at page 232, dated 16th February, 1934).
1878	Peter Chiappa Nov 30 1874 Mary Jane Tom Heahltter

RECEIVED the above documents this day of May 17 1977
Signature Genevieve Hollis
Genneive Hollis

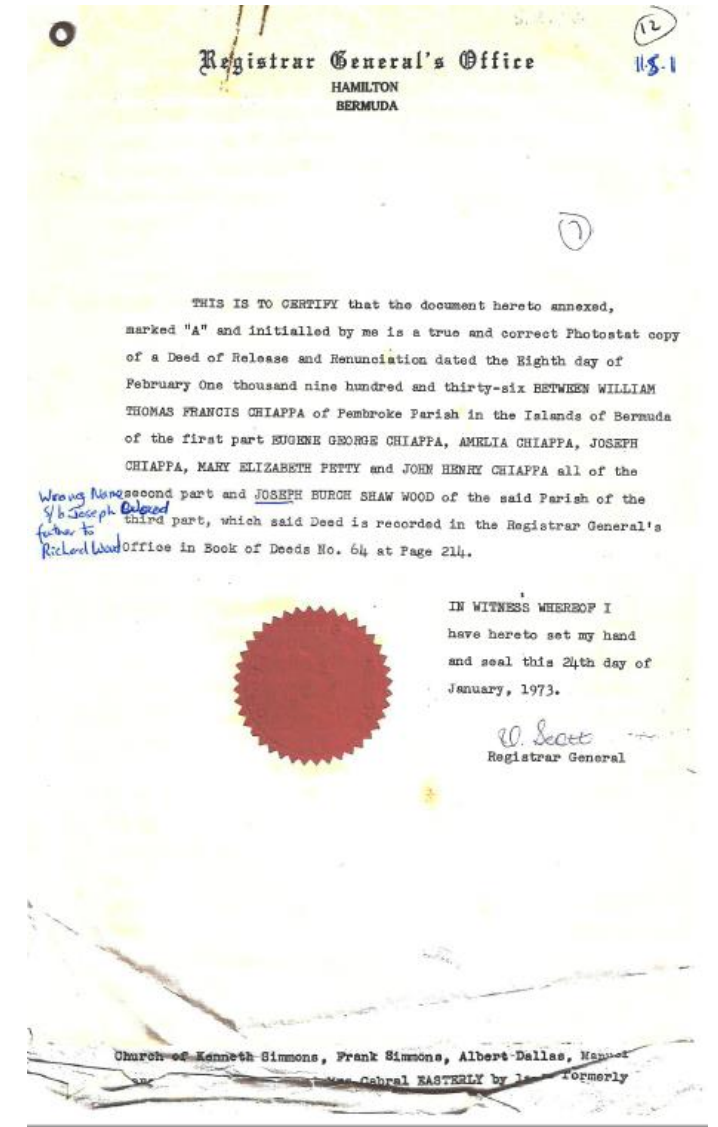
11. Quarter of an Acre of Land in Pembroke Parish

11.5

False Documents

Certified copy from the Registrar General's Office, dated 13th December 1976 Indenture dated 23 June 1936 made between Mary Elizabeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

Name should have been Joseph Julius Wood, Father to Richard Wood



11. Quarter of an Acre of Land in Pembroke Parish

11.5

False Documents

Certified copy from the Registrar General's Office, dated 13th December 1976 Indenture dated 23 June 1936 made between Mary Elizabeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

Name should have been Joseph Julius Wood, Father to Richard Wood



11.5.2

"A" 008

COPY

THIS INDENTURE made the Eighth day of February One thousand nine hundred and thirty six Between William Thomas Francis Chiappa of Pembroke Parish in the Islands of Bermuda of the first part Eugene George Chiappa, Amelia Chiappa Joseph Chiappa, Mary Elizabeth Petty and John Henry Chiappa all of the second part and Joseph Burch Shaw Wood of the said Parish of the third part WHEREAS in an action pending in the Supreme Court of Bermuda (No. 19 of 1935) in which the said Joseph Burch Shaw Wood is plaintiff and the said William Thomas Francis Chiappa is defendant the said plaintiff claimed damages and an injunction in respect of acts of trespass committed by the defendant upon the lands of the plaintiff hereinafter described AND WHEREAS the said William Thomas Francis Chiappa claims to have committed the said acts on behalf of himself and the parties hereto of the second part and other persons entitled to the real estate of the late Peter Chiappa his father and under the mistaken belief that the said deceased was entitled to portions of the said lands AND WHEREAS the said Joseph Burch Shaw Wood claims certain other lands hereinafter mentioned lying to the West of the tract of land hereinafter particularly described which said lands are also claimed by the parties hereto of the first and second parts AND WHEREAS the said William Thomas Francis Chiappa has agreed to confess judgment in the said action and for the purpose of settling the said disputes the parties hereto have agreed to execute the mutual releases and covenants hereinafter contained NOW THIS INDENTURE WITNESSETH that in pursuance of the said agreement and in consideration of the premises the parties hereto of the first and second parts respectively do hereby release and renounce unto and to the use of the said Joseph Burch Shaw Wood his heirs and assigns all right title interest claim and demand whatsoever in and to that certain tract of land situate in Pembroke Parish delineated on the plan hereto annexed and thereon in the said Island/coloured Red containing by estimation thirty-eight acres or thereabouts and bounded NORTHERLY partly by the public road leading to the Admiral's Landing at Spanish Point partly by land respectively of the Admiralty of the Roman Catholic Church of Kenneth Simmons, Frank Simmons, Albert Dallas, Manuel Soares, Joseph Soares and Mrs Cabral EASTERLY by lands formerly

11. Quarter of an Acre of Land in Pembroke Parish

11.5

False Documents

Certified copy from the Registrar General's Office, dated 13th December 1976 Indenture dated 23 June 1936 made between Mary Elizabeth Petty, Widow of the late Robert Horace Petty and Others, of Late Peter Chiappa, Spanish Point (Boss's Cove), North Shore, Tulo Valley and the Waterfront Property.

Name should have been Joseph Julius Wood, Father to Richard Wood



11.5.3 215

of the said Peter Chiappa and of Mrs Oates SOUTHERLY partly by the waters of Bosses Cove partly by the point of land known as "Oxford" and partly by the waters of the Great Sound and WESTERLY by the land known as the "Cricket Field" and the "Burnt House" separated therefrom for the greater part by a stone wall as shown on the said plan and also all that Island situated in Bosses Cove aforesaid to the South of the said tract of land and to the East of the said point known as "Oxford" AND THE SAID parties hereto of the first and second parts do hereby for themselves their respective heirs executors and administrators jointly and severally COVENANT with the said Joseph Burch Shaw Wood his heirs and assigns that they the said covenanting persons respectively and all other persons lawfully or equitably claiming from or under them respectively or from or under the said Peter Chiappa shall and will from time to time and at all times hereafter execute all such further assurances as shall be reasonably required for more effectually releasing and renouncing all claims whatsoever to the said hereditaments hereinbefore particularly described or any part or parts thereof AND THIS INDENTURE FURTHER WITNESSETH that in consideration of the premises the said Joseph Burch Shaw Wood doth hereby release and renounce unto and to the use of the said parties hereto of the first and second parts their heirs and assigns all right title interest claim and demand whatsoever in and to all those lands known as the "Cricket Field" and "Burnt House" and the lands situate between the said last mentioned lands and the waters of the Great Sound all of which lands lie to the West of the said tract of land hereinbefore particularly described AND ALSO that from and after judgment in the said action shall have been confessed by or on behalf of the said William Thomas Francis Chiappa and duly entered of record in the said Court the said Joseph Burch Shaw Wood shall release the said William Thomas Francis Chiappa from all claims for damages arising out of the acts complained of therein or otherwise relating

(PLAN ATTACHED)

to the said lands and also from all costs of the said Joseph Burch Shaw Wood in the said action AND IT IS HEREBY AGREED AND DECLARED that for the purpose of enforcing and further effectuating the settlement of the said dispute in accordance with the provisions

Bermuda Commission of Inquiry Historic Loss of Land

Our Family Legacy

**Thank you for allowing us the
opportunity to present our case.**



Presented by Cecilia Lynne S Cann, Hugh S L Hollis and Velda G Charlatta Franco

Date: Tuesday 19 January, 2021