

GOVERNMENT OF THE UNITED STATES VIRGIN ISLANDS
OFFICE OF THE LIEUTENANT GOVERNOR
OFFICE OF THE TAX COLLECTOR

In compliance with Title 33, Chapter 89, Virgin Islands Code, the Office of the Lieutenant Governor, Office of the Tax Collector, will sell at public auction to the highest bidder the following real properties listed below on the date, time and place as noted herein.

ST. CROIX

**ST. THOMAS/ST. JOHN/ WATER
ISLAND**

DATE:	June 29 th 2017	July 6 th 2017
TIME:	10AM – 3PM	10AM – 3PM
LOCATION:	Juan F. Luis Hospital Bennie & Martha Foundation Conference Center	Windward Passage Hotel Caribbean A & B Conference Room

ST. CROIX

NAME OF OWNER	PARCEL TAX NUMBER	PARCEL NUMBER	AMOUNT DUE
CORMORANT BEACH PART LTD.	2-02705-0165-00	41-O LA GRANDE PRINCESSE	\$ 4,166.83
COUNTRY HILL EST HOMEOWNERS A	2-04609-0113-00	480, 502, 521, 531 BARREN SPOT	\$ 3,518.95
DISTRICT BOARD OF CHURCH	2-04702-0304-00	196 TO 198-A SION HILL	\$ 5,788.82
F T G INC.	2-02700-0310-00	1-J, 1-KA, 1-M, 130 LITTLE PRINCESSE ROAD	\$ 10,932.61
FAST FOTO INC.	2-02715-0301-00	10 & 11 GOLDEN ROCK	\$ 168,988.11
FORT VIEW PROPERTIES INC.	2-04904-0302-00	1 CHURCH ST 28 HOSP ST	\$ 28,711.49
GRAND UNITED ORDER	2-04600-0231-00	15-A SION HILL	\$ 5,226.32
INNOVATIVE ASSET GROUP INC.	2-02602-0241-00	35-D ST. JOHN (ROAD)	\$ 2,545.94
LYLE REALTY TRUST-DAVID	2-05100-0282-00	39 MARIENHOJ	\$ 5,263.03
MARGARET ELLEN CORPORATION	2-04800-0234-00	10 OF PARCEL 3 ORANGE GROVE	\$ 22,012.89
NAESHA INVESTMENT, INC.	2-01409-0204-00	162 JUDITH FANCY	\$ 6,749.37
PARRIS VALLEY ESTATE, LTD.	2-03311-0409-00	321, 322, 323&325 COTTON VALLEY	\$ 15,730.08
PETER'S FARM INVESTMENT CORP	4-01900-0101-00	REM SPRING GARDEN	\$ 12,893.60
QUAKER, MAID A DIVISION OF W C	2-01200-0329-00	38 CLAIRMONT	\$ 5,774.56
ST CROIX HOTEL	2-01400-0454-00	111-C LA GRANDE	\$ 8,051.40

ASSOCIATION		PRINCESSE	
ST CROIX HOTEL ASSOCIATION	2-01400-0455-00	111-B LA GRANDE PRINCESSE	\$ 7,555.64
TAMARIND EST HOMEOWNERS	2-08500-0199-00	95-96-109&110 HUMBUG	\$ 7,816.17
THE WOMENS DIVISION	4-07800-0202-00	11 HOGENSBOURG	\$ 5,329.76
UDI MANAGEMENT INC.	2-02608-0327-00	34-AE& AH LA GRANDE PRINCESSE	\$ 19,503.07
UNICHRIS CORPORATION	4-07700-0446-00	38-B EST WHIM	\$ 8,528.66
VILLAFANE, J A R	2-04907-0202-00	31 COMPANY ST	\$ 14,616.76
VILLE LA REINE COMMERCIAL	2-06500-0209-00	2-A LA REINE	\$ 702,917.68
WORK & REST HOME OWNERS ASSOC.	2-06815-0101-00	583 WORK & REST	\$ 4,722.83

ST. THOMAS/ST. JOHN/ WATER ISLAND

NAME OF OWNER	PARCEL TAX NUMBER	PARCEL NUMBER	AMOUNT DUE
AFF REALTY INCORPORATED	1-05401-5107-00	PUB FRWY-PRIND GD 9A&POR KINGS QTR	\$ 3,099.76
AFF REALTY INCORPORATED	1-05401-5121-00	PRINDSENS GADE 9C KINGS QTR	\$ 2,693.90
AGEMA INCORPORATED INC.	1-05202-0419-00	CONTANT 17A SOUTHSIDE QTR 7BA	\$ 12,516.95
AGEMA INCORPORATED INC.	1-05202-0420-00	CONTANT 17B SOUTHSIDE QTR 7BA	\$ 62,017.99
AMERICAN MOTOR INNS INC.	1-05204-0621-00	CONTANT 89A&90 SOUTHSIDE QTR	\$ 18,441.22
AUSTIN BLYDEN INC.	1-05302-4401-00	NELLIKE 1 & STORE 1A & 10 CROWN PRINCE QTR	\$ 99,538.39
BLUEWATER CREST HOMEOWNER'S	1-02302-0141-00	FORTUNA 5-61 WESTEND QTR	\$ 4,054.72
BOVONI STABLES, INC.	1-05302-4504-00	REGJERINGS GADE 2A CROWN PRINCE QTR	\$ 228,824.58
CARIBBEAN R. & INV CO. #134	1-05703-0898-00	ANNAS RETREAT 173C-81,96 NEW QUARTER	\$ 10,684.88
CARIFEST CORPORATION	1-09401-0230-00	BOVONI 18F/WESTERN PART FRENCHMAN BAY QTR	\$ 14,378.34
CASTLE ACQUISITION INC.	1-07403-0103-00	FRENCHMANBAY 100REM.100-1 No.4 FRENCHMANS BAY QTR	\$ 242,420.13
CASTLE ACQUISITION INC.	1-07803-0428-10	COWPET CONDO 8-1-10 & 11 BLDG.IA#1009	\$ 50,035.24
CASTLE ACQUISITION INC.	1-07803-0428-22	NAZARETH COWPET 8-1-10 & 11 RESORT B#N APT#1014	\$ 61,712.99
CASTLE ACQUISITION INC.	1-07803-0428-83	COWPET BEACH RESORT 8-1-10&8-1-11 BLDG X APT 3024	\$ 18,797.79
CASTLE ACQUISITION INC.	1-07803-0428-85	COWPET BEACH RESORT 8-1-10 & 8-1-11 BLDG.#B	\$ 62,243.15

		APT.#3002	
CHRISTIAN OUTREACH MINST	1-07404-0402-00	BOLONGO ESTATE 106 FRENCHMANS BAY QTR	\$ 47,387.65
COWPET BAY CORP.	1-07803-0427-00	NAZARETH 8-5 RED HOOK QTR	\$ 7,527.01
FORTUNA BAY ESTATES	1-04901-0120-00	FORTUNA 4-S REMAINDER WEST END QTR	\$ 6,761.16
GOLDEN ROC HOTEL, INC.	1-05202-0175-00	CONTANT 107-3-1 7B SOUTHSIDE QTR	\$ 10,459.72
HUMANA INTERNATIONAL, LTD.	1-03104-0210-00	TARBOR & HARMONY 4-20 EAST END QTR	\$ 54,367.67
ISLAND DEV. & ASSOC. INC.	1-05602-0310-00	394-280 ANNAS RETREAT NEW QTR	\$ 3,990.71
ISLAND DEV. ASSOCIATES	1-05404-1934-00	61-A EST. THOMAS 61 NEW QTR	\$ 25,124.21
MAGENS POINT, INC.	1-03001-0103-00	ST JOSEPH & ROSENDAHL 7 GREAT NORTHSIDE QTR	\$ 334,481.96
R. C. LAND CORP.	1-02604-0117-00	DOROTHEA 22A LITTLE NORTHSIDE	\$ 121,959.76
REAL ESTATE HOLDINGS LTD.	1-03001-0137-29	ST JOSEPH & ROSENDAHL 7A & 7B APT.B-13 MAGENS PT.	\$ 11,392.50
REAL ESTATE HOLDINGS LTD.	1-03001-0137-31	ST JOSEPH & ROSENDAHL 7A & 7B APT.B-14 MAGENS PT.	\$ 11,392.50
REAL ESTATE HOLDINGS LTD.	1-03001-0137-32	ST JOSEPH & ROSENDAHL 7A & 7B APT.B-15 MAGENS PT.	\$ 11,392.50
ST THOMAS DEVP CORP.	1-07403-0232-00	FRENCHMAN'S BAY 14-59A FRENCHMAN'S BAY QTR	\$ 3,862.06
THE EST. HOFFMAN/NULLYBERG DEVP	1-05603-0311-00	C-12-2 ESTATE HOFFMAN NEW QTR	\$ 19,725.80
U. V. I. , GOTTLIEB, KAIJA & KAJ.	1-05102-0201-00	LINDBERG BAY 35 SOUTHSIDE QTR	\$ 44,380.67
Y & S CORPORATION, INC.	1-01103-0103-00	DOROTEA REM 17 LT. NORTHSIDE	\$ 17,471.49
Y & S CORPORATION, INC.	1-01103-0105-00	DOROTHEA 17-1&18C LT. NORTHSIDE	\$ 26,350.10
Y & S CORPORATION, INC.	1-01103-0201-00	DOROTHEA REM. 19&19-2 LT. NORTHSIDE	\$ 9,852.62
Y & S CORPORATION, INC.	1-01103-0203-00	DOROTHEA REMAINDER 18 LT. NORTHSIDE	\$ 81,536.90
Y & S CORPORATION, INC.	1-01103-0248-00	DOROTHEA 19-1 LT. NORTHSIDE	\$ 27,764.95
ZION ASSEMBLY SCHOOL, INC.	1-05301-1307-00	ALTONA & WELGUNST 200-7-7 KRONP. PRINCE QTR	\$ 6,238.04
EGBERT MARSH TRUST	3-04103-0101-00	7 REM CAROLINA NO. 1 CORAL BAY QTR	\$ 618,509.44
PARCEL 8-1 LLP	3-03901-0232-00	8-1 PETER BAY #2AA MAHO BAY QTR	\$ 123,392.37

ROCK RIDGE ENTERPRISE, INC.	3-06402-0372-00	10-27-13 EST. CAROLINA #1 CORAL BAY QTR	\$ 47,469.19
ST JOHN LAND INV. PTSHIP.	3-03901-0113-00	6 PETER BAY MAHO BAY QTR	\$ 154,971.79
TRIDENT COMMERCIAL CORP.	3-08201-0151-00	3B-58 SANS SOUCCI 7 G. GUT CRUZ BAY QTR	\$ 20,480.35
WILLIAM & LLEWELYN DEV. CO.	3-08102-0224-00	3AF & 3AGA ENIGHED CRUZ BAY QTR	\$ 11,079.35

The Office of the Lieutenant Governor, Office of the Tax Collector Auction Sale will be conducted in accordance with the provisions of 33 V.I.C. §2542 et. seq. No bid shall be accepted for a less amount than the taxes and public sewer system user fees upon said property, together with all the costs and penalties, thereon, and unless accompanied by a deposit of ten percent of the amount bid. The amount deposited shall be forfeited in the event of failure on the part of the purchaser to pay the balance of the purchase within 10 calendar days, of the date of auction. In the event that a purchaser forfeits the deposit, said property shall be sold in a subsequent auction.

Under 33 V.I.C. § 2551, the Lieutenant Governor shall prepare, sign and deliver to the purchaser of any real property sold for the non-payment of taxes and public sewer system user fees a Certificate of Purchase. If the one-year right of redemption provided for under Virgin Islands law is not exercised within the time prescribed, the Certificate of Purchase when recorded in the Office of the Recorder of Deeds, shall vest the title to said property in said purchaser, free from all mortgages, liens or other encumbrances.

Under 33 V.I.C. § 2551a, the purchaser of any real property sold for the nonpayment of taxes and public sewer system user fees is prohibited from undertaking improvements to said property during the one-year statutory period of redemption. If improvements are undertaken by the purchaser thereof in violation of Virgin Islands law, the previous owner, in exercising the right of redemption **is not** required to reimburse the purchaser, his heirs, or assigns, for the cost of any such improvements.

DATED: June 6, 2017

The Honorable Osbert E. Potter
Lieutenant Governor of the Virgin Islands