

IN THE SUPERIOR COURT OF THE VIRGIN ISLANDS
DIVISION OF ST. THOMAS AND ST. JOHN

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SUPERIOR COURT

FRENCHMAN'S COVE CONDOMINIUM
OWNERS' ASSOCIATION, INC.

Plaintiff,

vs.

ROCHELLE C. CARLSON,

Defendant.

)
)
) ST - 18 - CV 732
)
) ACTION FOR DEBT
) FORECLOSURE OF
) LIEN AND BREACH OF
) CONTRACT
)
)
)
)
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NOTICE OF MARSHAL'S SALE

In compliance with a Writ of Execution issued out of the Superior Court of the Virgin Islands, Division of St. Thomas, on or about August 21, 2019, wherein Frenchman's Cove Condominium Owners' Association, Inc. is the Plaintiff and Rochelle C. Carlson is the Defendant, Case No. ST - 18 - CV - 732, Action for Debt, Foreclosure of Lien and Breach of Contract, the undersigned Office of the Virgin Islands Marshal will sell at public sale to the highest and best bidder on the 4th day of March, 2020, at 10:00 a.m., at the Office of the Virgin Islands Marshal's Office, Farrelly Justice Center, St. Thomas, U.S. Virgin Islands, the following real property:

Timeshare Interest Number 0143G46 with usage of unit on an annual basis within the Gold Season, in Frenchman's Cove Condominium, located at Parcel No. 4-C-Rem., Parcel No. 4-D, Estate Bakkeroe No. 5 Frenchman's Bay Quarter, St. Thomas, United States Virgin Islands according to and as said terms and all other terms not otherwise defined herein are defined in the Declaration of Condominium thereof, as recorded as Document No. 2005006878 on July 14, 2005, in the Office of the Recorder of Deeds for St. Thomas and St. John, United States Virgin Islands as may be subsequently amended from time to time (collectively, the "Declaration of Condominium").

This judicial sale will be conducted in accordance with the provisions of V.I. CODE ANN. tit. 5 § 471 *et. seq.* and the terms of sale, the full text of which can be reviewed at the Office of the Virgin Islands Marshal. The terms of purchase include: ten percent (10%) of the purchase price which must be deposited with the Marshal's office on or before 3:00 p.m. on the day of the sale, and, upon failure to do so, the Marshal reserves the right to award the sale to the next highest bidder. The balance of the sum bid must be paid within 30 days, or the deposit will be retained by the Marshal as and for liquidated damages and applied toward satisfaction of the Judgment for which the property is being sold, and the Marshal further reserves the right, in such event, to award the sale to the next highest bidder. All payments must be made by cash, certified check, bank check, or U.S. postal order. Personal uncertified checks will not be accepted.

**LAWRENCE A. WALCOTT, JR.,
CHIEF MARSHAL**

1-27, 2020

By: 

**ANDREW R. AYALA
ASSISTANT MARSHAL**

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