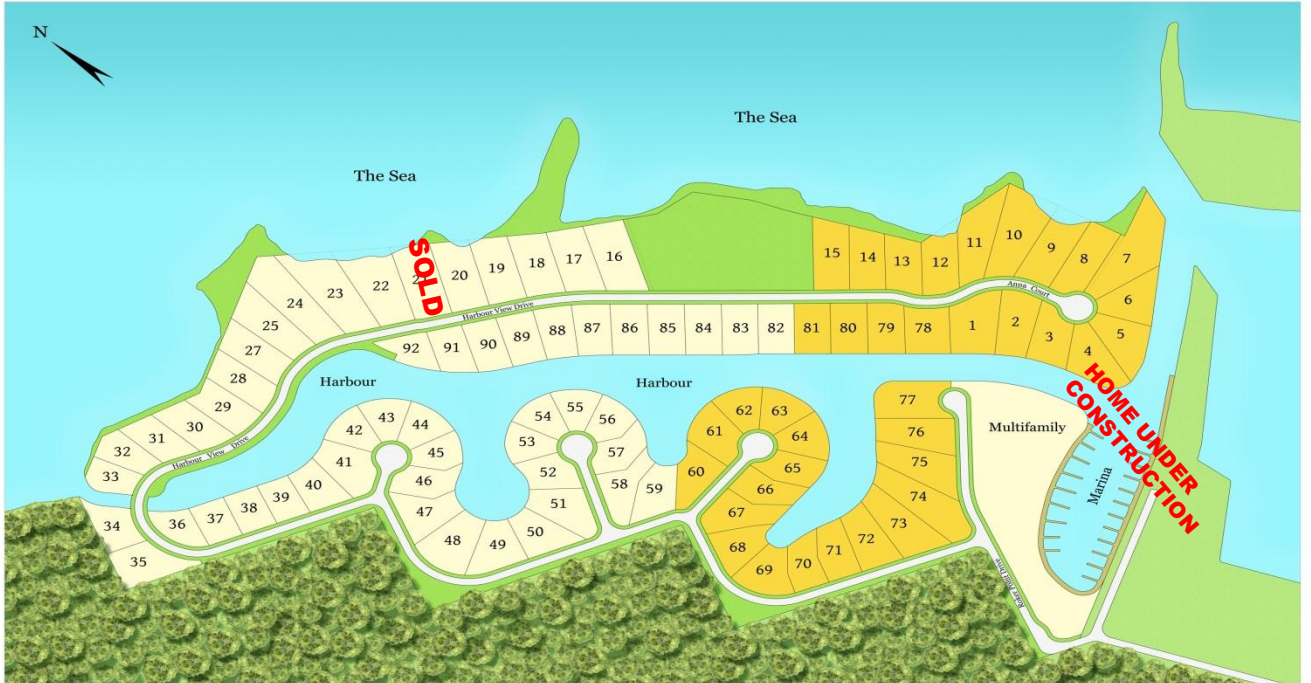


# ROKER POINT ESTATES AT EMERALD BAY

GREAT EXUMA, THE BAHAMAS



# ROKER POINT ESTATES

These materials are not intended to be an offer to sell nor a solicitation of offers to buy real estate in Roker Point Estates and The Estates at Hooper's Bay respectively by residents of Connecticut, Hawaii, Idaho, Illinois, New York, New Jersey, Oregon and any state or jurisdiction where prior registration or advance qualification is required but not completed or where otherwise prohibited by law. Void where prohibited by law. These materials and these features, facilities, and amenities described and depicted herein are based upon the current development plans, which plans are subject to change without notice, and there is no guaranty that said features, facilities, and amenities will be of the same type, size or nature as depicted or described. Pricing and availability subject to change.

	<b>Lot No.</b>	<b>Frontage Type</b>	<b>Elevation</b>	<b>Size Sq. Ft.</b>	<b>Frontage Feet</b>	<b>Boat Slip Length in Feet*</b>	<b>Lot Price**</b>
	<b>1</b>	<b>Harbour Frontage</b>	<b>20</b>	<b>19,820</b>	<b>108.97</b>	<b>63</b>	<b>\$ 475,000.00</b>
	<b>2</b>	<b>Harbour Frontage</b>	<b>33</b>	<b>16,945</b>	<b>76</b>	<b>53</b>	<b>\$ 408,000.00</b>
	<b>3</b>	<b>Harbour Frontage</b>	<b>34</b>	<b>14,985</b>	<b>103.81</b>	<b>80</b>	<b>\$ 435,000.00</b>
	<b>4</b>	<b>Harbour Frontage</b>	<b>34</b>	<b>15,551</b>	<b>173</b>	<b>93</b>	<b>3,100 S.F. Home Under Const. Now For Sale</b>
	<b>5</b>	<b>Marina Entrance</b>	<b>30</b>	<b>17,206</b>	<b>174.1</b>	<b>0</b>	<b>\$ 465,000.00</b>
	<b>6</b>	<b>Marina Entrance</b>	<b>30</b>	<b>16,379</b>	<b>186.85</b>	<b>0</b>	<b>\$ 475,000.00</b>
	<b>7</b>	<b>Beach, Elevated</b>	<b>30</b>	<b>22,869</b>	<b>233</b>	<b>0</b>	<b>\$ 1,100,000.00</b>
	<b>8</b>	<b>Rocky Beach, Elevated</b>	<b>29</b>	<b>17,816</b>	<b>82.28</b>	<b>0</b>	<b>\$ 731,000.00</b>
	<b>9</b>	<b>Rocky Beach, Elevated</b>	<b>31</b>	<b>17,990</b>	<b>90</b>	<b>0</b>	<b>\$ 731,000.00</b>
	<b>10</b>	<b>Elevated, Rocky Shore</b>	<b>33</b>	<b>24,045</b>	<b>136.54</b>	<b>0</b>	<b>\$ 937,000.00</b>
	<b>11</b>	<b>Elevated, Rocky Shore</b>	<b>30</b>	<b>20,342</b>	<b>167.28</b>	<b>0</b>	<b>\$ 937,000.00</b>
	<b>12</b>	<b>Beach</b>	<b>16</b>	<b>14,984</b>	<b>92.4</b>	<b>0</b>	<b>\$ 935,000.00</b>
	<b>13</b>	<b>Beach</b>	<b>17</b>	<b>13,460</b>	<b>92.4</b>	<b>0</b>	<b>\$ 787,000.00</b>
	<b>14</b>	<b>Beach</b>	<b>17</b>	<b>15,550</b>	<b>92.64</b>	<b>0</b>	<b>\$ 957,000.00</b>
	<b>15</b>	<b>Beach/Shore</b>	<b>17</b>	<b>17,947</b>	<b>92</b>	<b>0</b>	<b>\$ 800,000.00</b>
	<b>16</b>	<b>Beach</b>	<b>14</b>	<b>19,600</b>	<b>100.54</b>	<b>0</b>	<b>\$ 1,100,000.00</b>
	<b>17</b>	<b>Beach</b>	<b>14</b>	<b>17,990</b>	<b>93.12</b>	<b>0</b>	<b>\$ 1,100,000.00</b>
	<b>18</b>	<b>Rocky Shore</b>	<b>14</b>	<b>17,554</b>	<b>84.46</b>	<b>0</b>	<b>\$ 850,000.00</b>
	<b>19</b>	<b>Beach/Shore</b>	<b>14</b>	<b>18,425</b>	<b>96.36</b>	<b>0</b>	<b>\$ 850,000.00</b>
	<b>20</b>	<b>Beach</b>	<b>14</b>	<b>19,035</b>	<b>96.36</b>	<b>0</b>	<b>\$ 950,000.00</b>

	<b>21</b>	<b>SOLD</b>	<b>14</b>	<b>20,342</b>	<b>96.36</b>	<b>0</b>	<b>SOLD</b>
	<b>22</b>	<b>Beach</b>	<b>14</b>	<b>23,522</b>	<b>143</b>	<b>0</b>	<b>\$ 850,000.00</b>
	<b>23</b>	<b>Beach/Boat slip on harbour</b>	<b>14</b>	<b>26,658</b>	<b>143.2</b>	<b>64</b>	<b>\$ 1,100,000.00</b>
	<b>24</b>	<b>Rocky Shore</b>	<b>14</b>	<b>24,567</b>	<b>120.29</b>	<b>48</b>	<b>\$ 750,000.00</b>
	<b>25</b>	<b>Rocky Shore</b>	<b>14</b>	<b>18,295</b>	<b>112.74</b>	<b>40</b>	<b>\$ 650,000.00</b>
	<b>26</b>	<b>Rocky Shore</b>	<b>14</b>	<b>15,638</b>	<b>97.2</b>	<b>62</b>	<b>\$ 600,000.00</b>
	<b>27</b>	<b>Rocky Shore</b>	<b>14</b>	<b>15,333</b>	<b>92.08</b>	<b>73</b>	<b>\$ 600,000.00</b>
	<b>28</b>	<b>Rocky Shore</b>	<b>14</b>	<b>14,374</b>	<b>92.21</b>	<b>83</b>	<b>\$ 565,000.00</b>
	<b>29</b>	<b>Rocky Shore</b>	<b>14</b>	<b>13,982</b>	<b>90.49</b>	<b>79</b>	<b>\$ 535,000.00</b>
	<b>30</b>	<b>Rocky Shore</b>	<b>14</b>	<b>13,155</b>	<b>71.8</b>	<b>75</b>	<b>\$ 500,000.00</b>
	<b>31</b>	<b>Rocky Shore</b>	<b>14</b>	<b>11,412.0</b>	<b>73.40</b>	<b>26</b>	<b>\$ 450,000.00</b>
	<b>32</b>	<b>Rocky Shore</b>	<b>14</b>	<b>9,801</b>	<b>71.76</b>	<b>25</b>	<b>\$ 375,000.00</b>
	<b>33</b>	<b>Flushing Channel</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Lot No.</b>	<b>Frontage Type</b>	<b>Elevation</b>	<b>Size Sq. Ft.</b>	<b>Frontage Feet</b>	<b>Boat Slip Length in Feet**</b>	<b>Lot Price*</b>
	<b>34</b>	<b>Ocean View</b>	<b>14</b>	<b>9,222</b>	<b>N/A</b>	<b>0</b>	<b>\$ 260,000.00</b>
	<b>35</b>	<b>Ocean View</b>	<b>14</b>	<b>12,849</b>	<b>N/A</b>	<b>0</b>	<b>\$ 320,000.00</b>
	<b>36</b>	<b>Harbour Frontage</b>	<b>11</b>	<b>13,337</b>	<b>72.07</b>	<b>45</b>	<b>\$ 352,000.00</b>
	<b>37</b>	<b>Harbour Frontage</b>	<b>12</b>	<b>10,845</b>	<b>91.88</b>	<b>69</b>	<b>\$ 352,000.00</b>
	<b>38</b>	<b>Harbour Frontage</b>	<b>13</b>	<b>11,059</b>	<b>91.88</b>	<b>71</b>	<b>\$ 352,000.00</b>
	<b>39</b>	<b>Harbour Frontage</b>	<b>15</b>	<b>10,375</b>	<b>81.07</b>	<b>57</b>	<b>\$ 352,000.00</b>
	<b>40</b>	<b>Harbour Frontage</b>	<b>17</b>	<b>12,658</b>	<b>81.43</b>	<b>58</b>	<b>\$ 352,000.00</b>
	<b>41</b>	<b>Harbour Frontage</b>	<b>19</b>	<b>16,637</b>	<b>62.33</b>	<b>40</b>	<b>\$ 385,000.00</b>
	<b>42</b>	<b>Harbour Frontage</b>	<b>17</b>	<b>11,044</b>	<b>137.44</b>	<b>118</b>	<b>\$ 405,000.00</b>
	<b>43</b>	<b>Harbour Frontage</b>	<b>18</b>	<b>11,044</b>	<b>137.44</b>	<b>131</b>	<b>\$ 385,000.00</b>

	<b>44</b>	<b>Harbour Frontage</b>	<b>18</b>	<b>11,171</b>	<b>139.02</b>	<b>130</b>	<b>\$ 385,000.00</b>
	<b>45</b>	<b>Harbour Frontage</b>	<b>17</b>	<b>10,532</b>	<b>99.91</b>	<b>78</b>	<b>\$ 375,000.00</b>
	<b>46</b>	<b>Harbour Frontage</b>	<b>19</b>	<b>13,048</b>	<b>83.09</b>	<b>62</b>	<b>\$ 375,000.00</b>
	<b>47</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>15,782</b>	<b>63.69</b>	<b>37</b>	<b>\$ 395,000.00</b>
	<b>48</b>	<b>Harbour Frontage</b>	<b>38</b>	<b>18,814</b>	<b>59.05</b>	<b>36</b>	<b>\$ 410,000.00</b>
	<b>49</b>	<b>Harbour Frontage</b>	<b>39</b>	<b>15,540</b>	<b>54</b>	<b>32</b>	<b>\$ 385,000.00</b>
	<b>50</b>	<b>Harbour Frontage</b>	<b>37</b>	<b>14,745</b>	<b>55.91</b>	<b>34</b>	<b>\$ 385,000.00</b>
	<b>51</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>16,677</b>	<b>53.86</b>	<b>32</b>	<b>\$ 395,000.00</b>
	<b>52</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>12,335</b>	<b>87.22</b>	<b>60</b>	<b>\$ 375,000.00</b>
	<b>53</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>10,282</b>	<b>130.84</b>	<b>85</b>	<b>\$ 380,000.00</b>
	<b>54</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>11,010</b>	<b>137.25</b>	<b>80</b>	<b>\$ 390,000.00</b>
	<b>55</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>10,402</b>	<b>129.67</b>	<b>95</b>	<b>\$ 375,000.00</b>
	<b>56</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>11,220</b>	<b>114.62</b>	<b>100</b>	<b>\$ 375,000.00</b>
	<b>57</b>	<b>Harbour Frontage</b>	<b>27</b>	<b>12,912</b>	<b>85.73</b>	<b>64</b>	<b>\$ 375,000.00</b>
	<b>58</b>	<b>Harbour Frontage</b>	<b>24</b>	<b>15,497</b>	<b>40.24</b>	<b>30</b>	<b>\$ 385,000.00</b>
	<b>59</b>	<b>Harbour Frontage</b>	<b>20</b>	<b>14,689</b>	<b>59.34</b>	<b>30</b>	<b>\$ 375,000.00</b>
	<b>60</b>	<b>Harbour Frontage</b>	<b>18</b>	<b>14,646</b>	<b>74.01</b>	<b>45</b>	<b>\$ 375,000.00</b>
	<b>61</b>	<b>Harbour Frontage</b>	<b>17</b>	<b>15,139</b>	<b>133</b>	<b>101</b>	<b>\$ 487,000.00</b>
	<b>62</b>	<b>Harbour Frontage</b>	<b>16</b>	<b>11,413</b>	<b>138.45</b>	<b>100</b>	<b>\$ 487,000.00</b>
	<b>63</b>	<b>Harbour Frontage</b>	<b>16</b>	<b>11,757</b>	<b>149.01</b>	<b>100</b>	<b>\$ 525,000.00</b>
	<b>64</b>	<b>Harbour Frontage</b>	<b>16</b>	<b>12,549</b>	<b>153.48</b>	<b>125</b>	<b>\$ 487,000.00</b>
	<b>65</b>	<b>Harbour Frontage</b>	<b>16</b>	<b>12,254</b>	<b>94.15</b>	<b>81</b>	<b>\$ 375,000.00</b>
	<b>66</b>	<b>Harbour Frontage</b>	<b>12</b>	<b>13,078</b>	<b>69</b>	<b>49</b>	<b>\$ 243,000.00</b>
	<b>67</b>	<b>Harbour Frontage</b>	<b>19</b>	<b>16,488</b>	<b>69</b>	<b>49</b>	<b>\$ 397,000.00</b>
	<b>68</b>	<b>Harbour Frontage</b>	<b>25</b>	<b>13,707</b>	<b>75.44</b>	<b>30</b>	<b>\$ 330,000.00</b>
	<b>69</b>	<b>Harbour Frontage</b>	<b>37</b>	<b>14,659</b>	<b>52.49</b>	<b>20</b>	<b>\$ 375,000.00</b>
	<b>70</b>	<b>Harbour Frontage</b>	<b>39</b>	<b>12,675</b>	<b>92.67</b>	<b>71</b>	<b>\$ 378,000.00</b>

<b>Lot No.</b>	<b>Frontage Type</b>	<b>Elevation</b>	<b>Size Sq. Ft.</b>	<b>Frontage Feet</b>	<b>Boat Slip Length in Feet**</b>	<b>Lot Price*</b>
72	Harbour Frontage	41	16,497	73.56	45	\$ 397,000.00
73	Harbour Frontage	40	20,163	63.51	38	Off Market
74	Harbour Frontage	33	23,994	63.75	40	Off Market
75	Harbour Frontage	40	19,426	62.44	39	Off Market
76	Harbour Frontage	35	17,816	67.82	49	Off Market
77	Harbour Frontage	29	21,132	90	205	Off Market
78	Harbour Frontage	19	13,700	115.68	64	\$ 352,000.00
79	Harbour Frontage	16	13,682	90	70	\$ 352,000.00
80	Harbour Frontage	15	13,679	90	70	\$ 352,000.00
81	Harbour Frontage	15	13,634	90	70	\$ 352,000.00
82	Sold				70	
83	Harbour Frontage	14	13,680	90	70	\$ 352,000.00
84	Harbour Frontage	14	13,680	90	70	\$ 352,000.00
85	Harbour Frontage	14	13,680	90	70	\$ 352,000.00
86	Harbour Frontage	14	13,680	90	70	\$ 352,000.00
87	Harbour Frontage	14	13,415	81.84	60	\$ 352,000.00
88	Harbour Frontage	14	13,264	77.12	55	\$ 348,000.00
89	Harbour Frontage	14	13,610	87.68	66	\$ 352,000.00
90	Harbour Frontage	14	13,613	89.17	70	\$ 352,000.00
91	Harbour Frontage	14	12,474	93.15	75	\$ 352,000.00
92	Harbour Frontage	14	10,919	118.07	98	\$ 352,000.00
<b>* Lot price does not include boat slip</b>						

	<b>**ALL LOT PRICES SUBJECT TO CHANGE WITHOUT NOTICE</b>						