

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

A. NAME AND PHONE OF CONTACT AT FILER [optional]

B. SEND ACKNOWLEDGEMENT TO: (Name and Address)

Charles Beck
CT Corporation
17 South High ST, Suite 1100
Columbus, OH 43215

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S EXACT FULL LEGAL NAME – insert only one debtor name (1a or 1b) – do not abbreviate or combine names

1a. ORGANIZATION'S NAME CKLP, LLC						
OR		1b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX
1c. MAILING ADDRESS 207 Quaker Lane		CITY West Warwick		STATE RI	POSTAL CODE 02893	COUNTRY USA
1d. <u>SEE INSTRUCTIONS</u>	ADD'L INFO RE ORGANIZATION DEBTOR	1e. TYPE OF ORGANIZATION limited liability company	1f. JURISDICTION OF ORGANIZATION Rhode Island	1g. ORGANIZATIONAL ID#, if any 160808 <input type="checkbox"/> NONE		

2. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME – insert only one debtor name (2a or 2b) – do not abbreviate or combine names

2a. ORGANIZATION'S NAME						
OR		2b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX
2c. MAILING ADDRESS		CITY		STATE	POSTAL CODE	COUNTRY
2d. <u>SEE INSTRUCTIONS</u>	ADD'L INFO RE ORGANIZATION DEBTOR	2e. TYPE OF ORGANIZATION	2f. JURISDICTION OF ORGANIZATION	2g. ORGANIZATIONAL ID#, if any <input type="checkbox"/> NONE		

3. SECURED PARTY'S NAME (or NAME of TOTAL ASSIGNEE of ASSIGNOR S/P) – insert only one secured party name (3a or 3b)

3a. ORGANIZATION'S NAME POTOMAC REALTY CAPITAL, LLC						
OR		3b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX
3c. MAILING ADDRESS 75 Second Avenue		CITY Needham		STATE MA	POSTAL CODE 02494	COUNTRY USA

4. This FINANCING STATEMENT covers the following collateral:

SEE EXHIBIT A

5. ALTERNATIVE DESIGNATION [if applicable]: ☐ LESSEE/LESSOR ☐ CONSIGNEE/CONSIGNOR ☐ BAILEE/BAILOR ☐ SELLER/BUYER ☐ AG. LIEN ☐ NON-UCC FILING

6. ☐ This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS. Attach Addendum [if applicable]

7. Check to REQUEST SEARCH REPORT(s) on Debtor(s) [ADDITIONAL FEE] [optional]

☐ All Debtors ☐ Debtor 1 ☐ Debtor 2

8. OPTIONAL FILER REFERENCE DATA

CKLP Loan – State Filing

CB686114250

FILING OFFICE COPY – UCC FINANCING STATEMENT (FORM UCC1) (REV. 5/22/02)

FILING OFFICE COPY – NATIONAL UCC FINANCING STATEMENT AMENDMENT (FORM UCC1Ad) (REV. 07/29/98)

EXHIBIT A TO FINANCING STATEMENT

All of Debtor's present and future rights, title and interests in and to all of the following:

- (1) The "**Ownership Interests**", being one hundred percent (100%) of the membership and other ownership interests in Commerce Park Associates 12, LLC, a Rhode Island limited liability company (the "Company"), both now and hereafter owned, acquired, or existing, and any and all rights, powers and remedies of Debtor resulting from, or in connection with, such interest, including, without limitation, all rights, powers and remedies of any nature whatsoever of Debtor under or by reason of the organizational and operating documents of the Company and all amendments thereto, and all claims, causes of action and rights of suit resulting therefrom, or in connection therewith;
- (2) all certificates representing or evidencing the Ownership Interests;
- (3) all payments of principal or interest, distributions, cash, income, profits, instruments, securities and other property from time to time received, receivable or otherwise distributed in respect of, in exchange for or upon conversion of, the Ownership Interests;
- (4) any and all voting and other rights, powers and privileges accruing or incidental to an owner of the Ownership Interests;
- (5) any and all other property which may be delivered to or held by Lender pursuant to the provisions of that certain Ownership Interest Pledge Agreement pertaining to the Ownership Interests, from Debtor to Secured Party; and
- (6) all cash and non-cash proceeds and products of property described in (1) through (5).