



**State of Rhode Island and Providence Plantations
Office of the Secretary of State**

Fee: \$50.00

Division Of Business Services
148 W. River Street
Providence RI 02904-2615
(401) 222-3040

**Foreign Business Corporation
Annual Report**

Filing Period: January 1 - March 1

In accordance with R.I.G.L. 7-1.2-1501(e), each corporation failing or refusing to file its annual report within thirty (30) days after the time prescribed by law (R.I.G.L. 7-1.2-1501(c&d)) is subject to a penalty fee of \$25.00.

ANNUAL REPORT YEAR: 2010

1. Corporate ID No. 000442152

2. Name of Corporation Hub RI Properties Trust

3. Street Address Principal Business Office:

No. and Street: 400 CENTRE STREET

City or Town: NEWTON

State: MA

Zip: 02458

Country: USA

4. Business Phone No.

5. State of Incorporation

State: MD

6. Brief Description of the Character of Business Conducted in Rhode Island

TO INVEST IN AND TO ACQUIRE, HOLD, MANAGE, ADMINISTER, CONTROL AND DISPOSE OF PROPERTY, INCLUDING WITHOUT LIMITATION OR OBLIGATION, ENGAGING IN THE BUSINESS AS A REAL ESTATE INVESTMENT TRUST

7. Names and Addresses of the Officers and Directors:

All officers and directors must be listed.

Title	Individual Name First, Middle, Last, Suffix	Address Address, City or Town, State, Zip Code, Country
PRESIDENT	JOHN A MANNIX	400 CENTRE STREET NEWTON, MA 02458 USA
TREASURER	JOHN C POPEO	400 CENTRE STREET NEWTON, MA 02458 USA
SECRETARY	JENNIFER B CLARK	400 CENTRE STREET NEWTON, MA 02458 USA
CFO	JOHN C POPEO	400 CENTRE STREET NEWTON, MA 02458 USA
ASSISTANT SECRETARY	JACQUELYN S ANDERSON	400 CENTRE STREET NEWTON, MA 02458 USA
ASSISTANT SECRETARY	JOHN C POPEO	400 CENTRE STREET NEWTON, MA 02458 USA
VICE PRESIDENT	DAVID M LEPORE	400 CENTRE STREET NEWTON, MA 02458 USA
DIRECTOR	ADAM D PORTNOY	400 CENTRE STREET NEWTON, MA 02458 USA
DIRECTOR	BARRY M PORTNOY	400 CENTRE STREET NEWTON, MA 02458 USA

8. Shares Authorized and Issued

Class of Stock	Series of Stock	Par Value Per Share	Total Authorized Shares <i>Number of Shares</i>	Total Issued and Outstanding <i>Num of Shares</i>
CWP		\$0.01	5,000,000.00	0
PWP		\$0.01	4,000,000.00	0
STK		\$0.01	1,000,000.00	0

9. This report must be executed on behalf of the corporation by an authorized representative. If the corporation is in the hands of a receiver or trustee, this report must be executed on behalf of the corporation by the receiver or trustee.

Signed this 1 Day of March, 2010 at 12:56:39 PM. *This electronic signature of the individual or individuals signing this instrument constitutes the affirmation or acknowledgement of the signatory, under penalties of perjury, that this instrument is that individual's act and deed or the act and deed of the corporation, and that the facts stated herein are true, as of the date of the electronic filing, in compliance with R.I. Gen. Laws § 7-1.2.*

By JOHN C. POPEO
Signature of Authorized Representative of the Corporation

TREASURER & CFO
Title

This report cannot be accepted for filing if an officer has executed the form and he/she is not listed in section 7.

Form No. 630
Revised 09/07

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