

# UCC-3 Form - AMENDMENT

AMENDMENT ACTION - COLLATERAL RESTATE

Original File Number: **201717605830**

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## FILER INFORMATION

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## SEND ACKNOWLEDGEMENT TO

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NAME OF THE SECURED PARTY OF RECORD AUTHORIZING THE AMENDMENT: **BANK RHODE ISLAND**

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## COLLATERAL

SEE ATTACHED PDF.

1. All fixtures, now or hereafter located in or upon or affixed to that certain lot or parcel of real estate, located in NEWPORT, RHODE ISLAND, 02906, commonly known as LONG WHARF MALL SOUTH, THAMES STREET, as more particularly described in EXHIBIT A attached hereto (the "Premises") or any and all building and/or improvements (collectively, the "Improvements") now or hereafter used or to be used in connection with any present or future operation of the Premises or Improvements, or any part thereof, and now owned or hereafter acquired by Debtor, or in which Debtor now or hereafter has an interest, including, without limitation, any and all of the following (when affixed or to become a permanent fixture of the Premises): (i) heating, lighting, incinerating, refrigerating, ventilating, air conditioning, air cooling, lifting, fire extinguishing, plumbing, cleaning, communications and power equipment and apparatus; (ii) gas, water and electrical equipment; (iii) elevators, escalators, switchboards, engines, motors, tanks, pumps, partitions, conduits, ducts and compressors; (iv) electrical and/or gas appliances, incinerators, carpeting, storm windows and doors, and screens and awnings; (v) any and all franchises, licenses and permits, whether issued by national, state and/or local government, department, agency or subdivision having jurisdiction over Debtor, any guarantor of Debtor or the Premises and Improvements, or any part thereof, or any use, operation or occupancy thereof, related to the use, operation or occupancy of the Premises or Improvements or any part thereof; (vi) any and all records and books of account now or hereafter maintained by debtor in connection with the operation of the Premises, Improvements or any part thereof; and (vii) all of Debtor's right, title and interest in and to any name under which the Premises and/or Improvements may at any time be operated and any variation thereof and the goodwill of Debtor in connection therewith.

2. All renewals, replacements of, additions to, substitution for and proceeds of any and all of the foregoing.

3. All condemnation awards and policies of insurance maintained with respect to said real and personal property and all proceeds thereof.

## **EXHIBIT A**

A certain parcel of land situated on the easterly side of America's Cup Avenue in the City of Newport, County of Newport, and State of Rhode Island and Providence Plantations, bounded and described as follows:

Beginning at a point at the intersection of the easterly sideline of America's Cup Avenue and the southerly sideline of the Long Wharf Pedestrian Right of Way and a drill hole in a concrete bound; thence running,

N.  $79^{\circ} 10' 23''$  E. by said Right of Way, a distance of three hundred and twenty-one and sixty-four hundredths (321.64') feet to a point at land now or formerly of the City of Newport; thence turning and running

S.  $3^{\circ} 58' 53''$  E. by said land, a distance of forty-one and six hundredths (41.06') feet to a point; thence turning and running

N.  $83^{\circ} 35' 39''$  E by said land, a distance of seventy-nine and no hundredths (79.00') feet to a point on the westerly sideline of Thames Street; thence turning and running

S  $3^{\circ} 58' 53''$  E by said street, a distance of one hundred and two and thirty-seven hundredths (102.37') feet to a point at land now or formerly of the Brick Market Place Condominium Association; thence turning and running

S  $79^{\circ} 10' 23''$  W by said land, a distance of one hundred and sixty-one and ninety-one hundredths (161.91') feet to a point; thence turning and running

N.  $10^{\circ} 49' 37''$  W by said land a distance of twenty and no hundredths (20.00') feet to a point; thence turning and running

S.  $79^{\circ} 10' 23''$  W by said land, a distance of two hundred and twenty and no hundredths (220.00') feet to a point on the easterly sideline of America's Cup Avenue; thence turning and running,

N.  $11^{\circ} 26' 57''$  W by said Avenue, a distance of one hundred and twenty-eight and fifty-one hundredths (128.51') feet to the point of beginning.

Said parcel contains an area of approximately 50,246 square feet.