

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

A NAME & PHONE OF CONTACT AT FILER (optional) Courtney Labbe
B E-MAIL CONTACT AT FILER (optional) clabbe@nutter.com
C SEND ACKNOWLEDGMENT TO (Name and Address) Nutter, McClennen & Fish, LLP Seaport West 155 Seaport Boulevard Boston, MA 02210-2604

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1 DEBTOR'S NAME Provide only one Debtor name (1a or 1b) (use exact, full name, do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here and provide the individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

1a ORGANIZATION'S NAME Warwick Gas Realty LLC				
OR	1b INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
1c MAILING ADDRESS				
455 Central Park Avenue Suite 312		CITY Scarsdale	STATE NY	POSTAL CODE 10583
				COUNTRY USA

2 DEBTOR'S NAME Provide only one Debtor name (2a or 2b) (use exact, full name, do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here and provide the individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

2a ORGANIZATION'S NAME				
OR	2b INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
2c MAILING ADDRESS				
		CITY	STATE	POSTAL CODE
				COUNTRY

3 SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY) Provide only one Secured Party name (3a or 3b)

3a ORGANIZATION'S NAME Global Companies LLC				
OR	3b INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
3c MAILING ADDRESS				
800 South Street, Suite 500		CITY Waltham	STATE MA	POSTAL CODE 02453
				COUNTRY USA

4 COLLATERAL This financing statement covers the following collateral
All of the Debtor's right, title and interest in and to the Collateral described on Exhibit A attached hereto and made a part hereof.

5 Check only if applicable and check only one box: Collateral is held in a Trust (see UCC1Ad item 17 and instructions) being administered by a Decedent's Personal Representative

6a Check only if applicable and check only one box: Public Finance Transaction Manufactured-Home Transaction A Debtor is a Transmitting Utility **6b** Check only if applicable and check only one box: Agricultural Lien Non-UCC Filing

7 ALTERNATIVE DESIGNATION (if applicable) Lessor/Lessor Consignee/Consignor Seller/Buyer Bailor/Bailor Licensor/Licensee

8 OPTIONAL FILER REFERENCE DATA
To be filed with the Rhode Island Secretary of State

DEBTOR:

Warwick Gas Realty LLC
455 Central Park Avenue
Suite 312
Scarsdale, NY 10583

SECURED PARTY:

Global Companies LLC
800 South Street, Suite 500
Waltham, MA 02453

EXHIBIT A TO UCC-1 FINANCING STATEMENT

DESCRIPTION OF COLLATERAL:

As used herein, the term "Collateral," shall mean, collectively, the following items, together with all cash and noncash proceeds thereof:

LAND; IMPROVEMENTS; EASEMENTS AND OTHER APPURTENANCES:

The land located at 91 Veterans Memorial Drive, Warwick, Rhode Island described in EXHIBIT B attached hereto and made a part hereof (the "Land"), together with (a) all buildings and other improvements now or hereafter located on the Land or any part thereof (collectively, the "Improvements") and (b) all rights, easements, and other appurtenances located on or appurtenant to the Land and/or the Improvements or under or above the same or any part thereof (all of which, together with all other items of Collateral to the extent that the context permits, are hereinafter referred to as the "Mortgaged Premises").

FIXTURES, FURNISHINGS AND EQUIPMENT:

All machinery, equipment, fixtures (including but not limited to all heating, air conditioning, plumbing, lighting, communications and elevator fixtures), underground storage tanks and related equipment, furnishings and other property of every kind and nature whatsoever owned by Debtor, or in which Debtor has or shall have an interest, now or hereafter located upon the Mortgaged Premises, or appurtenant thereto, and usable in connection with the present or future operation and occupancy of the Mortgaged Premises and/or the Improvements and all building equipment, materials and supplies of any nature whatsoever owned by Debtor, or in which Debtor has or shall have an interest, now or hereafter located upon the Mortgaged Premises, or appurtenant thereto, or usable in connection with the present or future operation and occupancy of the Mortgaged Premises.

PERSONAL PROPERTY:

All right, title and interest of Debtor in and to all tangible personal property now owned or hereafter acquired by Debtor and any proceeds therefrom, any replacements thereof or additions or accessions thereto.

INSURANCE PROCEEDS:

All proceeds of and any unearned premiums on any insurance policies covering the Mortgaged Premises and all other Collateral, including, without limitation, the right to receive and apply the proceeds of any insurance, judgments, or settlements made in lieu thereof, for damage to the Mortgaged Premises.

CONDEMNATION AWARDS:

All awards now or hereafter made by any governmental authorities to the present and all subsequent owners of the Mortgaged Premises for the taking of all or any portion of the Mortgaged Premises by power of eminent domain.

LEASES AND RENTS:

All right, title and interest of Debtor in and to all rents, issues and profits of the Mortgaged Premises, including, without limitation, all rents under present and future leases, or otherwise, all security deposits and all lease guaranties which are hereby specifically assigned, transferred and set over to Secured Party, including, but not

limited to, all cash, letters of credit or securities deposited under such leases to secure performance by the lessees of their obligations thereunder, whether such cash, letters of credit or securities are to be held until the expiration of the terms of such leases, or applied to one or more of the installments of rent coming due thereunder.

INTANGIBLES:

All right, title and interest of Debtor in all existing and future accounts, contract rights, general intangibles, files, books of account, agreements, permits, licenses and certificates necessary or desirable in connection with the acquisition, ownership, leasing, construction, operation, servicing or management of the Mortgaged Premises, whether now existing or entered into or obtained after the date hereof.