

UCC-1 Form

FILER INFORMATION

Full name: **GIANNA R. FRENCH**

Email Contact at Filer: **GRF@ACCARDOLAW.COM**

SEND ACKNOWLEDGEMENT TO

Contact name: **ACCARDO LAW OFFICES, LLP**

Mailing Address: **311 ANGELL STREET, PROVIDENCE, RHODE ISLAND 02906**

City, State Zip Country: **PROVIDENCE, RI 02906 USA**

DEBTOR INFORMATION

Org. Name: **PETRARCA REALTY, INC.**

Mailing Address: **1144 DOUGLAS AVENUE**

City, State Zip Country: **NORTH PROVIDENCE, RI 02904 USA**

SECURED PARTY INFORMATION

Org. Name: **BANKNEWPORT**

Mailing Address: **P.O BOX 450**

City, State Zip Country: **NEWPORT, RI 02840 USA**

TRANSACTION TYPE: STANDARD

CUSTOMER REFERENCE: \$395,000.00 TERM LOAN

COLLATERAL

SEE ATTACHED PDF.

1. All fixtures, machinery, equipment and other personal property of every kind, now or hereafter located in or upon or affixed to that certain lot or parcel of real estate, located in **NORTH PROVIDENCE, RHODE ISLAND**, commonly known as **1144 DOUGLAS AVENUE**, as more particularly described in **EXHIBIT A** attached hereto (collectively, 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: (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, furniture and furnishings, draperies, 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 and personal property 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

LEGAL DESCRIPTION

That certain tract or parcel of land, with all the buildings and other improvements thereon, situated on the southwesterly side of Douglas Avenue, in the Town of North Providence, bounded and described as follows:

Beginning at a point in the southwesterly line of said Douglas Avenue at the easterly corner of land now or formerly of United Mortgage Corporation and at the easternmost northerly corner of the premises herein described; thence running southeasterly along the southwesterly line of Douglas Avenue one hundred forty-two (142) feet to a point for a corner; thence turning an interior angle of 90° and running southwesterly bounded southeasterly by Geneva Pond, so-called, thirty (30) feet to a point for a corner; thence turning an interior angle of 90° and running northwesterly bounded southwesterly by said Pond thirty-eight and 1/10 (38.1) feet to a point for a corner; thence turning an interior angle of 261° 44' 10" and running westerly bounded southerly by said Pond thirty two and 14/100 (32.14) feet to an angle; thence turning an interior angle of 157° 07' and running westerly bounded southerly by said Pond thirty eight and 68/100 (38.68) feet to another angle; thence turning an interior angle of 135° 19' 30" and running northwesterly bounded southwesterly by said Pond nineteen and 65/100 (19.65) feet to still another angle; thence turning an interior angle of 165° 49' 20" and running westerly twenty-five and 7/10 (25.7) feet to an angle; thence turning an interior angle of 157° 9' 30" and running westerly fifty-two and 2/10 (52.2) feet to an angle; thence turning an exterior angle of 210° 47' 00" and running westerly sixty and 38/100 (60.38) feet to land now or lately of Leslie M. Hunter et als; thence turning an exterior angle of 43° 32' 30" and running northeasterly bounded northwesterly by land now or lately of said Leslie M. Hunter et als, sixty-one and 77/100 (61.77) feet to a point for a corner; thence turning and running southeasterly bounded northeasterly by said United Mortgage Corporation land fifty (50) feet to a point for a corner; thence turning and running northeasterly bounded northwesterly by said United Mortgage Corporation land one hundred (100) feet to said Douglas Avenue and the point or place of beginning.

Subject to flowage rights, easements and restrictions of record.

FOR REFERENCE ONLY:

Property Address:

1144 Douglas Avenue

North Providence, RI 02904

AP 6, Lot 356