

# UCC-1 Form

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## FILER INFORMATION

*Full name:* **ALLIE J HUERTAS**

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

## SEND ACKNOWLEDGEMENT TO

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

*Mailing Address:* **311 ANGELL STREET**

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

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## DEBTOR INFORMATION

*Org. Name:* **ARC REALTY, LLC**

*Mailing Address:* **10 DENNELLE DRIVE**

*City, State Zip Country:* **LINCOLN, RI 02865 USA**

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## SECURED PARTY INFORMATION

*Org. Name:* **BAYCOAST BANK**

*Mailing Address:* **330 SWANSEA MALL DRIVE**

*City, State Zip Country:* **SWANSEA, MA 02777 USA**

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## TRANSACTION TYPE: STANDARD

**CUSTOMER REFERENCE: IN RE: \$142,500.00**

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## COLLATERAL

SEE ATTACHED EXHIBIT A

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 **PROVIDENCE RHODE ISLAND**, commonly known as **265 ATWELLS AVENUE, UNIT #6**, 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; (vi) 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

The land referred to herein below is situated in the County of PROVIDENCE, State of Rhode Island, and described as follows:

That certain parcel of Condominium Property situate in THE FORUM CONDOMINIUM in the City of Providence, State of Rhode Island and more particularly described as follows:

Unit No. 6 within said Condominium Property and an undivided .0486% interest in and to the Common Area said Condominium Property, as the same are established and identified in the Declaration of Condominium dated November 24, 1987, recorded in the Office of the Recorder of Deeds, City of Providence, Rhode Island on November 25, 1987, in Book 1706, Page 91, as may be amended from time to time.

Subject to covenants, conditions, restrictions, reservations, easement, liens for assessments, options, powers of attorney and limitations on title, as set forth in the Declaration of Condominium and related Bylaws of the Forum Condominium, recorded in the Land Evidence Records of the City of Providence on November 25, 1987, in Book 1706 at Page 91-272, et seq., and any amendments thereto.

Together with:

1. An exclusive easement to use the Limited Common Areas said Unit.
2. The benefit of the other covenants, restrictions, easements, and provisions of the Declaration (including the schedules and exhibits thereto) as it may be amended from time to time.
3. Together with all the tenements, hereditaments, and appurtenances thereto belonging or in anyway appertaining.

Subject to:

1. The covenants, restrictions, easements, and other provisions set forth in the Declaration (including the schedule and exhibits thereto), as it may be amended from time to time.
2. The terms and provisions of Chapter 36 and 36.1 of Title 34, General Laws of Rhode Island, 1956, as amended and applicable.