

# UCC-1 Form

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## FILER INFORMATION

*Full name:* **STEPHEN P. LEVESQUE**

*Email Contact at Filer:* **STEPHEN@SPLLAW.COM**

## SEND ACKNOWLEDGEMENT TO

*Contact name:* **STEPHEN P. LEVESQUE**

*Mailing Address:* **165 BURNSIDE STREET, 2ND FLOOR**

*City, State Zip Country:* **CRANSTON, RI 02910 USA**

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## DEBTOR INFORMATION

*Org. Name:* **WASHINGTON STREET REALTY LLC**

*Mailing Address:* **7 WASHINGTON STREET**

*City, State Zip Country:* **WEST WARWICK, RI 02893 USA**

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## SECURED PARTY INFORMATION

*Org. Name:* **3Z REALTY, LLC**

*Mailing Address:* **1227 MAIN STREET #4**

*City, State Zip Country:* **WEST WARWICK, RI 02893 USA**

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## TRANSACTION TYPE: STANDARD

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## COLLATERAL

SEE EXHIBIT A

# UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT FILER (optional) Stephen P Levesque
B. E-MAIL CONTACT AT FILER (optional) 401-490-4900
C. SEND ACKNOWLEDGMENT TO (Name and Address) <div>Stephen P Levesque 165 Burnside Street, 2nd Floor Cranston, RI 02910</div>

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 Washington Street Realty LLC				
OR	1b INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
1c MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY
7 Washington Street	West Warwick	RI	02893	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 3Z Realty, LLC				
OR	3b INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
3c MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY
1227 Main Street #4	West Warwick	RI	02893	USA

4. COLLATERAL: This financing statement covers the following collateral:

See Exhibit A

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) ☐ Lessee/Lessor ☐ Consignee/Consignor ☐ Seller/Buyer ☐ Bailee/Bailor ☐ Licensee/Licensor

8. OPTIONAL FILER REFERENCE DATA:

## **Exhibit A**

**“Accounts Receivable” includes all accounts, contract rights, notes, drafts, acceptances and all forms of obligations and receivables now or hereafter owed or belonging to Debtor for Inventory sold or for services rendered or pursuant to a license or similar agreement, all guaranties and security therefor, all right, title and interest of Debtor in the Inventory which gave rise thereto, including the right of stoppage in transit, and all rights of the Debtor, earned or yet to be earned under contracts to sell Inventory and/or other goods or to render services or pursuant to a license or similar agreement and also includes Accounts and Supporting Obligations as defined in the UCC.**

**“Inventory” includes all inventory, including, all goods, merchandise, raw materials, work in process, finished goods, supplies, materials used or consumed in connection with the production thereof, and other tangible property now owned or hereafter acquired by Debtor and held for sale or lease or furnished or to be furnished under contracts of service or used or consumed in the business of Debtor as well as contracts and contract rights with respect thereto, documents representing the same, and the proceeds thereof and also includes Inventory as defined in the UCC.**

**“Equipment” includes all machinery, equipment, furniture and fixtures now owned or hereafter acquired by Debtor and all spare and replacement parts and tools therefor (including, without limiting the generality of the foregoing, all equipment listed on any schedule attached hereto) and any other goods other than inventory and consumer goods and also includes Equipment as defined in the UCC.**

**“Intangible Property” includes all Instruments (as defined by the UCC), notes, documents of title, warehouse receipts, bills of lading, policies and certificates of insurance, securities, Investment Property (as defined by the UCC), letters of credit, Chattel Paper (as defined by the UCC), deposits, deposit accounts, cash, patents, trademarks, copyrights, trade secrets, income tax refunds, proceeds of insurance, contract rights, choses in action, books and records (wherever located and in whatever form they are evidenced or stored), General Intangibles (as defined in the UCC) and all other property now or hereafter owned by Debtor or in which it may have an interest.**

**“Licenses” includes all municipal, state and federal licenses and permits on which Debtor is named or in which Debtor has an interest, but only to the extent assignable and to the extent a security interest may be granted therein without violating the terms thereof or causing a default or grounds for termination thereunder.**

**“UCC” means the Uniform Commercial Code of the State of Rhode Island.**



## CHICAGO TITLE INSURANCE COMPANY

### EXHIBIT A

Commitment No. 10137024

#### Parcel 1:

A CERTAIN LOT of land with all the buildings and improvements thereon, situated in the Town of West Warwick, County of Kent, State of Rhode Island, on the Northwestern side of Washington Street formerly called Quidnick Street, in the Village of Artic, and bounded and described as follows:

BEGINNING at the Southerly corner thereof on said Washington Street, it being the Easterly corner of Parcel 2 herein described below;

THENCE Northeasterly on said Washington Street, Fifty-Five (55) feet, more or less, to a stone bound at a certain driftway;

THENCE in a Northwestern direction One Hundred Nine and Two Hundredths (109.02) feet, more or less, on said driftway to a stone bound at land now or formerly of the East Providence Development Corporation;

THENCE Southwesterly Fifteen and Seventy Four Hundredths (15.74) feet, more or less, bounded Northwesterly by said East Providence Development Corporation land to the Easterly line of the premises hereinafter conveyed;

THENCE Southwesterly bounded Southwesterly by Parcel 2 hereinafter conveyed One Hundred (100) feet, more or less, to the place of beginning.

#### Parcel 2:

A CERTAIN LOT of land with all the buildings and improvements thereon, situated in the Town of West Warwick, County of Kent, State of Rhode Island, on the Northwestern side of Washington Street formerly called Quidnick Street, in the Village of Artic, and bounded and described as follows:

BEGINNING at the Southerly corner thereof on said Washington Street, it being the Easterly corner of land now or formerly of East Providence Development Corporation;

THENCE Northwesterly bounded Southwesterly by said land now or formerly of the East Providence Development Corporation One Hundred Three (103) feet, more or less;

THENCE Northwesterly bounded Northwesterly by the said East Providence Development Corporation land, Forty (40) feet to the Southwesterly line of the premises conveyed above;

THENCE Southwesterly bounded Northwesterly on the said parcel herein above described One Hundred (100) feet, more or less, to said Washington Street;

THENCE Southwesterly on the said Washington Street, Forty (40) feet to the place of beginning.

7 Washington Street, West Warwick RI 02893 - AP 6 AL 421

\*THE ADDRESS REFERRED TO HEREIN IS NOT INSURED BY THIS POLICY. IT IS INCLUDED ONLY FOR THE BENEFIT OF THE COMPANY FOR INDEXING PURPOSES. TITLE EXCEPTIONS, ACREAGE AND/OR SQUARE FEET WHICH MAY BE REFERENCED HEREIN ARE NOT INSURED BY THE POLICY.

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by the Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; and Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form. CTIC (72C165D) CLTIC (81C165D) FNTIC (27C165D)*