

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT FILER (optional)
B. E-MAIL CONTACT AT FILER (optional)
C. SEND ACKNOWLEDGMENT TO (Name and Address)
<div style="border: 1px solid black; padding: 5px;"> Lien Solutions PO Box 29071 Glendale, CA 91209-9071 Order </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 form blank, check here and provide the Individual Debtor Information in Item 10 of the Financing Statement Addendum (Form UCC1Ad)

1a. ORGANIZATION'S NAME CCC Realty Corp.				
OR				
1b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX	
1c. MAILING ADDRESS				
45 Industrial Road, Suite 100	Cumberland	RI	02864	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				

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 Bank Rhode Island				
OR				
3b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX	
3c. MAILING ADDRESS				
One Turks Head Place	Providence	RI	02903	USA

4. COLLATERAL: This financing statement covers the following collateral

See Exhibit A attached hereto and incorporated herein by reference.

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 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:
 Our File No. 2116-752

Filed with RI Secretary of State

EXHIBIT A

Debtor: CCC Realty Corp.
45 Industrial Road, Suite 100
Cumberland, RI 02864

Secured Party: Bank Rhode Island
One Turks Head Place
Providence, RI 02903

As collateral security for the payment and performance of all of the Obligations, the Debtor hereby grants, assigns, conveys, pledges and transfers to the Secured Party, a continuing security interest in the following assets and properties of the Debtor, any and all substitutions therefor and replacements thereof, and any and all additions and accessions thereto whether now owned or hereafter acquired or in which the Debtor may now have or hereafter acquire an interest (all of which are hereinafter collectively referred to as the "Collateral"):

PERSONAL PROPERTY AND FIXTURES: All goods, equipment, machinery, tools and other personal property and fixtures of every kind and description now or hereafter owned by the Debtor or in which the Debtor has an interest (but only to the extent of such interest) and situated or to be situated upon or used in connection with the Premises or in any of the improvements, together with any renewals, replacements or additions thereto or substitutions therefor, all proceeds and products thereof, and now or hereafter located at, or used in connection with the operation of the Premises or the improvements, including without limitation the following:

A. EQUIPMENT, ETC.: All of the Debtor's interest in and to all equipment, fixtures, inventory, goods, materials, supplies, furnishings, accounts, accounts receivable, contract rights, plans, specifications, permits, other rights, bank deposits, warranties,

cash, and general intangibles whether now or hereafter existing for use on or in connection with the Premises.

B. PROCEEDS FOR DAMAGE TO THE MORTGAGED PROPERTY: All proceeds (including, without limitation, insurance and condemnation proceeds), including interest thereon, paid for any damage done to the Premises (as hereinafter defined), or any part thereof, or for any portion thereof appropriated for any character of public or quasi-public use in accordance with the provisions, terms and conditions hereinafter set forth.

C. UTILITY DEPOSITS: All right, title and interest of the Debtor in and to all monetary deposits that the Debtor has been or will be required to give to any public or private utility with respect to utility services furnished or to be furnished to the Premises.

D. RECORDS: All of the records and books of account now or hereafter maintained by the Debtor in connection with the operation of the Premises.

E. NAME AND GOODWILL: The right, in event of foreclosure of the Premises hereunder, to take and use any name by which the Premises is then known or any variation of the words thereof, and the goodwill of the Debtor with respect thereto.

DEFINITIONS

"Code" shall mean the Uniform Commercial Code as the same may be in effect from time to time in the State of Rhode Island.

"Equipment" shall include "equipment" within the meaning of Section 9-102(a)(33) of the Code and, to the extent not otherwise included therein, all machinery, equipment, furniture, parts, tools and dies, of every kind and description, of the Debtor (including automotive equipment), now owned or hereafter acquired by the Debtor, and used or acquired for use in the business of the Debtor, together with all accessions thereto and all substitutions and replacements thereof and parts therefor; all cash or non-cash Proceeds.

"Fixtures" shall mean "fixtures" within the meaning of Section 9-102(a)(41) of the Code and, to the extent not otherwise included therein, all goods which are so related to particular real estate that an interest in them arises under real estate law and all accessions thereto, replacements thereof and substitutions therefor, including, but not limited to, plumbing, heating and lighting apparatus, mantels, floor coverings, furniture, furnishings, draperies, screens, storm windows and doors, awnings, shrubbery, plants, boilers, tanks, machinery, stoves, gas and electric ranges, wall cabinets, appliances, furnaces, dynamos, motors, elevators and elevator machinery, radiators, blinds and all laundry, refrigerating, gas, electric, ventilating, air-refrigerating, air-conditioning, incinerating and sprinkling and other fire prevention or extinguishing equipment of whatsoever kind and nature and any replacements, accessions and additions thereto, Proceeds thereof and substitutions therefor.

"Obligations" means among other things, all indebtedness, obligations and liabilities of the Debtor to the Secured Party of every kind and description, direct or indirect, secured or unsecured, joint or several, absolute or contingent, due or to become due, whether for payment or performance, now existing or hereafter arising, regardless of how the same arise or by what instrument, agreement or book account they may be evidenced, or whether evidenced by any instrument, agreement or book account, including, without limitation, all loans (including any loan by renewal or extension), all indebtedness, all undertakings to take or refrain from taking any action, all indebtedness, liabilities or obligations owing from the Debtor to others which the Secured Party may have obtained by purchase, negotiation, discount, assignment or otherwise, and all interest, taxes, fees, charges, expenses and attorneys' fees chargeable to the Debtor or incurred by the Secured Party under the security agreement giving rise to this financing statement, or any other document or instrument delivered in connection therewith.

"Premises" shall mean the real estate of the Debtor located at 410 Child Street, Warren, Rhode Island, which real estate is more particularly described on Exhibit B attached hereto and incorporated herein by reference.

"Proceeds" shall mean "proceeds" as defined in the Code and, to the extent not otherwise included therein, (a) any and all proceeds of any insurance, indemnity, warranty, guaranty, or other agreement, instrument or undertaking similar to any of the foregoing, payable to the Debtor from time to time with respect to any of the Collateral, (b) any and all payments (in any form whatsoever) made or due and payable to the Debtor from time to time in connection with any requisition, confiscation, condemnation, seizure or forfeiture of all or any part of the Collateral, (c) any and all other amounts from time to time paid or payable under or in connection with any of the Collateral, and (d) any products or rents of any of the Collateral.

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ALL THAT certain lot or parcel of land, with all the buildings and improvements thereon, situated on the northerly side of Child Street, in the Town of Warren, County of Bristol and State of Rhode Island, bounded and described as follows:

BEGINNING at a point in the northerly line of Child Street, which said point of beginning being the southeasterly corner of land now or formerly of Noe Contois, Jr. and Mary Contois and also being the southwesterly corner of the parcel herein conveyed; thence running easterly along the northerly line of Child Street twenty six (26) feet to a point; thence turning an interior angle of $174^{\circ} 26'$ and running easterly, bounded southerly by said Child Street, eight four (84) feet, to a point; thence turning an interior angle of $91^{\circ} 55'$ and running northerly five hundred thirty-six and $1/10$ (536.1) feet, to the southeasterly corner of land now or formerly of Roland L. and Ann M. Bedard; thence turning an interior angle of $94^{\circ} 36' 30''$ and running westerly, bounded in part by land now or formerly of said Roland L. and Ann M. Bedard and in part by land now or formerly of John and Jennie D'Arcangelo, ninety-six and $45/100$ (96.45) feet, to a point, thence turning an interior angle of $89^{\circ} 40' 20''$ and running southerly, bounded westerly by said John and Jennie D'Arcangelo land eighty one (81) feet, to land now or formerly of Rose Wujcik; thence turning an interior angle of $90^{\circ} 22' 40''$ and running easterly, bounding southerly by said Rosa Wujcik land, twenty-eight and $05/100$ (28.05) feet, to a point; thence turning an angle of $269^{\circ} 39'$ and running southerly, bounded westerly in part by said Rosa Wujcik land and in part by Brown Court and in part by land now or formerly of Noe Contois, Jr. and Mary Contois, four hundred sixty-three and $25/100$ (463.25) feet, to the point and place of beginning.

SAID PARCEL herein conveyed is also designated as Lot No. 6 (six) on that certain plat of land entitled, "Silver Moon Plat Section 'B' Lots No. 6 & 7 Warren, R.I. May 1955 Owned by Amedeo and Frances DiGrazia Eng'r A.P. Deslauriers", recorded with the Records of Land Evidence in said Town of Warren on Plat Card No. 114. EXCEPTING therefrom so much thereof as was taken by the State of Rhode Island in the widening of said Child Street, as shown on State Highway Map #1116.

EXCEPTING that certain parcel of land as described in a warranty deed from Andrea Duffy to George L. Fontes, Jr. and Beverly M. Fontes dated 8/20/96 and recorded in book 258, page 26, being bounded and described as follows:

That certain tract or parcel of land, situated on the northerly side of Child Street in the Town of Warren and State of Rhode Island, bounded and described as follows:

Beginning at a point in the northerly line of Child Street, which said point is the southeasterly corner of land now or formerly of Andrea Duffy, thence running northerly five hundred thirty-six and $1/10$ (536.1) feet to the southeasterly corner of land now or formerly of George L. Fontes, Jr. and Beverly M. Fontes to the point and place of beginning; thence turning an interior angle of $94^{\circ} 36' 30''$ and running westerly ninety-six and $45/100$ (96.45) feet, bounded in part by land now or formerly of said George L. Fontes, Jr. and Beverly M. Fontes and in part by land now or formerly of Christine Brown and Barry Brown, to a point; then turning an interior angle of $89^{\circ} 40' 20''$ and running southerly, bounded westerly by said Christine Brown and Barry Brown land twenty (20) feet to a point; then turning an interior angle and running easterly by land now or formerly of Andrea Duffy to Amy's Drive; thence turning an interior angle and running northerly along Amy's Drive and bounded westerly by the property herein conveyed a distance of twenty (20') feet to the point and place of beginning.