

UCC-1 Form

FILER INFORMATION

Full name: **KENDRA D. COLE**

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SEND ACKNOWLEDGEMENT TO

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

Mailing Address: **311 ANGELL STREET**

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

DEBTOR INFORMATION

Org. Name: **PEACEDALE CAPITAL, LLC**

Mailing Address: **564 SOUTH WATER STREET**

City, State Zip Country: **PROVIDENCE, RI 02903 USA**

SECURED PARTY INFORMATION

Org. Name: **BAYCOAST BANK**

Mailing Address: **330 SWANSEA MALL DRIVE**

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

TRANSACTION TYPE: STANDARD

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 **EAST PROVIDENCE, RHODE ISLAND**, commonly known as **108 WATERMAN 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

Those certain lots or parcels of land, with all buildings and improvements thereon, situated in the City of East Providence, County of Providence, State of Rhode Island, bounded and described as follows:

Beginning at a point in the northeasterly line of Waterman Avenue at the southerly corner of land now or lately of Theodore S. Messinger et al; thence northeasterly bounding northwesterly on said Messinger land one hundred (100) feet to land now or lately of Artesian Well & Supply Realty Co.; thence turning at right angles and running southeasterly in a line parallel to Waterman Avenue, bounding northeasterly on said Artesian Well & Supply Realty Co. land fifty (50) feet to land now or lately of Richard Setian; thence turning at a right angles and running southwesterly bounding southeasterly on said Setian land one hundred (100) feet to Waterman Avenue; thence northwesterly along the northeasterly line of Waterman Avenue fifty (50) feet to the point and place of beginning.

Owner: Peacedale Capital, LLC-564 S. Water Street, Providence, RI 02903

Property Address: **108 Waterman Avenue, East Providence Rhode Island 02914**

Tax Assessor's Plat: **205**; Block: **15**; Lot(s): **5**