

UCC-1 Form

FILER INFORMATION

Full name: **KENDRA D. COLE**

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

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: **NEW ENGLAND SUPPORT SERVICES CO.**

Mailing Address: **901 BROADWAY**

City, State Zip Country: **EAST PROVIDENCE, RI 02914 USA**

SECURED PARTY INFORMATION

Org. Name: **BANK RHODE ISLAND**

Mailing Address: **ONE TURKS HEAD PLACE**

City, State Zip Country: **PROVIDENCE, RI 02903 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 **699 WILLETT 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

That certain parcel or tract of land with all buildings and improvements thereon situated on the westerly side of Willett Avenue in the City of East Providence, County of Providence, State of Rhode Island and bounded and described as follows;

Beginning at a granite bound in the westerly highway line of Willett Avenue, said point being the southeasterly corner of property now or formerly belonging to Melissa D. McCulloch, said point being the northeasterly corner of the parcel herein described.

Thence running southerly along the westerly highway line of Willett Avenue curving to the right along the arc of a circle having a radius of 1089.83 feet, a central angle of $4^{\circ}25'48''$, for an arc distance of 84.26 feet. The chord of said curve having a bearing of $S\ 13^{\circ}42'55''\ E$;

Thence running $N\ 88^{\circ}44'47''\ W$ bounding southerly by property now or formerly belonging to Bianco Realty Associates LLC for a distance of 200.14 feet to a corner;

Thence running $N\ 1^{\circ}15'09''\ E$ bounding westerly by property now or formerly belonging to Bianco Realty Associates LLC for a distance of 81.38 feet to a granite bound at a corner and property now or formerly belonging to Richard J. and Michaela A. Mercier;

Thence running $S\ 88^{\circ}44'51''\ E$ bounding northerly in part by said Mercier property, in part by property now or formerly belonging to David C. and Darlene C. Hall, in part by property now or formerly belonging to Melissa D. McCulloch for a distance of 178.38 feet to the point and place of beginning;

Said parcel contains 15,488 square feet and shown as Proposed Parcel "B" on that plan entitled "Final Plan Minor Subdivision Bianco Plat 697-699 Willett Avenue East Providence, R.I. for Bianco Realty Associates LLC Map 512 Block 22 Lot 60 David D. Gardner & Associates, Inc. Date: 7/05/23 Scale: $1''=20'$, said plan being recorded with the City of East Providence Recorder of Deeds in Plan Book 48, Page 78 on October 18, 2023.

Together with the benefit of an Access and Utility easement for the benefit of Lot "A" being bounded and described as follows"

Beginning at a rebar in the westerly highway line of Willett Avenue, said point being the northeasterly corner of property now or formerly belonging to Bowen Court Condominiums, said point being the southeasterly corner of the parcel herein described;

Thence running $88^{\circ}44'47''\ W$ bounding southerly by said Bowen Court Condominiums for a distance of 202.56 feet to a corner;

Thence running $N\ 1^{\circ}15'09''\ E$ for a distance of 11.00 feet to a corner and property now or formerly belonging to Bianco Really Associates LLC;

Thence running S 88°44'47" E bounding northerly by said Bianco Realty Associates LLC property for a distance of 200.14 feet to a corner in the westerly highway line of Willett Avenue;

Thence running southerly along the westerly highway line of Willett Avenue curving to the right along the arc of a circle having a radius of 1089.83 feet, a central angle of 0°35'32", for an arc distance of 11.27 feet to the point and place of beginning, the chord of said curve having a bearing of S 11°12'14" E. Said parcel contains 2,215 square feet.

699 Willett Avenue, East Providence, RI 02915 - Map 512, Block 22, Parcel 60