

# UCC-1 Form

## FILER INFORMATION

Full name: **ALEXANDRA PIRRAGLIA**

Email Contact at Filer: **APIRRAGLIA@GREENWOODCU.ORG**

## SEND ACKNOWLEDGEMENT TO

Contact name: **GREENWOOD CREDIT UNION**

Mailing Address: **2669 POST ROAD**

City, State Zip Country: **WARWICK, RI 02886 USA**

## DEBTOR INFORMATION

Org. Name: **CORNERSTONE CHURCH OF WARWICK RHODE ISLAND**

Mailing Address: **550 COWESETT ROAD**

City, State Zip Country: **WARWICK, RI 02886 USA**

## SECURED PARTY INFORMATION

Org. Name: **GREENWOOD CREDIT UNION**

Mailing Address: **2669 POST ROAD**

City, State Zip Country: **WARWICK, RI 02886 USA**

## TRANSACTION TYPE: STANDARD

## COLLATERAL

I. PREMISE S: 550 COWESETT ROAD, WARWICK, RHODE ISLAND 02886, AS MORE PARTICULARLY DESCRIBED IN THE EXHIBIT A ATTACHED HERETO (THE "MORTGAGED PROPERTY"). II. IMPROVEMENTS: ALL IMPROVEMENTS NOW OR HEREAFTER SITUATED UPON THE MORTGAGED PROPERTY, TOGETHER WITH ALL FIXTURES NOW OR HEREAFTER OWNED BY THE DEBTOR OR IN WHICH DEBTOR HAS AN INTEREST (BUT ONLY TO THE EXTENT OF SUCH INTEREST) AND PLACED IN OR UPON THE MORTGAGED PROPERTY OR THE BUILDINGS OR IMPROVEMENTS THEREON (COLLECTIVELY THE "IMPROVEMENTS"). III. EASEMENTS: ANY EASEMENT, BRIDGE, OR RIGHT OF WAY, CONTIGUOUS OR ADJOINING THE MORTGAGED PROPERTY AND THE IMPROVEMENTS THEREON, AND ALL OTHER EASEMENTS, IF ANY, INURING TO THE BENEFIT OF THE MORTGAGED PROPERTY. IV. LEASES AND RENTS: ALL OF THE DEBTOR'S RIGHT, TITLE AND INTEREST IN AND TO ANY LEASES OR OTHER AGREEMENTS FOR USE OF THE MORTGAGED PROPERTY OR THE IMPROVEMENTS AND ALL RENTS, SECURITY DEPOSITS, AND OTHER PROCEEDS OF SUCH LEASES AND OTHER AGREEMENTS, IN EACH CASE WHETHER NOW OR HEREAFTER EXISTING, RELATING TO THE MORTGAGED PROPERTY OR THE IMPROVEMENTS, AS PROVIDED IN A MORTGAGE DEED, SECURITY AGREEMENT AND ASSIGNMENT OF LEASES AND RENTS OF EVEN DATE HERewith DELIVERED BY THE DEBTOR TO THE SECURED PARTY.

## EXHIBIT A

That certain lot or parcel of land situated in the City of Warwick, County of Kent, State of Rhode Island, bounded and described as follows:

Beginning at an iron pin on the southerly line of Cowesett Road, 238.17 feet as measure along the arc easterly from a Rhode Island Highway Bound at station 58+ 70.62, said point of beginning also being at the northeasterly corner of land of this grantor; thence running S. 2°-22'-28" E bounded westerly by other land of this grantor a distance of 645.85 feet to a pin and land of Romeo Picerne; thence turning and running N 86°-48'-58" E a distance of 175.00 feet to a pin in the remains of a stone wall; thence turning and running N 3°-17'-41" W a distance of 271.16 feet to a pin in the stone wall; thence turning and running N 2°-44'-57" W a distance of 134.13 feet to a pin in the stone wall and the southwesterly corner of land of John Barbour II; thence turning and running N 1°-14'-35" W a distance of 220.72 feet to a pin in the southerly line of Cowesett Road; thence running westerly along the arc of a curve having a radius of 2970.00 feet, a central angle of 3°-22'-34" a distance of 175.00 feet to the point or place of beginning. Having an area of 2.51 Acres.

AND ALSO that certain tract or parcel of land with all buildings and improvements thereon situated on the southerly side of Cowesett Road in the City of Warwick and State of Rhode Island being bounded and described as follows:

Beginning at an iron pin at the southeasterly corner of the parcel herein which said point is the southwesterly corner of land now or formerly of this grantee; thence running westerly bounded southerly by land now or formerly of Romeo S. Picerne, Jr. two hundred forty and 38/100 (240.38) feet to an iron pin and land now or formerly of Robert H. Petrarca; thence turning an interior angle and running northerly bounded westerly by said Petrarca land to a point twenty-five (25) feet south of an existing stone wall; thence turning an Interior angle and running easterly parallel to said stone wall bounded northerly by land now or formerly of this grantor to said land of this grantee; thence turning an interior angle and running southerly bounded easterly by said grantee's land to the place or point of beginning.

Being a portion of the lands and premises conveyed to Cornerstone Church of Warwick, Rhode Island by Warranty Deed of First Baptist Church of Warwick, R.I. dated December 18, 2020 and recorded December 21, 2021 in the Warwick Land Evidence Records in Book 9700 at Page 77.

Property Address

For reference purposes only:

550 Cowesett Road

Warwick, Rhode Island

AP: 232 Lot: 12