

UCC-1 Form

FILER INFORMATION

Full name: **BROOKS FERRETT**

Email Contact at Filer: **BFERRETT@INCSERV.COM**

SEND ACKNOWLEDGEMENT TO

Contact name: **CHARLES BROOKS B FERRETT**

Mailing Address: **3500 SOUTH DUPONT HIGHWAY**

City, State Zip Country: **DOVER, DE 19901 USA**

DEBTOR INFORMATION

Last Name (i.e. Family Name or Surname): **ZAUGG** First Name: **MARION**

Mailing Address: **40 ROGER WILLIAMS COURT**

City, State Zip Country: **PORTSMOUTH, RI 02781 USA**

Org. Name: **REGAL, LLC**

Mailing Address: **40 ROGER WILLIAMS COURT**

City, State Zip Country: **PORTSMOUTH, RI 02781 USA**

Org. Name: **VIEW POINT LAND TRUST**

Mailing Address: **1175 LEXINGTON-ONTARIO ROAD**

City, State Zip Country: **MANSFIELD, OH 44903 USA**

SECURED PARTY INFORMATION

Org. Name: **WEST MAIN SOLAR 1, LLC**

Mailing Address: **530 GAITHER ROAD SUITE 900**

City, State Zip Country: **ROCKVILLE, MD 20850 USA**

TRANSACTION TYPE: STANDARD

COLLATERAL

SOLAR PHOTOVOLTAIC SYSTEM, INCLUDING, AS APPLICABLE, PHOTOVOLTAIC PANELS, RACKS (INCLUDING TRACKING EQUIPMENT), WIRING AND OTHER ELECTRICAL DEVICES, CONDUIT, WEATHERPROOF HOUSINGS, HARDWARE, ONE OR MORE INVERTERS, PERFORMANCE MONITORING EQUIPMENT, CONNECTORS, METERS, DISCONNECTS AND OVER CURRENT DEVICES, AND IF APPLICABLE, BATTERY ENERGY STORAGE SYSTEMS.

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

A. NAME & PHONE OF CONTACT AT SUBMITTER (optional) Michael Streams, CDO
B. E-MAIL CONTACT AT SUBMITTER (optional) michael.streams@standardsolar.com
C. SEND ACKNOWLEDGMENT TO: (Name and Address) <div>Standard Solar, Inc. 530 Gaither Road, Suite 900 Rockville, MD 20850</div> <div>SEE BELOW FOR SECURED PARTY CONTACT INFORMATION</div>

Print

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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				
OR				
1b. INDIVIDUAL'S SURNAME Zaugg	FIRST PERSONAL NAME Marion	ADDITIONAL NAME(S)/INITIAL(S)		SUFFIX
1c. MAILING ADDRESS 40 Roger Williams Court	CITY Portsmouth	STATE RI	POSTAL CODE 02871	COUNTRY US

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 Regal, LLC				
OR				
2b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)		SUFFIX
2c. MAILING ADDRESS 40 Roger Williams Court	CITY Portsmouth	STATE RI	POSTAL CODE 02871	COUNTRY US

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 West Main Solar 1, LLC				
OR				
3b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)		SUFFIX
3c. MAILING ADDRESS 530 Gaither Road Suite 900	CITY Rockville	STATE MD	POSTAL CODE 20850	COUNTRY US

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

Solar photovoltaic system, including, as applicable, photovoltaic panels, racks (including tracking equipment), wiring and other electrical devices, conduit, weatherproof housings, hardware, one or more inverters, performance monitoring equipment, connectors, meters, disconnects and over current devices, and if applicable, battery energy storage systems.

5. Check <u>only</u> if applicable and check <u>only</u> one box: Collateral is <input type="checkbox"/> held in a Trust (see UCC1Ad, item 17 and Instructions) <input type="checkbox"/> being administered by a Decedent's Personal Representative	
6a. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Public-Finance Transaction <input type="checkbox"/> Manufactured-Home Transaction <input type="checkbox"/> A Debtor is a Transmitting Utility	
6b. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Agricultural Lien <input type="checkbox"/> Non-UCC Filing	
7. ALTERNATIVE DESIGNATION (if applicable): <input checked="" type="checkbox"/> Lessee/Lessor <input type="checkbox"/> Consignee/Consignor <input type="checkbox"/> Seller/Buyer <input type="checkbox"/> Bailee/Bailor <input type="checkbox"/> Licensee/Licensor	
8. OPTIONAL FILER REFERENCE DATA:	

UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS

9. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here ☐

9a. ORGANIZATION'S NAME

OR 9b. INDIVIDUAL'S SURNAME

Zaugg

FIRST PERSONAL NAME

Marion

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

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10. DEBTOR'S NAME: Provide (10a or 10b) only one additional Debtor name or Debtor name that did not fit in line 1b or 2b of the Financing Statement (Form UCC1) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name) and enter the mailing address in line 10c

10a. ORGANIZATION'S NAME

OR 10b. INDIVIDUAL'S SURNAME

INDIVIDUAL'S FIRST PERSONAL NAME

INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

10c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

11. ☐ ADDITIONAL SECURED PARTY'S NAME or ☐ ASSIGNOR SECURED PARTY'S NAME: Provide only one name (11a or 11b)

11a. ORGANIZATION'S NAME

OR 11b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

11c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):

13. ☐ This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS (if applicable)

14. This FINANCING STATEMENT:

☐ covers timber to be cut

☐ covers as-extracted collateral

☒ is filed as a fixture filing

15. Name and address of a RECORD OWNER of real estate described in item 16 (if Debtor does not have a record interest):

16. Description of real estate:

See attached Exhibit A.

17. MISCELLANEOUS:

UCC FINANCING STATEMENT ADDITIONAL PARTY

FOLLOW INSTRUCTIONS

18. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here ☐

18a. ORGANIZATION'S NAME

OR 18b. INDIVIDUAL'S SURNAME

Zaugg

FIRST PERSONAL NAME

Marion

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

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THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

19. ADDITIONAL DEBTOR'S NAME: Provide only one Debtor name (19a or 19b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name)

19a. ORGANIZATION'S NAME

View Point Land Trust

OR 19b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

19c. MAILING ADDRESS

1175 Lexington-Ontario Road

CITY

Mansfield

STATE

OH

POSTAL CODE

44903

COUNTRY

US

20. ADDITIONAL DEBTOR'S NAME: Provide only one Debtor name (20a or 20b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name)

20a. ORGANIZATION'S NAME

OR 20b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

20c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

21. ADDITIONAL DEBTOR'S NAME: Provide only one Debtor name (21a or 21b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name)

21a. ORGANIZATION'S NAME

OR 21b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

21c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

22. ☐ ADDITIONAL SECURED PARTY'S NAME or ☐ ASSIGNOR SECURED PARTY'S NAME: Provide only one name (22a or 22b)

22a. ORGANIZATION'S NAME

OR 22b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

22c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

23. ☐ ADDITIONAL SECURED PARTY'S NAME or ☐ ASSIGNOR SECURED PARTY'S NAME: Provide only one name (23a or 23b)

23a. ORGANIZATION'S NAME

OR 23b. INDIVIDUAL'S SURNAME

FIRST PERSONAL NAME

ADDITIONAL NAME(S)/INITIAL(S)

SUFFIX

23c. MAILING ADDRESS

CITY

STATE

POSTAL CODE

COUNTRY

24. MISCELLANEOUS:

EXHIBIT A

Legal Description of Real Property

Certain lots or parcels of land with any improvements thereon situated in the Town of Portsmouth, County of Newport, and State of Rhode Island, bounded and described as follows:

A portion of the real property commonly identified as Assessor's Plat 44, Lot 15, Town of Portsmouth, Rhode Island and more specifically described as follows:

Leased Property (15 23 ACRES. MORE OR LESS)

BEING AN EASTERLY PORTION OF A CERTAIN LOT OR PARCEL OF LAND TOGETHER WITH ALL BUILDINGS AND IMPROVEMENTS THERON, SITUATED APPROXIMATELY 298 FEET FROM THE EASTERLY SIDELINE OF WEST MAIN ROAD (ROUTE 114) IN THE TOWN OF PORTSMOUTH, COUNTY OF NEWPORT, STATE OF RHODE ISLAND. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIPE FOUND MARKING THE MOST SOUTHEASTERLY CORNER OF LAND NOW OR FORMERLY LISA M SINCLAIR AS DESCRIBED IN BOOK 0978 PAGE 026 AND FURTHER LOCATED WITH RHODE ISLAND GRID COORDINATES OF N = 181979.821, E = 391444.9088:

THENCE, N 04° 26' 34" E, ALONG LAND OF SAID SINCLAIR, 226.12 FEET TO AN EXISTING ROCK WALL AND LAND OF NOW OR FORMERLY HELEN T. STEEVES;

THENCE, S 84° 21' 40" E, ALONG THE STONE WALL AND LAND OF SAID STEEVES AND LAND OF NOW OR FORMERLY LARK E. RODERIGUES, 235.57 FEET TO AN ANGLE POINT IN THE WALL;

THENCE, S 85° 36' 09" E, ALONG THE STONE WALL AND LAND OF SAID RODERIGUES, 487.19 FEET TO A CORNER IN THE STONE WALLS;

THENCE, S 03° 15' 29" E, ALONG THE STONE WALL AND LAND NOW OR FORMERLY LETENDRE AND FAY, 224.94 FEET TO AN ANGLE POINT IN THE WALL,

THENCE, S 04° 01' 28" E, ALONG THE STONE WALL AND LAND NOW OR FORMERLY BOLANOS, VAN HOF, MCHUGH, STEELEY, AND WELCH, 682.07 FEET TO A CORNER IN THE STONE WALL;

THENCE, N 78° 43' 39" W, ALONG THE STONE WALL AND LAND NOW OR FORMERLY NICHOLAS, FONTAINE, AND A ROADWAY NAMED MARIAL ROSE DRIVE, 262.32 FEET TO AN ANGLE POINT.

THENCE, N 78° 53' 30" W, ALONG THE STONE WALL AND LAND NOW OR FORMERLY SAID FONTAINE, AND MCGINLEY, 57.04 FEET TO AN ANGLE POINT;

THENCE, N 78° 58' 53" W, ALONG THE STONE WALL AND LAND NOW OR FORMERLY SAID MCGINLEY, AND NOW OR FORMERLY NORTON AND MICHAEL, 319.77 FEET TO AN ANGLE POINT;

THENCE, N 78° 35' 23" W, ALONG THE STONE WALL AND LAND NOW OR FORMERLY MCLAUGHLIN & ASSOCIATES AND MCMILLEN PROPERTIES, 220.13 FEET TO A POINT,

THENCE. N 04° 26' 34" E. THRU LAND OF THE GRANTOR. 574.83 FEET TO THE POINT OF BEGINNING.

Access Premises and Transmission Premises (0.31 ACRES)

BEGINNING AT A POINT LOCATED S 04° 26' 34" W. A DISTANCE OF 63.58 FEET FROM AN IRON PIPE FOUND MARKING THE MOST SOUTHEASTERLY CORNER OF LAND NOW OR FORMERLY LISA M. SINCLAIR AS DESCRIBED IN BOOK 0978 PAGE 026 AND FURTHER LOCATED WITH RHODE ISLAND GRID COORDINATES OF N - 181916.429 E = 391439.983.

THENCE, S 04° 26' 34" W, 50.00 FEET TO A POINT;

THENCE, N 85° 33' 26" W, THRU LAND OF THE GRANTOR, 30.38 FEET TO A POINT,

THENCE, N 56° 34' 47" W, THRU LAND OF THE GRANTOR, 31.80 FEET TO A POINT;

THENCE, N 00° 00' 00" E. THRU LAND OF THE GRANTOR. 20.73 FEET TO A POINT,

THENCE, N 83° 04' 46" W. THRU LAND OF THE GRANTOR. 178.94 FEET TO A POINT;

THENCE, N 61° 51' 01" W. THRU LAND OF THE GRANTOR, 63.13 FEET TO A POINT ON THE EASTERLY SIDELINE OF WEST MAIN ROAD (ROUTE 114);

THENCE, N 02° 27' 04" E, ALONG SAID WEST MAIN STREET, 13.36 FEET TO A POINT OF CURVATURE;

THENCE, EXTENDING IN A NORTHERLY DIRECTION ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 2297.02 FEET, AN ARC LENGTH OF 26.64 FEET WITH A CHORD OF N 02° 45' 44" E. 26.64 FEET TO LAND NOW OR FORMERLY AVAS PROPERTIES LLC AS DESCRIBED IN BOOK 1882, PAGE 61;

THENCE. N 02° 39' 30" E. ALONG SAID WEST MAIN ROAD. 40.00 FEET TO LAND NOW OR FORMERLY AVAS PROPERTIES LLC AS DESCRIBED IN BOOK 1882, PAGE 61;

THENCE. S 61° 51' 01" E, THRU LAND OF THE GRANTOR, 60.39 FEET TO A POINT;

THENCE, S 83° 04' 46" E, THRU LAND OF THE GRANTOR, 194.71 FEET TO A POINT;

THENCE. S 56° 34' 47" E. THRU LAND OF THE GRANTOR. 54.65 FEET TO THE POINT OF BEGINNING.

ABOVE-DESCRIBED EASEMENT CONTAINS 0.31 ACRES

BEARINGS AND COORDINATES FOR BOTH PARCELS LISTED ABOVE ARE BASED ON RI GRID COORDINATE - NAD 83.

Being that same property described in Memorandum and Notice of Lease recorded in the Land Evidence Records of the Town of Portsmouth in Book 2121 at Page 124.

Also known as 0 West Main Road, Portsmouth, RI 02871.