

Plat No. 19

Plat  
19

Lot  
7

Street  
Exchange Place

Dup  
Date

City of Providence

Ap 94

**Plat****Lot****Street****Dup  
Date**

19

13

Exchange Terrace

City of Providence

JI 93

19

Lot

33

Street

Exchange Terrace

Date

N 99

FEB '37

City of Providence  
United States of America

STATE OF RHODE ISLAND

DB 2698/024

1/28/93

\*Pt of lot dropped for highway purposes sq ft  
changed per DB 2698/024 rec 4/2/92

lat

19

Lot

38

Street

Harris Ave.

Da

Providence Produce Warehouse Company

JUN. 15 '28

Ex by Fed Pub Law. 97-102 See REM 78/271

Plat

Lot

Street

Created from lot 19/45

19

49

Exchange Terrace &amp; Gaspee

Date

The Greater Providence Chamber of

Commerce DB 1266/933

7/10/84

Rhode Island Industrial Facilities

Corporation DB 1274/1097, 1100

10/24/84

GP Chamber Realty LLC DB 4539/049

12/15/00



[illegible]

19

102

## Exchange

Date \_\_\_\_\_

Capitol Properties, Inc. REM 79/135

12/31/87

**Plat****Lot****Street****Date**

19

103

Steeple

Capitol Properties, Inc. Rem 79/135

12/31/87

[illegible]

transfer of ground lease

7 Plat

Lot

Street

19

107

Gaspee

Date

National Railroad Passenger Corp.

REM 79/135

12/31/87

**Plat****Lot****Street**

19

108

Park Row West

7/9/135 Date

Capitol Properties, Inc. REM 79/185 12/31/87

DB 4243/157      12/6/99 (refer to memo on back of Ledger  
card)



Plat	Lot	Street	Date
19	109	FRANCIS ST	
City of Providence	REM 79/135		12/31/87
Capital Properties	DB 2066/135		
DB 2105/263, DB 2105/272			9/20/89
*FC Acquisitions LLC	DB 3955/001		12/2/98
Starwood Wasserman Waterplace LLC			
DB 4926/323			12/31/01

DB 3656/317 (no int) rec 10/20/97

Lease terms 149 years

\*per condemnation for Highway purposes Plat #2526 3/26/99

DB 4043/060 rec 3/26/99 sq ft = 71,582

**Plat****Lot****Street****Date**

19

113

Moshassuck Ct.

Capitol Properties, Inc. REM 79/135

12/31/87

Plat  
19

Lot  
114

Street  
Moshassuck Ct.

Date

Capitol Properties, Inc. REM 79/135 12/31/87

Plat	Lot	Street	LL01	Date
19	115	Park Row		
* ** Capital Properties, Inc. REM 79/135				12/31/87
Stillman Parking Associates				
DB 1883/339				9/14/88
* Capital Properties, Inc. DB2177/071				1/25/90

\*\* Building assessed to Station Parking  
Associates (LB01)

\* Per DB1775/348 rec 4/1/88 bldg transferred to  
Capital Properties, Inc

Both Land and Bldg

**Plat****Lot****Street****Date**

19

118

Moshassuck Ct.

Capitol Properties, INC. REM 79/13

12/31/87

**Plat****Lot****Street****Date**

19

119

Moshassuck Ct.

Capitol Properties, Inc. REM 79/135 12/31/87



[illegible]

[illegible]

**Plat**

19

**Lot**

124

**Street**

Francis

**Date**

National Railroad Passenger Corp.

REM 79/135

12/31/87

Plat

Lot

Street

Date

19

125

Francis

National Railroad Passenger Corp.

REM 79/135

12/31/87

Plat  
19

Lot  
127

Street created from 19/51  
Exchange Terrace

Date

Union Station Associates DB1946/036

DB 1946/040, 051, DB1451/216

(REC 10/1/86) REM 79/251

2/22/88

12/9/1

2

Created from 19/52

Plat

Lot

Street

19

129

Exchange Terrace

Date

Union Station Subparcel II

Associates 1722/171 rec 12/23/87 REM 79/251

12/91

\* Rhode Island Community Foundation

DB. 4051/166

4/5/99

\* Termination of Lease DB 4051/188 Lessee Cookson  
America rec 4/5/99

Plat	Lot	Street	Created from 19/51	Date
19	130	Exchange Terrace		
East Office Building Associates LP				
DB 1946/036				12/22/88
DB1451/216 (rec 10/1/86) REM79/251				12/91
* EOB Inc. DB 4037/280				3/18/99
56 Exchange Terrace Associates LP				
DB 4258/199				12/23/99



\* Lease Deed book 4190/72 Term: 3/31/2004 2nd Fl.  
3/31/2001 1st FL rec 9/28/99 Cameron & Mittleman  
(leesee)

Plat

Lot

Street

19

131

Memorial Blvd

DUPLICATE

Date

\* State of Rhode Island

12/94

City of Providence DB 3656/317

10/20/97

Lots 121 & 122 were dropped into lot 131 per  
DB 2073/021 rec. 7/27/89

Plat

Lot

Street

19

134

West Exchange &amp; Francis

Date

\*Rhode Island Convention Center

\*\*  
Authority DB 2478/151 red 11/2/91

&amp; DB 53/42

7/14/93

\*Plat 19. Lots 112, 101, 142 & 20 dropped into  
19/132, 133 & 134

\*per condemnation for Highway purposes Plat #2526  
DB 4043/060<sup>052</sup>, rec 3/26/99 sq ft=21653

Plat  
19

Lot  
136

Street

FRANCIS ST

Date

Providence Place Group LP

12/97


Plat 4 lot 213 and Plat 19 Lot 110 have been merged  
and replatted creating new lot 136 per DB 3515/168, 188  
and 190 and Lease DB 3515/197 rec 3/19/97, also includes  
State Highway Land Condemnations 1252B and 1989 C (2/97)  
Perpetual easements over Plat 19 Lot 125 (RR)  
See Plan Book 54/75-78

Db 3515/203 rec 3/19/97 lease to RI Economic Development  
parking

Per condemnation for Highway purposes Plat #2526  
DB 4043/060 rec 3/26/99 sq ft=691,718

B 4378/279 lease to Dwnccity Energy Co., LLC 30 yr

Premises: 15,000 6/9/00  
B 4554/58 lease to Dave & Busters LP 12/15/99 to 12/14/19  
rec 1/3/01



Plat

Lot

Street

19

137

MEMORIAL BLVD

Date

\*\*

Union Station Plaza Associates LP

DB 3945/312, 316, 319, 325

11/23/98



\* Lots 135, 116, 128, 50, 117 have been replatted  
creating n/1 137, 138, 139, 140 per CPC #98-037  
(10/6/98) Parcel One Capital Center

per condemnation for Highway purposes Plat #2526 3/26/99  
DB 4043/060 rec 3/26/99

\* DB 4665/322 Lease Term: 10 years  
Lessor Union Station Plaza  
Lessee Brewed Awakenings Coffee House, Inc  
rec: 4/27/01

Plat

19

Lot

138

Street

MEMORIAL BLVD

Date

\* Parcel Development Associates Inc

DB 3945/328

11/23/98

Union Station Parking , LLC DB 4259/193

12/23/99

Lots 135, 116, 128, 50, 117 have been replatted creating  
n/1 137, 138, 139, 140 per CPC # 98-037 (10/6/98)  
Parcel One Capital Center

Plat

Lot

Street

Date

19

139

EXCHANGE TERRACE

\*\*

Union Station Associates Subparcel II

12/98

Hennessey Real Estate LLC DB 4258/282

12/23/99

Lots 135, 116, 128, 50, 117 have been replatted creating  
n/1 139, 138, 137, 140 per CPC #98-037 Parcel One  
Capital Center

Plat

Lot

Street

19

140

MEMORIAL BLVD

Date

\*City of Providence DB 3945/309

11/23/98

\* Lots 135, 116, 128, 50, 117 have been replatted  
creating n/1 137, 138, 139, 140 per CPC #98-037  
(10/6/98) Parcel One Capital Center