

PATENT ASSIGNMENT

Electronic Version v1.1

Stylesheet Version v1.1

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| SUBMISSION TYPE: | NEW ASSIGNMENT |
| NATURE OF CONVEYANCE: | Termination of Intellectual Property Security Agreement |
| CONVEYING PARTY DATA | |
| Name | Execution Date |
| Fleet National Bank | 02/17/2005 |
| RECEIVING PARTY DATA | |
| Name: | Pizzeria Uno Corporation |
| Street Address: | 100 Charles Park Road |
| City: | West Roxbury |
| State/Country: | MASSACHUSETTS |
| Postal Code: | 02132 |
| PROPERTY NUMBERS Total: 1 | |
| Property Type | Number |
| Patent Number: | 4572423 |
| CORRESPONDENCE DATA | |
| Fax Number: | (617)856-8201 |
| <i>Correspondence will be sent via US Mail when the fax attempt is unsuccessful.</i> | |
| Phone: | 617-856-8145 |
| Email: | ip@brownrudnick.com |
| Correspondent Name: | Mark S. Leonardo |
| Address Line 1: | One Financial Center |
| Address Line 2: | BROWN RUDNICK BERLACK ISRAELS LLP |
| Address Line 4: | Boston, MASSACHUSETTS 02111 |
| NAME OF SUBMITTER: | Mark S. Leonardo |
| Total Attachments: 5 source=4845#page1.tif source=4845#page2.tif source=4845#page3.tif source=4845#page4.tif source=4845#page5.tif | |

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**TERMINATION OF INTELLECTUAL PROPERTY
SECURITY AGREEMENT**

This is a termination of that certain Intellectual Property Security Agreement dated July 31, 2001 (the "IP Security Agreement") by and between Pizzeria Uno Corporation, a Delaware corporation, and Fleet National Bank, a national banking association, as administrative agent (the "Administrative Agent") for itself and the other Lenders party to that certain Credit Agreement dated as of July 31, 2001, releasing all security interests of the Administrative Agent in the Intellectual Property Collateral (as defined in the IP Security Agreement) and Released Patents and Trademarks (as defined below). Capitalized terms not otherwise defined herein shall have the meanings ascribed thereto in the IP Security Agreement.

Recitals

WHEREAS, the Administrative Agent recorded that certain Notice of Security Interest in Patents in the United States Patent and Trademark Office on August 14, 2001 at Reel/Frame No. 012075/0832 (the "Patent Security Agreement");

WHEREAS, the Administrative Agent recorded that certain Notice of Security Interest in Trademarks in the United States Patent and Trademark Office on August 14, 2001 at Reel/Frame No. 2349/0530 (the "Trademark Security Agreement");

WHEREAS, the Patent Security Agreement and Trademark Security Agreement included reference to the Patents identified in Schedule I and the Trademarks identified in Schedule II, respectively, attached hereto and made part hereof (collectively the "Released Patents and Trademarks");

WHEREAS, upon satisfaction of the conditions set forth in that certain letter agreement from the Administrative Agent to URC, LLC and certain of its affiliates dated as of February 17, 2005, the Administrative Agent has agreed to release its liens on the Intellectual Property Collateral and the Released Patents and Trademarks.

NOW, THEREFORE, the Administrative Agent hereby terminates all of the Administrative Agent's security interests in the Intellectual Property Collateral and Released Patents and Trademarks.

[Signature Page Follows]

IN WITNESS WHEREOF, Administrative Agent has caused this Termination of Intellectual Property Security Agreement to be duly executed on the date set forth below.

Fleet National Bank

By: Elise M Russo
Print Name: Elise M Russo
Title: SVP
Date: 2-17-05

STATE OF Massachusetts)
) ss
COUNTY OF Suffolk)

On this 17th day of February before me personally appeared Elise M Russo, to me personally known, who being by me duly sworn says that he/she is S.V.P of Fleet National Bank, duly authorized to execute this instrument for Fleet National Bank and that said execution was the free act and deed of Fleet National Bank.

Paul F. Mollica
Notary Public

PAUL F. MOLLIKA
NOTARY PUBLIC
My commission expires Feb. 6, 2009

Schedule I

U.S. Patent No. 4,572,423

Schedule II

| | Serial Number | Registration Number | Case Number | Word Mark | Live/Dead Indicator |
|----|--------------------------|--------------------------------|------------------------|--|--------------------------------|
| 1 | 73235706 | 1199107 | 200 (43714) | PIZZERIA UNO & Design | DEAD |
| 2 | 73346044 | 1329014 | 201 (43715) | UNO | LIVE |
| 3 | 73432035 | 1314885 | 202 (43716) | PIZZA SKINS | LIVE |
| 4 | 73489725 | 1331089 | 203 (43717) | SEA DELICO | LIVE |
| 5 | 73527191 | 1399052 | 204 (43718) | HUNKS 'N CHUNKS | DEAD |
| 6 | 73578388 | 1404309 | 206 (43720) | SPINOCCOLI | LIVE |
| 7 | 73629567 | 1481127 | 207 (43721) | PIZZERIA UNO RESTAURANT & BAR & Design | DEAD |
| 8 | 73625658 | 1452356 | 209 (43723) | TATERS & FRATERS | LIVE |
| 9 | 73128092 | 1089458 | 211 (43725) | PIZZERIA UNO | LIVE |
| 10 | 73156167 | 1143732 | 212 (43726) | PIZZERIA DUE | LIVE |
| 11 | 73156168 | 1143733 | 213 (43727) | IKE SEWELL'S ORIGINAL CHICAGO PIZZA | DEAD |
| 12 | 73277802 | 1200730 | 214 (43728) | IKE SEWELL'S ORIGINAL CHICAGO PIZZERIA | DEAD |
| 13 | 73793187 | 1642501 | 221 (43735) | PIZZA PLATTER | DEAD |
| 14 | 73809164 | 1639304 | 222 (43736) | PRIORITY LUNCH | LIVE |
| 15 | 73812617 | 1586246 | 223 (43737) | UNO'S | LIVE |
| 16 | 73812693 | 1585188 | 224 (43738) | IT COULD ONLY HAPPEN AT UNO'S | DEAD |
| 17 | 73819039 | 1613333 | 225 (43739) | NUMERO UNO | LIVE |
| 18 | 74025420 | 1673124 | 226 (43740) | CHICAGO'S ORIGINAL DEEP DISH PIZZA (Supplemental) | LIVE |
| 19 | 73814689 | 1615917 | 228 (43742) | UNO | LIVE |
| 20 | 74026477 | 1928784 | 229 (43743) | UNO (clothing) | LIVE |
| 21 | 74007269 | 1606604 | 230 (43744) | WHAT-CHA MA-CALL-IT | LIVE |
| 22 | 74225217 | 1978609 | 231 (43745) | UNOWEAR | LIVE |
| 23 | 74047613 | 1646171 | 232 (43746) | CHICKEN THUMBS | LIVE |
| 24 | 74092367 | 1658402 | 235 (43749) | THE DUMB MONKEY | LIVE |
| 25 | 74162070 | 1694684 | 237 (43751) | PLIZZETTAS | LIVE |
| 26 | 74294454 | 1757093 | 239 (43753) | UNO (calzones) | LIVE |
| 27 | 74294404 | 1814299 | 240 (43754) | UNO | LIVE |
| 28 | 74331250 | 1772694 | 241 (43755) | CHICAGO'S ORIGINAL DEEP DISH PIZZA (Supplemental) | LIVE |
| 29 | 74303544 | 1795389 | 242 (43756) | BRUNO & Design | LIVE |
| 30 | 74305848 | 1799788 | 243 (43757) | MONEY FOR SALE | LIVE |
| 31 | 74327245 | 1780720 | 244 (43758) | SU CASA | LIVE |
| 32 | 74367524 | 1800755 | 246 (43760) | THE GOOD BOOK | LIVE |
| 33 | 74414074 | 1846019 | 247 (43761) | UNO THE ORIGINAL CHICAGO PIZZERIA & Design | LIVE |

Schedule II (Cont.)

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|----|----------|---------|-------------|---|------|
| 34 | 74419462 | 1941480 | 249 (43763) | AUTENTICO | LIVE |
| 35 | 74428185 | 1863400 | 251 (43765) | SHROOM (Supplemental) | LIVE |
| 36 | 74456103 | 1855875 | 252 (43901) | FARM STAND CHICKEN | LIVE |
| 37 | 74482304 | 1917477 | 254 (44107) | TAKERY | LIVE |
| 38 | 74597247 | 1935353 | 255 (44959) | PIZZA TAKERY | LIVE |
| 39 | 74614930 | 1956034 | 256 (45120) | THE UNO WAY | LIVE |
| 40 | 74666696 | 2179797 | 259 (45505) | PIZZERIA UNO CHICAGO BAR & GRILL & Design | LIVE |
| 41 | 74666695 | 2056415 | 260 (45506) | CHICAGO BAR & GRILL (Supp.) | LIVE |
| 42 | 74710183 | 1991230 | 262 (45758) | THINZETTAS | LIVE |
| 43 | 74559503 | 1915710 | 263 (46077) | BAY STREET | DEAD |
| 44 | 74559502 | 1915709 | 264 (46078) | BAY STREET SEAFOOD RESTAURANT | DEAD |
| 45 | 75293561 | 2204530 | 270 (47469) | PIZZERIA UNO CHICAGO GRILL & BREWERY | LIVE |
| 46 | 75293562 | 2185189 | 271 (47470) | CHICAGO GRILL & BREWERY (Supp.) | LIVE |
| 47 | 75489919 | 2229050 | 272 (48320) | IKE'S INDIA PALE ALE | LIVE |
| 48 | 75489924 | 2229052 | 273 (48321) | STATION HOUSE RED ALE | LIVE |
| 49 | 75489908 | 2229049 | 274 (48322) | GUST-N-GALE PORTER | LIVE |
| 50 | 75490737 | 2229061 | 275 (48323) | 32 INNING ALE | LIVE |
| 51 | 75489920 | 2229051 | 276 (48324) | TINY DINOS | LIVE |
| 52 | 74342188 | | 245 (43759) | UNO (bakeware) | DEAD |
| 53 | 74415315 | | 248 (43762) | CHICKEN FAJITA PIZZA | DEAD |
| 54 | 74419463 | | 250 (43764) | VITORIO | DEAD |
| 55 | 74466686 | | 253 (44023) | PIZZA BAGELS | DEAD |
| 56 | 74667470 | | 258 (45440) | THE SMART COOKIE | DEAD |
| 57 | 74701439 | | 261 (45721) | THINSY | DEAD |
| 58 | 75146411 | | 266 (46746) | COST PLUS Café | DEAD |
| 59 | 75194753 | | 269 (46974) | CHERRYFIELD'S | DEAD |
| 60 | 75670281 | | 277 Cl.42 | LUCIA'S PIZZA ITALIAN CAFE & Des. | DEAD |
| 61 | 75670279 | | 278 Cl.30 | LUCIA'S PIZZA ITALIAN CAFE & Des. | DEAD |
| 62 | 75675924 | | 279 | TALL ONES | LIVE |
| 63 | 75868236 | | 282 | IKE'S | LIVE |
| 64 | 76096861 | 2561335 | 283 | UNO AMBER ALE | LIVE |
| 65 | 76100097 | | 284 | BASHED POTATOES | LIVE |
| 66 | 76138114 | | 285 | BUFFALO BONES | LIVE |

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PATENT

RECORDED: 02/24/2005

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