

Exhibit 1**Leases Being Assumed and Assigned**

<u>Store No.</u>	<u>Landlord Name, Address and Email Address</u>	<u>Store Name</u>	<u>Store Address</u>	<u>Proposed Assignee</u>	<u>Proposed Effective Date of Assumption and Assignment</u>	<u>Proposed Cure Amount</u>
226	TKG Christiana Center, LLC, Boone County National Bank, PO Box 7151, Columbia, MO 65205	Newark DE	700 Center Blvd., Newark, DE	Raymours Furniture Company, Inc.	Upon Entry of Order by the Court but No Later Than 5/31/17	\$53,577.97
223	BRE RC Deptford NJ, LLC, PO Box 944160, Cleveland, OH 44194	Deptford	2000 Clements Bridge Rd., Woodbury, NJ	Raymours Furniture Company, Inc.	Upon Entry of Order by the Court but No Later Than 5/31/17	\$38,537.40
235	Potomac Festival II, LLC, co Paffaport, 8405 Greensboro Dr., 8 th Fl., Mclean, VA 22102	Woodbridge	14500 Potomac Mills, Rd., Woodbridge, VA	Regency Furniture of Laurel, Inc.	Upon Entry of Order by the Court but No Later Than 5/31/17	\$34,250.00
232	Potomac Run, LLC, PO Box 6203, Dept. Code SVA1021B, Hicksville, NY 11802	Sterling	46301 Potomac Run Plaza #120, Sterling, VA	Regency Furniture of Laurel, Inc.	Upon Entry of Order by the Court but No Later Than 5/31/17	\$66,428.00