


UNITED STATES BANKRUPTCY COURT SOUTHERN DISTRICT OF NEW YORK		PROOF OF CLAIM
Name of Debtor JENNIFER CONVERTIBLES, INC.		Case Number 10-13779
NOTE: <i>This form should not be used to make a claim for an administrative expense arising after the commencement of the case. A request for payment of an administrative expense may be filed pursuant to 11 U.S.C. § 503</i>		
Name of Creditor (the person or other entity to whom the debtor owes money or property): Federal Realty Investment Trust, owner/agent of The Avenue at White Marsh, White Marsh, MD		<input type="checkbox"/> Check this box to indicate that this claim amends a previously filed claim. Court Claim Number: _____ <i>(if known)</i> Filed on: _____
Name and address where notices should be sent. David L. Pollack, Esq. c/o Ballard Spahr, LLP 1735 Market Street, 51 st Floor Philadelphia, PA 19103 Telephone No. 215-864-8325		
Name and address where payment should be sent (if different from above):		<input type="checkbox"/> Check box if you are aware that anyone else has filed a proof of claim relating to your claim. Attach copy of statement giving particulars. <input type="checkbox"/> Check this box if you are the debtor or trustee in this case.
Telephone No. _____		
1. Amount of Claim as of Date Case Filed: \$2,097.58 If all or part of your claim is secured, complete item 4 below; however, if all of your claim is unsecured, do not complete item 4. If all or part of your claim is entitled to priority, complete item 5. <input type="checkbox"/> Check this box if claim includes interest or other charges in addition to the principal amount of the claim. Attach itemized statement of all interest or charges.		5. Amount of claim Entitled to Priority under 11 U.S.C. § 507(a). If any portion of your claim falls in one of the following categories, check the box and state the amount. Specify the priority of the claim.
2. Basis for Claim: RENT DUE – SHOPPING CENTER LEASE (See instruction #3a on reverse side.)		
3. Last four digits of any number by which creditor identifies debtor: _____ 3a. Debtor may have scheduled account as: _____ (See instruction #3a on reverse side.)		<input type="checkbox"/> Domestic support obligations under 11 U.S.C. § 507(a)(1)(A) or (a)(1)(B). <input type="checkbox"/> Wages, salaries, or commission (up to \$10,950*) earned within 180 days before filing of the bankruptcy petition or cessation of the debtor's business, which ever is earlier -- 11 U.S.C. § 507(a)(4). <input type="checkbox"/> Contributions to an employee benefit plan -- 11 U.S.C. §507(a)(5). <input type="checkbox"/> Up to \$2,425* of deposits toward purchase, lease, or rental of property or services for personal, family, or household use -- 11 U.S.C. § 507(a)(7). <input type="checkbox"/> Taxes or penalties owed to governmental units -- 11 U.S.C. § 507(a)(8). <input type="checkbox"/> Other -- Specify applicable paragraph of 11 U.S.C. § 507(a)(____)
4. Secured Claim (See instruction #4 on reverse side.) Check the appropriate box if your claim is secured by a lien on property or a right of setoff and provide the requested information. Nature of property or right of setoff: <input type="checkbox"/> Real Estate <input type="checkbox"/> Motor Vehicle <input type="checkbox"/> Other Describe: _____ Value of Property: \$ _____ Annual Interest Rate: _____ % Amount of arrearage and other charges as of time case filed included in secured claim, if any: \$ _____ Basis for Perfection: _____ Amount of Secured Claim: \$ _____ Amount Unsecured: \$ _____		
6. Credits: The amount of all payments on this claim has been credited for the purpose of making this proof of claim.		Amount entitled to priority: \$ _____ * Amounts are subject to adjustment on 4/1/10 and every 3 years thereafter with response to cases commenced on or after the date of adjustment.
7. Documents: Attach redacted copies of any documents that support the claim, such as promissory notes, purchase orders, invoices, itemized statements of running accounts, contracts, judgments, mortgages and security agreements. You may also attach a summary. Attach redacted copies of documents providing evidence of perfection of a security interest. You may also attach a summary. (See instruction 7 and definition of "redacted" on reverse side.) DO NOT SEND ORIGINAL DOCUMENTS. ATTACHED DOCUMENT MAY BE DESTROYED AFTER SCANNING. If the documents are not available, please explain: _____		
Date: 10/ 21 /2010		FOR COURT USE ONLY Jennifer Convertibles  00271
Signature: The person filing this claim must sign it. Sign and print name and title, if any, of the creditor or other person authorized to file this claim and state address and telephone number if different from the notice address above. Attach copy of power of attorney, if any.		


 DAVID L. POLLACK, ESQ.

Penalty for presenting fraudulent claim: Fine of up to \$500,000 or imprisonment for up to 5 years, or both. 18 U.S.C. §§ 152 and 3571.

Schedule "A" to Proof of Claim of
Federal Realty Investment Trust
(The Avenue at White Marsh, White Marsh, MD)

1. UNSECURED CLAIM [§502]

Rentals owed up through
the petition date (7/18/2010).
See statement attached as
Exhibit A.

\$2,097.58

TOTAL UNSECURED CLAIM

\$2,097.58

CLAIMANT RESERVES THE RIGHT TO AMEND THIS CLAIM. IF THIS LEASE IS
REJECTED, REJECTION DAMAGES WILL BE INCLUDED PER §502(B)(6).

Jennifer Convertibles, Inc.
The AVENUE at White Marsh, White Marsh, Maryland
Date: October 18, 2010
Chapter 11 File Date: July 18, 2010
Lease Expiration Date: March 31, 2012

Pre-petition

10/7/2009 Balance of Check #68418	\$	(6.02)
11/6/2009 Balance of Check #69167	\$	(6.02)
11/9/2009 Check #69250	\$	(4.20)
12/7/2009 Balance of Check #69868	\$	(6.02)
6/1/2010 Monthly Snow Removal Recovery	\$	139.07
6/17/2010 2009 CAM Year End Adjustment	\$	(837.43)
7/1/2010 Minimum Rent (7/1 - 7/17/2010)	\$	2,741.94
7/1/2010 Monthly Snow Removal Recovery (7/1 - 7/17/2010)	\$	76.26
Total:	\$	<u>2,097.58</u>

Ballard Spahr LLP

1735 Market Street, 51st Floor
Philadelphia, PA 19103-7599
TEL 215.665.8500
FAX 215.864.8999
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October 21, 2010

By Federal Express

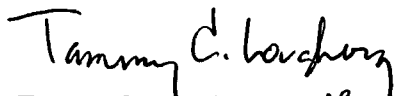
Sir/Madam
BMC Group, Inc.
Attn: Jennifer Convertibles Claims Processing
18750 Lake Drive East
Chanhassen, MN 55317

Re: Jennifer Convertibles, Inc.

Dear Sir/Madam:

With regard to the above-captioned matter, enclosed for filing are proofs of claim and administrative claims on behalf of our client. We would appreciate you docketing the originals and returning to us a time stamped copies. If you have any questions, please give me a call

Very truly yours,



Tammy C. Loughery
Paralegal

TCL/jb

DMEAST #13017006 v1