IN THE UNITED STATES BANKRUPTCY COURT

FOR THE DISTRICT OF DELAWARE

In re:	)	Chapter 11
	)	
TC LAGUNA NIGUEL SENIOR, LLC.,	)	Case No. 10-_____ (___)
	)	
Debtor.	)	

TC LAGUNA NIGUEL SENIOR, LLC
LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. § 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims.

Name of creditor and complete mailing address, including zip code	Name, telephone number, and fax number of employees, agent or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Amount	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff
Shepherd of the Hills Church of Laguna Niguel 30121 Niguel Road Laguna Niguel, CA 92677	Liane Lindsey-Woodman Tel: (949) 495-1310 Fax: (949) 495-1339	Damages claim	Unknown	Disputed
Valeo Companies 26473 Rancho Parkway South Lake Forest, CA 92630	Conrad Sick Tel: (714) 335-4420	Indemnification claim	$5,650,000	Contingent
Conrad A. Sick and Marilyn Jean Sick, individually and as Trustees of the Sick Family Trust u/d/t February 8, 2004 c/o Valeo Companies 26473 Rancho Parkway South Lake Forest, CA 92630	Tel: (714) 335-4420	Indemnification claim	$5,650,000	Contingent
Mark C. Yeager c/o Valeo Companies 26473 Rancho Parkway South Lake Forest, CA 92630	Tel: (714) 335-4420	Indemnification claim	$5,650,000	Contingent

Name of creditor and complete mailing address, including zip code	Name, telephone number, and fax number of employees, agent or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Amount	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff
Brad Disston c/o Valeo Companies 26473 Rancho Parkway South Lake Forest, CA 92630	Tel: (714) 335-4420	Indemnification claim	$5,650,000	Contingent
Gary Citron c/o Valeo Companies 26473 Rancho Parkway South Lake Forest, CA 92630	Tel: (714) 335-7115	Indemnification claim	$5,650,000	Contingent