

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE**

In re:)	
)	Chapter 11
THE WET SEAL, LLC, et al.,)	Bk. No. 17-10229 (CSS)
)	Jointly Administered
Debtors.)	
)	Hearing Date: Feb. 22, 2017 @ 10:00 a.m.
)	Ref. D.I. 17 and 51

**JOINDER OF TAUBMAN LANDLORDS TO LIMITED OBJECTION OF CERTAIN
LANDLORDS TO DEBTORS’ MOTION FOR INTERIM AND FINAL ORDERS (I)
AUTHORIZING THE DEBTORS TO USE CASH COLLATERAL PURSUANT TO 11
U.S.C. § 363, (II) GRANTING ADEQUATE PROTECTION TO THE PREPETITION
SECURED PARTIES PURSUANT TO 11 U.S.C. §§ 105, 361, 362, 363, 503, 507 AND 552,
(III) MODIFYING THE AUTOMATIC STAY, AND
(IV) GRANTING RELATED RELIEF**

The Taubman Landlords¹ (“Landlords”), by and through the undersigned counsel, hereby join in the *Limited Objection of Certain Landlords to Debtors’ Motion for Interim and Final Orders (I) Authorizing the Debtors to Use Cash Collateral Pursuant to 11 U.S.C. § 363, (II) Granting Adequate Protection to the Prepetition Secured Parties Pursuant to 11 U.S.C. §§ 105, 361, 362, 363, 503, 507 and 552, (III) Modifying the Automatic Stay, and (IV) Granting Related Relief* (the “Limited Objection”), for the reasons set forth in the Limited Objection, and in support thereof show as follows:

1. On February 2, 2017, Debtors filed voluntary petitions for relief under Chapter 11 of Title 11 of the United States Code.
2. Debtors are presently running liquidation sales at the Landlords’ locations.
3. The liquidation sales are expected to run only through February 28, 2017.

¹ The Taubman Landlords are the owners of certain regional retail shopping centers, which for purposes of this case include the following: Twelve Oaks Mall, LLC, commonly known as Twelve Oaks Mall, located in Novi, Michigan and Tampa Westshore Associates Limited Partnership, commonly known as International Plaza, located in Tampa, Florida.

4. As set forth in the Limited Objection, upon information and belief, there is no provision in the Budget to pay Landlords for the rent owed to the Landlords for Debtors' use of their property from February 2, 2017 through February 28, 2017 (the "Stub Rent"). Further, it appears that the estates may well be administratively insolvent.

5. Landlords object to the Debtors granting Lenders waivers under 506(c) and 552(b) unless provisions are made for payment of the Stub Rent.

WHEREFORE, for the reasons set forth in the Limited Objection, the Taubman Landlords request that the Motion be denied unless provisions are made for the payment of Stub Rent.

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/s/ Susan E. Kaufman _____

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Dated: February 17, 2017