

*In re Glossip*

Creditor loaned Debtors money to purchase real property with the expectation of re-payment from proceeds of Debtors' refinance of the mortgage. Because Creditor failed to take a deed of trust to secure the loan, he does not have an interest in property under 11 U.S.C. §523(a)(6). Creditor's assertion of a "special equity" interest in the Debtors' real property is unsupported by case law and the specific facts of the case.