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James S. Arico

REAL ESTATE

Our real estate attorneys provide skillful representation in complex real estate transactions throughout Southern California and across the United States. We have had extensive experience representing developers, investors, buyers, sellers, lenders, architects, contractors, engineers, brokers, landlords and tenants in connection with every conceivable type of real estate asset, including raw land, retail, office, industrial, residential, marinas, hotel and resort projects. We are well versed in our practice and strive to ensure prompt service, open communication and personal attention to all our clients.

We focus on correctly assessing all legal and business aspects of a transaction to provide comprehensive, high-quality representation to our clients at all times. We have represented both landlords and tenants in over two million square feet of office leasing transactions in the Los Angeles area. In addition, we have been involved in the preparation of complex ground leases for private operations on government land. Our real estate team works diligently to ensure that our clients and their particular transactions are structured to maximize our clients' results.

We seek to facilitate the process and achieve the client's goal successfully.

Our Real Estate Services Include:

- **Financing** — negotiation and documentation of every conceivable type of financing product associated with real property acquisitions, pre-development and construction costs, interim and permanent loan transactions, workouts and foreclosures.
- **Leasing** — representation of both landlords and tenants in the negotiation and documentation of lease transactions involving commercial, retail, industrial, office and marina properties.
- **Acquisitions and Dispositions** — negotiation, structuring and documentation of purchase and sale agreements, tax deferred exchanges, tenant in common agreements, limited partnership agreements, limited liability company operating agreements and other documents required in connection with such transactions.
- **Development** — representation of developers from site acquisition and pre-development transactions to the construction, financing and leasing or sale of their projects.