

COHEN, TODD, KITE & STANFORD, LLC

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REAL ESTATE



Cohen Todd Kite & Stanford's Real Estate Practice Group brings together attorneys with years of proven depth and experience in all aspects of commercial real estate finance, transactions, construction and development. We count regional and national banks, developers, franchisees, and commercial landlords among our many clients. Our Real Estate Practice Group is positioned to provide

seamless representation from the outset of negotiations and acquisition through development, financing, and construction. Although we routinely handle complex transactions for large commercial purchasers, sellers, developers and lenders, we are equally available to clients with simpler transactions and needs. Because real estate matters are especially time sensitive, our team's focus is to provide all clients, large and small, with efficient and results-oriented service.

Real Estate Practice Group:

Matthew M. Kite
Terrence A. Mire
Robert S. Rubin
Stanley L. Stanford

CONSTRUCTION & DEVELOPMENT

Within our Real Estate Practice Group are attorneys with additional expertise in Construction and Development Law. We provide a full array of services and representation to owners, contractors, sub-contractors, suppliers, banks, and other lenders. Our representation covers the spectrum of issues that arise in construction and development projects: project financing, contract preparation and negotiation, contract disputes, mechanic's liens, bond and surety claims, as well as contract and construction defect litigation.

Construction & Development Practice Group:

Terrence A. Mire

Robert S. Rubin

TITLE SERVICES

Our firm's title insurance agency, Seven Hills Title Agency, Ltd., provides title insurance and escrow services in conjunction with real estate closings and tax deferred exchanges. Some of the attorneys in our Real Estate Practice Group are also title insurance agents licensed with the Ohio Department of Insurance and write for Old Republic Title Insurance Company and Ohio Bar Title. Seven Hills Title Agency works hand in hand with our Real Estate Practice Group to effectively and efficiently handle all aspects of residential and commercial real estate transactions.

Title Services Practice Group:

Robert S. Rubin

Stanley L. Stanford

TRANSACTIONS

Our attorneys provide representation for every stage of real estate transactions: the purchase and sale of real estate, negotiation and documentation of commercial loans, leasing arrangements on behalf of commercial landlords and tenants, commercial loan workouts and restructures, and the planning and execution of tax-deferred exchanges. If litigation or disputes arise, our experienced team works to obtain the best possible outcome for the client through mediation, arbitration or litigation.

Examples of our work include: (1) our longtime representation of a large restaurant franchisee in its acquisition, financing, leasing and development of its restaurant locations; (2) our regular representation of one of the largest national banks with respect to a wide range of its commercial transactions, workouts and litigation; and (3) our routine representation of banks in the financing of large commercial loans, representative transactions being a \$38,000,000 loan to a group of nursing home operators and a \$25,000,000 loan to the owner of consumer debt portfolios.

In addition to our extensive commercial transaction experience, our attorneys handle residential real estate closings for our clients and on behalf of area lenders. One member of the Real Estate Practice Group has closed residential transactions for over 50 years and has undoubtedly closed more residential transactions than anyone in the Greater Cincinnati area.

Transactions Practice Group:

Matthew M. Kite

Terrence A. Mire

Robert S. Rubin

Stanley L. Stanford