

## Ryan Morgan

Partner

Houston

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Ryan's dedication to understanding each client's unique needs and commitment to delivering tailored solutions make him a trusted advisor in the real estate and finance sectors.

### OVERVIEW

Ryan represents clients in connection with the acquisition, development, leasing, financing, management, and disposition of real estate, including apartment communities, industrial properties, office buildings, shopping centers, and mixed-use projects. He also counsels institutional lenders in a variety of real estate and commercial loan transactions, from owner-occupied real estate financing to construction loans, revolver, and acquisition facilities.

Ryan's clients range from social impact investment funds and global distributors to large family offices and private energy infrastructure companies.

### REPRESENTATIVE MATTERS

- Represented a social impact investment fund in the acquisition, financing, and sale of various multifamily communities, health care clinics, and raw land nationwide.
- Represented a senior housing developer and operator in connection with the development, acquisition, and management of facilities across Texas and the southeastern U.S.
- Represented a global distributor in the energy and infrastructure space as outside real estate counsel, primarily focused on industrial and office leases for hundreds of U.S. locations, as well as acquisitions, dispositions, and other operational agreements.
- Represented a large family office on various real estate development and investment matters, including the development of a rail terminal, investments in senior housing facilities, development of multifamily projects, acquisitions of self-storage facilities, ranch acquisitions and dispositions, acquisition of raw land for development, office leasing, and complex land use and easement agreements with respect to a mixed-use development.
- Represented one of the world's leading law firms with respect to its portfolio of leased office space in the U.S.
- Representing multiple institutional lenders in connection with the acquisition and ground lease of land for the development of new branch banks.
- Represented an energy services company in the negotiation of two affiliated build-to-suit leases for new

corporate headquarters, including a 125,000-square-foot office building and adjacent industrial lab facility.

## **Commercial Lending**

- Represented the agent in a syndicated commercial credit facility of up to \$95 million in connection with the recapitalization of a leading industrial cleaning solutions company.
- Represented an institutional lender in the amendment and restatement of a revolving credit facility and construction loan, as well as an additional term loan feature, for a packaging solutions company, together with multiple participation agreements with other banks.
- Represented a saltwater disposal company in connection with a \$100 million senior secured credit facility for operations and acquisitions.

## **Real Estate Lending**

- Represented an institutional lender in connection with a program of construction loans in excess of \$500 million with a leading travel center developer.
- Represented numerous institutional lenders on acquisition and construction loans for multifamily projects, mixed-use developments, office towers, and industrial facilities nationwide, for loan amounts ranging from \$2 million to more than \$300 million.
- Represented an institutional investor in connection with the due diligence for and purchase of various performing and distressed real estate loan portfolios.

## **AWARDS**

- *Best Lawyers in America*®: Banking and Finance Law and Real Estate Law (2021-2026)
- *Super Lawyers*® Texas, Real Estate (2020-2024)
- *Super Lawyers*® Texas Rising Star, Real Estate (2019)

## **TOP AREAS OF FOCUS**

- Investment, Acquisition + Disposition
- Real Estate Finance
- Real Estate Leasing

## **ALL AREAS OF FOCUS**

- Debt Finance
- Hospitality
- Investment, Acquisition + Disposition
- Real Estate
- Real Estate Finance
- Real Estate Leasing

## **PROFESSIONAL/COMMUNITY INVOLVEMENT**

- Fellow, Houston Bar Foundation

- Member, State Bar of Texas
- Member, Houston Bar Association
- Chair (2019-2020) and member (2014-2016, 2017-2019), Real Estate Law Section
- Adjunct professor, The Legal Profession, Vanderbilt University Law School (2020-2021)
- Rice Golf, Development Committee
- Fellow, U.S. Golf Association (2004-2006)

## **EDUCATION AND CERTIFICATIONS**

### **EDUCATION**

- Vanderbilt University Law School, J.D., *Order of the Coif*, 2009
- Rice University, B.A., 2004, captain, men's golf team

### **BAR ADMISSIONS**

- Texas