



Rachel Lusk Stine

Senior Associate



Rachel's practice is focused on commercial real estate law and asset-based commercial lending. Her experience includes representation of financial institutions and developers in complex real estate closings through drafting of loan documents, review of corporate due diligence, analyzing title and survey matters, and drafting and negotiating purchase and sales contracts.

Rachel has represented clients in closings on a wide variety of properties in Ohio and throughout the country, including hotel, multi-family, condominium, office, retail, nursing home, medical office, franchise restaurant and other commercial properties. Furthermore, she has experience in purchase and sale of loans and loan servicing, including loan participations and syndications.

Bar Admissions & Activities

- Member, Columbus Bar Association
- Board Member, Columbus Bar Association Real Property Law Institute Planning Committee

Education

- Capital University Law School (J.D., *summa cum laude*, 2014); Order of the Curia; Articles Editor and staff member, *Capital University Law Review*; Presidential Merit Scholarship
- Miami University (B.A., *summa cum laude* political science, 2011); Ohio Leader Scholarship; Gary L. Best Memorial Scholarship; 2011 Recipient, The Howard White Award for seniors who have excelled in scholarship and leadership; Alan and Sondra Engle Prize in Political Science for showing outstanding promise in the field of law; Junior Recognition Award for Excellence in Scholarship
- Miami University John E. Dolibois European Center, Differdange Luxembourg

Awards & Recognition

- Ones to Watch, *Best Lawyers in America* (Real Estate Law), 2021
- Rising Star, *Ohio Super Lawyers* (Real Estate: Business), 2019–2021

Professional & Community Activities

- Member, Bricker & Eckler Non-Partner Advisory Committee

CONTACT INFORMATION

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INDUSTRIES & PRACTICES

Banking & Financial Services
Real Estate



Rachel Lusk Stine

Senior Associate

- Member, Columbus Real Estate Women's Networking Group

Experience

Complex multi-bank syndication transaction

Represented an administrative agent in a \$150 million syndication transaction involving an acquisition line of credit and term credit facilities for a borrower in high-growth mode and sponsored by a global private equity firm.

Acquisition of multiple restaurant franchise locations

Represented a bank in \$25 million financing of the acquisition of 16 restaurant franchise locations by a new franchisee.

Financing for the renovation of hotel properties

Represented administrative agent in \$30 million financing the construction and renovation of private equity sponsored hotels in St. Louis, MO. The transaction involved complicated co-lender negotiations as well as negotiations with a leveraged equity lender.

\$35 million bond financing of multi-family mixed-use development

Represented a bank in the financing of a bond purchase transaction for construction of a multi-family development, including a restaurant, clubhouse and fitness space, located in Columbus, Ohio.

\$40 million franchise financing

Represented a lender in the documentation of financing of over 60 franchised restaurant properties located throughout the United States. The transaction included financing for existing properties and delayed draw financing for acquisition, construction and renovation of future properties.

30-day hotel loan deal closing

Represented a bank in a hotel loan deal in which it was extremely important to the bank's customer, the borrower, to close the deal in less than 30 days. As our team dug into the diligence, it became clear that this deal was significantly more complicated than it was initially described by the borrower. However, despite the tight turnaround and roadblocks, the deal closed on time.



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\$29 million construction financing of mixed-use development

Represented a lender in connection with \$29 million construction financing of 132 apartments plus 6,587 square feet of retail and office space, including 253 parking spaces with structured parking in the new building. The debt transaction was syndicated and included mezzanine financing and a ground lease.

\$51 million mixed-use development financing

Represented a lender in connection with a \$51 million loan involving a credit facility for the acquisition of a pool of retail properties located in Ohio and Indiana.

Financing of ambulatory surgery center and medical office building

Represented a national bank in connection with the \$20+ million construction financing of a new medical facility in the Columbus area.

Retail shopping center redevelopment

Represented a national bank in connection with the \$15 million refinancing of existing debt for the redevelopment of a retail shopping center.

Historic tax credit rehabilitation of Short North office and retail space

Represented a bank in connection with the construction and historic tax credit financing of a retail and office space in Columbus' Short North district.

Refinance of a Florida island

Represented a national bank in connection with the \$22+ million refinance of an island located off the coast of Florida.

Revolving line of credit loan for housing development

Represented a lender in connection with a \$7.5 million revolving line of credit loan for the acquisition and construction of a single family residential development.

Hotel financing

Represented a national bank in connection with the refinance of a hotel in Savannah, Georgia.