

# Brian A. Bolton

SHAREHOLDER

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Brian Bolton concentrates his practice on real estate and lending transactions. Brian represents lenders and borrowers in connection with lending transactions secured by real and related personal property, and he has significant experience handling loan originations, assumptions, modifications, workouts and foreclosures of both Commercial Mortgage-Backed Securities (CMBS) and balance sheet loans.

Brian also represents clients in the acquisition and disposition of a variety of types of real property, including multifamily, office, hospitality, industrial, retail and self-storage properties.

Before returning to private practice, Brian served as in-house counsel at a global investment bank. In that role, he supported the bank's real estate finance and loan asset management teams, with a focus on its commercial mortgage lending, mezzanine lending, warehouse lending, CMBS and Collateralized Loan Obligation (CLO) securitization and loan asset management operations.

## Education

- Southern Methodist University (J.D., *cum laude*, 2005)
  - SMU Law Review Association, Articles Editor
  - Phi Delta Phi
- University of Missouri (B.A., *summa cum laude*, 2001)

## Bar Admissions

- Texas

## Memberships

- Dallas Bar Association
- The Real Estate Council (TREC)
- TREC Associate Leadership Council, Class of 2016
- Urban Land Institute DFW Center for Leadership, Class of 2022

## Capabilities

- Real Estate
- Real Estate Finance
- Finance
- Real Estate Transactions

## Related Capabilities

- Office
- Residential & Multifamily
- Retail
- Securitization & Structured Finance
- Special Situations Investing & Workouts

# Matters

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- Represented bridge lender in connection with the origination of a \$100,000,000 bridge loan secured by two multifamily properties in Harris County, Texas.
- Represented CMBS lender in connection with the origination of a \$50,000,000 CMBS loan secured by a multifamily property in Tarrant County, Texas.
- Represented bond trustee in connection with the foreclosure of a loan secured by a multifamily property in Hood County, Texas.
- Represented balance sheet lender in connection with the workout and subsequent foreclosure of loans secured by leasehold interests in two fixed base operator properties in Williamson County, Texas.
- Represented lender in connection with the foreclosure of a loan secured by oil and gas leases and mineral interests in Andrews County, Texas.
- Represented publicly traded REIT in connection with its partial divestiture of a majority interest in 22 industrial properties to a new joint venture and related \$380 million SASB CMBS loan.
- Represented investment fund in connection with a corporate merger transaction by negotiating loan consent and modification agreements relating to a portfolio of loans secured by multifamily properties.
- Represented purchasers in a series of acquisitions of multifamily properties in Florida, Georgia, North Carolina and Texas and related mortgage loans from agency and balance sheet lenders.
- Represented joint venture partner in the sale of its ownership interests in five joint venture partnerships indirectly owning six shopping centers with an aggregate value in excess of \$350,000,000 and related CMBS servicer consent transactions.
- Represented purchaser in the \$130,000,000 acquisition of 20 retail properties totaling 700,000 square feet in Texas, related \$78,000,000 mortgage loan and \$17,800,000 mezzanine loan.
- Represented shopping center owner in the \$90,000,000 acquisition of a 333,000 square foot shopping center in California, related \$67,000,000 CMBS loan and \$10,400,000 preferred equity investment.
- Represented shopping center owner in the \$63,000,000 acquisition of a 300,000 square foot shopping center in California, related \$45,000,000 CMBS loan and \$6,000,000 mezzanine loan.
- Represented shopping center owner in the \$46,000,000 acquisition of a 250,000 square foot shopping center in Texas and related assumption of a \$31,000,000 CMBS loan.
- Represented purchaser in connection with its acquisition of a controlling interest in the indirect owner of a retail shopping center and related consent and modification of a \$27,000,000 bridge loan.