



→ Scott A. Morehouse

Partner
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Scott A. Morehouse is a partner in the Real Estate, Energy, Land Use & Environmental Practice Group in the firm's Orange County office.

Areas of Practice

Scott counsels private equity funds, public and private REITs (including SREITs), and other institutional clients in the acquisition, disposition, development, and financing of real property throughout the United States. A significant portion of Scott's investments are structured as joint ventures. His joint venture transactions include single asset, portfolio, and programmatic ventures for investors and sponsors, as well as complex development projects.

Scott assists clients with structuring and executing transactions of all commercial property types, with recent focus on office, multifamily, life science, medical office, and master planned communities. He handles complex multi-state transactions, including portfolio acquisitions, dispositions and financings. Scott also serves as lead transactional counsel on large development projects, such as master planned communities and office-to-residential conversions.

Scott also represents non-traditional lenders with the origination, acquisition, structuring, and restructuring of mortgage and mezzanine loans, A/B loan structures, loan participations, and other co-lending arrangements. Additionally, he represents lenders and borrowers in resolving troubled real estate loans, and with the purchase and sale of distressed and non-performing loans.

Honors

Best Lawyers in America, Real Estate, *Best Lawyers*, 2018-2023

Recommended Lawyer, Real Estate, *Legal 500 US*, 2015, 2017-2021

Articles

Real Estate, Land Use and Environmental Law Blog Posts

- "Splitting The Roll – Commercial And Industrial Property Owners May Face Significant California Property Tax Increases Starting As Early As The 2022-2023 Fiscal Year," July 30, 2020

Media Mentions

Sheppard Mullin Lures Ex-Greenberg Real Estate Pro
Law360, 03.25.2014

Speaking Engagements

Webcast Presenter, "Acquiring Mortgage and Mezzanine Loans in Distress: Ten Mistakes to Avoid," April 2009

Practices

Real Estate, Energy, Land Use & Environmental
Commercial Lending and Financial Transactions
Commercial Leasing
Joint Ventures and Strategic Alliances
Real Estate Acquisitions and Dispositions
Real Estate Portfolio Transactions

Industries

Hospitality
Multifamily Housing
Private Equity
REIT

Education

J.D., Georgetown University Law Center, 1993
B.A., University of Massachusetts, 1990, *summa cum laude*, *Phi Beta Kappa*

Admissions

California
District of Columbia
Virginia