



Maureen O'Connor

*Counsel*

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Maureen O'Connor is counsel in Herrick's Real Estate Department. Maureen concentrates her practice on middle market commercial loan transactions representing banks. She also has a wide range of experience in the acquisition, sale, financing, leasing and construction of commercial properties, representing both institutional and individual clients.

#### Services

- Corporate
- Real Estate
- Real Estate Finance
- Acquisitions & Sales
- Real Estate Development
- Commercial Leasing

#### Education

- Fordham University School of Law (J.D., *cum laude*, 1990)
- State University of New York at Albany (B.A., 1980)

#### Matters

##### **\$50 Million Credit Facility Secured by Artworks**

Represented a commercial bank as a participant in a \$50 million credit facility secured by artworks.

##### **\$50 Million Credit Facility Secured by Artworks and Real Estate**

Represented a commercial bank as a participant in a \$50 million credit facility secured by artworks and real estate.

##### **Metropolitan Commercial Bank - \$17 Million Mortgage Loan - Long Island City, NY**

Represented Metropolitan Commercial Bank in a \$17 million dollar loan for a property located at 9-03 44th Road, Long Island City, New York. Among other things, the deal involved working with the ground lessor, the NYC Industrial Development Agency and the preferred equity investor.

##### **Bank Leumi - \$130 Million Manhattan Mortgage Loan**

Represented Bank Leumi USA on a \$130 million construction loan secured by a property located at 306-314 East 86th Street in Manhattan. The borrower intends to construct a 20-story luxury condominium apartment building containing approximately 146,640 gross square feet of space consisting of 68 residential units with a ground floor retail.

##### **Bank Leumi USA - \$80 Million Construction Loan - Long Island City**

Herrick represented Bank Leumi USA on an \$80 million construction loan secured by property located at 27-01 Jackson Avenue, Long Island City.

**\$60 Million Manhattan Retail Acquisition and Leasehold Financing**

Represented a developer in forming and capitalizing a purchaser, and in the \$60 million acquisition and leasehold financing of a master lease of the retail space at 1657 Broadway, Manhattan.

**Mezzanine Lenders - \$25 Million Facility**

Represented mezzanine lenders in a \$25 million secured agented mezzanine facility to a Texas developer. Proceeds of the loans were applied to acquire and develop land in Horseshoe Bay, Lano, and Burnet, Texas.