

Douglas L. Waldorf, JD, MBA

Florida Bar Board Certified in Real Estate

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Professional Experience:

Doug Waldorf, a shareholder of Grant Fridkin Pearson, P.A., has practiced law in Southwest Florida since 1987, including more than a decade as in-house counsel for SunTrust Bank. He is board certified in real estate by The Florida Bar since 2002 and listed in The Best Lawyers in America© in both Banking and Finance Law and Real Estate Law (2016-2019), and in Super Lawyers© (2017–2018). Mr. Waldorf represents institutional and private equity lenders in structuring, documenting and closing commercial and residential financing transactions including construction financing, asset-based loans, loan syndications and participations, bond financing and SBA loans. He has extensive experience in mortgage foreclosures, deeds in lieu of foreclosure, forbearance agreements and other matters related to defaulted loan workouts and collection. In addition, his practice areas include real estate purchase and sale transactions, leasing and related landlord/tenant matters, title claims work, and business entity selection and formation for real estate transactions.

Mr. Waldorf regularly serves as a lecturer for the Miami-based Center for Financial Training and for national webinar host, Total Training Solutions, presenting banking-related seminars and webinars on loan documentation, loan defaults and collection, real estate law and mortgage foreclosure. He has served as Adjunct Professor at Florida SouthWestern State College in Fort Myers, Florida, teaching courses in real estate law and legal research and writing, and was included in Gulfshore Life Magazine's Top Attorneys in Naples and Fort Myers listing in the January 2017 issue.

Education

University of Florida College of Law, J.D., *Legal Research and Writing Honors*, 1985

University of Florida M.B.A., 1985

University of Florida B.S.B.A., *with honors*, 1982

Bar Admissions

Florida

Court Admissions

U.S. District Court, Middle District of Florida

Professional Involvement

Collier County Bar Association

Lee County Bar Association

The Florida Bar (Real Property and Probate Law Section)

National Association of Bond Lawyers

Community Involvement

A lifelong resident of Southwest Florida, Mr. Waldorf is a member of Ave Maria Law School's Board of Advisors and serves on the Board of Trustees of the Alvin A. Dubin Alzheimer's Resource Center as well as its steering committee for the annual Alzheimer's Symposium hosted by the Center in partnership with Florida Gulf Coast University.

Practice Areas: [Banking](#), [Lending](#), [Real Estate Transactions](#), [Mortgage Foreclosure](#), [Leasing](#)

Areas of Concentration:

Banking and Financial Services
Real Estate
Mortgage Foreclosure and Loan Collection

Representative Financing Transactions:

\$48MM syndicated loan for hotel construction
\$20MM multi-family housing acquisition and renovation
\$13.2MM line of credit for investment real estate acquisition
\$33.5MM retail center refinance
\$15MM working capital line of credit
\$10MM multi-tranche facility for clubhouse construction
\$8.5MM facility for hurricane cleanup and restoration
\$6.9MM mixed use office and residential project acquisition
\$9MM multi-tranche facility for clubhouse renovation
\$7.5MM direct placement revenue refunding bond
\$5.75MM hotel acquisition
\$6.5MM direct pay letter of credit backing taxable variable rate demand bond issue
\$5.3MM bank placement tax exempt bond issue
\$4.2MM bank placement tax exempt bond issue

Attorney Publications/Presentations:

Author: *Mortgage Foreclosure and Loan Collection: A Practical Guide for Lenders*

Author: *Bank Loan Defaults: Strategies and Tactics for Lenders in Florida*

Presenter: Center for Financial Training, Miami, Florida

Understanding Commercial Loan Structures

Loan Defaults: Strategies and Tactics for Lenders

Understanding Mortgage Foreclosure & Loan Collection Litigation

Loan Documentation for Tough Times

Understanding Commercial Loan Documentation

Managing Litigation Cost

Commercial Loan Documentation I

Commercial Loan Documentation II

Title Insurance Basics for Bankers

The Real Estate Loan Closing Process

Construction Loan Documentation

Presenter: Total Training Solutions, Inc.

Mortgage Foreclosure

Real Estate Law for Bankers

Presenter: City of Clearwater Economic Development and Housing Department, Clearwater, Florida

Florida Foreclosure Law