

Nelson Block

Shareholder

Practices: Finance & Banking; Real Estate Development & Investments; Real Estate Finance, Default Resolution & Servicing; Business Restructuring/Bankruptcy; Healthcare; Real Estate; Energy Lending; Syndicated Finance

Industries: Financial Services; Real Estate; Healthcare; Turnaround & Workout

Nelson Block reached a high point in his career during his fourth year of practice, at the closing of a large subdivision sale that the parties had been negotiating for weeks. The senior lawyer on the other side, a man much older than Nelson, shook his hand and said, "Young man, I've enjoyed watching you work."

Nelson assists his clients in creating and implementing strategies for their business transactions. For more than 40 years, Nelson has applied his analysis, drafting and negotiation skills to hundreds of real estate, finance and corporate matters, including turnarounds and workouts. His clients include emerging businesses, Fortune 500 companies, financial institutions, charities and governments.

Representative Lending Transactions:

- \$125,000,000 Syndicated Revolving Credit Loan (counsel to administrative agent) secured by accounts receivable, inventory, intellectual property, fleet of fishing vessels, fleet of spotter aircraft, four operating locations and pledge of stock of foreign affiliates.
- \$70,000,000 Syndicated Revolving Credit Loan (counsel to administrative agent) secured by accounts receivable and inventory with intercreditor arrangements.
- \$150,000,000 Syndicated Revolving Credit and Term Loans (counsel to administrative agent) with cross-border loan tranche, secured by accounts receivable, inventory, intellectual property, real estate and pledge of stock of foreign affiliates.
- \$84,000,000 Revolving Credit Loan (counsel to lender) secured by accounts receivable, inventory, real estate and pledge of stock of foreign affiliates.
- \$49,800,000 Revolving Credit and Term Loans (counsel to lender) secured by accounts receivable, inventory and real estate.
- \$19,300,000 Revolving Credit and \$18,658,749 Term Loans (counsel to lender) secured by real estate and franchise receivables.

Representative Workout and Turnaround Transactions:

- \$48,000,000 Revolving Credit and Term Loans (counsel to lender) secured by vessels and real estate (refinanced)
- \$15,900,000 Revolving Credit and Term Loans secured by real estate, accounts and inventory (counsel to lender) (sold at par to sponsor of borrowers)
- \$5,272,000 Revolving Credit and Term Loans (counsel to manufacturer providing inventory financing to distributor) secured by



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Education

University of Texas School of Law
– J.D., 1976

Johns Hopkins University
– B.A., 1973
– Varsity Seal for Outstanding Service

accounts receivable, inventory and guaranty (partial acceptance of collateral in lieu of debt and partial cash settlement of litigation with better-than expected recovery)

Representative Real Estate Transactions:

- Sale of 2,045 acres, Montgomery County, Texas (counsel to seller) largest commercial land sale in the Houston area in 2013
- Acquisition and development, 2,817 acres, San Jacinto County, Texas (counsel to developer)
- Sale of 965 acres, Bandera County, Texas (counsel to seller)

Professional & Community Service

- American Bar Association (Real Estate and Business Sections, Commercial Financial Services Committee)
- State Bar of Texas (Uniform Commercial Code Committee [Former Chair], Opinions Committee)
- Texas Association of Bank Counsel
- Turnaround Management Association
- American College of Commercial Finance Lawyers (Former Regent)
- Houston Commercial Finance Lawyers' Forum (Founder and Chairman)
- RMA, Houston chapter (Director)
- Mayor's Land Redevelopment Committee, City of Houston (Former Member)
- Sam Houston Area Council Boy Scouts of America (volunteer legal counsel)
- Jewish Federation of Greater Houston Cardozo Society (Former Chairman)

Awards & Recognition

- *The Best Lawyers in America*, Woodward/White, Inc., 2011-2020
- Houston's Top Lawyers, *H Texas*, 2014, 2016-2019
- Marquis Who's Who in America, 2002, 2015
- Boy Scouts of America - Silver Buffalo Award for Extraordinary Service to Youth, 2017
- Boy Scouts of America - Distinguished Eagle Scout Award, 1999

Admissions

- Texas, 1976