

In The News

Law360 Reports on Akerman Survey, Quotes Carol Faber on Property Lending Trends

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Distressed Property Practice Co-Chair Carol Faber was featured in the *Law360* article titled, “Banks, Insurance Cos. Step Up on Property Lending Deals,” which reported key findings from the 2015 Akerman U.S. Real Estate Industry Outlook Survey. The article examined today’s lending environment and dealmaking activity among banks and non-traditional capital sources. While the real estate market is currently awash in a range of debt and equity financing options, banks and insurance companies are expected to drive the lion share of financing activity this year. Faber explained that while lenders continue to exercise discipline, they are showing more flexibility and creativity in how they structure deals.

“Banks tend to be more relationship-oriented than other types of lenders, and so they are showing a real willingness to work with their customers in considering alternatives to traditional covenants and conditions, such as debt service coverage ratios, liquidity requirements, and even guarantees other than full payment and performance guarantees, such as nonrecourse or with caps and limits,” Faber told *Law360*.

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