

Daniel J. Elrod

Partner

Chicago Office

+1.312.902.5369

daniel.elrod@katten.com



Practices

FOCUS: Real Estate

Education

JD, Northwestern University School of Law, *cum laude*

BA, University of Michigan

Bar Admissions

Illinois

Court Admissions

US District Court, Northern District of Illinois

US Court of Appeals, Seventh Circuit

Community Involvements

Illinois State Bar Association

The Chicago Bar Association

Dan Elrod advises clients on all aspects of commercial real estate transactions involving real property located across the country. Clients depend on Dan to provide practical solutions to complex and nuanced issues in order to help them achieve their goals.

Keeping the client's business objectives top of mind

Dan works on a broad range of real estate transactions, including the representation of debt funds, life insurance companies and other institutional lenders in the origination of mortgage loans secured by property in all asset classes, loan modifications and workouts. Dan also represents institutional investors on acquisitions, dispositions and the formation of real estate joint venture agreements.

Dan is a member of the Urban Land Institute, and is a participant in the Constitutional Rights Foundation's Lawyers in the Classroom program.

During law school, Dan served as an extern to the Honorable Marvin E. Aspen of the US District Court for the Northern District of Illinois and Illinois Supreme Court Justice Ann M. Burke.

Representative Experience

- Represented an NBA team in entering into various agreements with the Wisconsin Center District, City of Milwaukee, County of Milwaukee and a financial institution related to the development and financing of the team's new arena, parking facilities, practice facility and live block public entertainment plaza.
- Represented the purchasers in the issuance of private placement notes secured by an NHL arena.

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- Represented a lender group in loans to finance construction of a new MLS stadium.
- Represented a lender in the origination of a \$119 million loan secured by a multifamily property located in Palatine, Illinois.
- Represented a lender in the origination of a \$132 million loan secured by a portfolio of 12 office properties located in North Carolina, South Carolina, Florida and Tennessee.
- Represented a lender in originating a \$91 million loan and a \$46 million loan secured by two multifamily properties located in Orlando, Florida.
- Represented a lender in the origination of a \$60 million loan secured by a hotel property located in Monterey, California.
- Represented a lender in the origination of a \$40 million loan secured by a multifamily property located in Austin, Texas.
- Represented a lender in the origination of a \$40 million loan secured by two hotel properties located in Park City, Utah and Bradenton, Florida.
- Represented a lender in the origination of a \$55 million loan secured by a portfolio of five hotel properties located in the states of Washington and Oregon.
- Represented a lender in the origination of a \$45 million loan secured by a retail shopping center located in Longmont, Colorado.
- Represented a lender in the origination of a \$38 million loan secured by a portfolio of nine industrial properties located in Chicago, Illinois.
- [Represented a lender in the sale of approximately \$1 billion of commercial real estate loans to a large, publicly traded insurance company.
- Represented an institutional investor in the formation of a programmatic joint venture to acquire and develop cold storage industrial properties located in multiple states.
- Represented a private equity company in the formation of a programmatic joint venture to acquire and develop industrial properties located in Michigan, Ohio and Wisconsin.

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- Represented a private equity company in the sale of a portfolio of 22 commercial properties across 13 different states for more than \$300 million.
- Represented a private equity company in the acquisition of a multifamily property located in Austin, Texas, for \$67 million.
- Represented an institutional investor in the acquisition of several multifamily properties located in various cities in Michigan.

Recognitions

Recognized or listed in the following:

- *Best Lawyers in America*
 - Ones to Watch
 - Real Estate Law, 2022–2025
- *Super Lawyers Rising Stars*
 - Illinois, 2023

News

- Katten Attorneys Recognized as *Best Lawyers®* and *Best Lawyers: Ones to Watch®* Award Recipients (August 15, 2024)
- Katten Attorneys Distinguished by *Best Lawyers®* (August 17, 2023)
- Katten Attorneys Selected to 2023 Illinois Super Lawyers, Rising Stars Lists (January 24, 2023)
- Katten Attorneys Recognized by *Best Lawyers®* (August 18, 2022)
- Katten Names New Partners (July 26, 2022)
- Katten Attorneys Listed in *The Best Lawyers in America®* (August 19, 2021)

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Publications

- New Tool for Illinois Property Owners and Lenders to Remove Mechanics Liens (January 15, 2016)