

About the Authors

Jim Ahearn is vice president of sales and shareholder with Hausmann Johnson Insurance, Inc., located in Madison. With a background in property and casualty underwriting, he leads Hausmann-Johnson's team of advisors in risk management, employee benefits, corporate retirement, and personal insurance. He continues to work with a variety of different businesses in designing their risk management and insurance programs, with an emphasis on biotechnology businesses in recent years. Jim holds the Chartered Property Casualty Underwriter, Certified Insurance Counselor, and Certified Risk Manager designations. He received his B.A. in Economics from Elon University, North Carolina.

Amy L. Barnes is a shareholder in the business law and tax departments of Reinhart Boerner Van Deuren s.c. She serves a wide range of clients and industries, including privately held companies, public companies, private equity firms and tax-exempt organizations, whom she counsels on structuring ownership interests, acquiring entities in taxable and tax-free transactions, planning for succession, and an array of other tax and corporate matters. She received a B.B.A. degree, with distinction, from the University of Wisconsin–Madison and her J.D. degree, magna cum laude, from Marquette University Law School.

Daniel P. Cooper is a shareholder in the business law and tax departments of Reinhart Boerner Van Deuren s.c. He advises privately held companies, spanning many manufacturing industries, professional service fields, financial institutions, and high-tech businesses. He teaches taxes and business strategy at the University of Wisconsin–Milwaukee. He received his B.A. from Michigan State University, his J.D. from the University of Michigan Law School, and his LL.M. in Taxation from the New York University School of Law. He has previously served as the president of Historic Milwaukee, Inc., and currently serves as an advisor to the board of the Milwaukee Athletic Club as its past president.

Robert W. Habich is a shareholder in the Real Estate Department of Reinhart Boerner Van Deuren s.c., practicing in the firm's Waukesha office. He serves a wide range of clients including property developers, commercial and industrial landlords and tenants, and individual and

corporate investors, whom he counsels on commercial real estate acquisitions and sales, commercial and industrial leases, real estate development, and a broad spectrum of other real estate issues. He received a B.B.A. degree from the University of Wisconsin–Madison and his J.D. degree, cum laude, from Marquette University Law School. He also serves as president-elect of the Wisconsin Chapter of NAIOP.

Lauren R. Grahovac Harpke is an attorney practicing in the Energy & Environmental Law Group at the Milwaukee office of Quarles & Brady LLP. She guides her clients through environmental due diligence and risk assessments in connection with corporate and real estate transactions, in addition to advising clients on regulatory compliance under a broad spectrum of environmental and worker health and safety laws. She graduated cum laude from the University of Wisconsin Law School, having previously obtained her bachelor’s degree in international relations, with a focus in the global commons, from the University of Wisconsin–Madison.

Jesse S. Ishikawa is of counsel to Reinhart Boerner Van Deuren s.c., practicing in the firm’s Real Estate department. He also has taught commercial real estate transactions at the University of Wisconsin Law School. He has written and spoken extensively on topics relating to real estate law and is a coauthor of *The Drafter’s Guide to Wisconsin Condominium Documents* and a former coauthor of *Contract Law in Wisconsin*, both published by State Bar of Wisconsin PINNACLE®. He currently teaches commercial real estate law at the University of Wisconsin Law School. He is a past member of the city of Madison’s Board of Park Commissioners, a member of the Advisory Board of the Madison Museum of Contemporary Art, a councilor to the Wisconsin Academy of Sciences, Arts and Letters, and a member of the American College of Real Estate Lawyers.

Melanie S. Lee is a shareholder in the Real Estate Department of Reinhart Boerner Van Deuren s.c., practicing in the firm’s Madison office. Her practice focuses on commercial real estate transactions including development, acquisition, leasing, and financing, and she negotiates numerous construction contracts for nonprofit and for-profit owners. She has spoken on due-diligence, finance, and construction-contract issues for the State Bar of Wisconsin and at firm seminars. Before practicing law, she was a middle school teacher in Iowa. She received her B.A. from Upper Iowa University and her J.D. degree, with distinction, from the University of Iowa College of Law. She served on

the board of the Madison Children's Museum for six years during the capital campaign, build-out, and move to its current award-winning location.

J. Bushnell Nielsen is a shareholder at Reinhart Boerner Van Deuren s.c. in Waukesha. He wrote *Title & Escrow Claims Guide*, on the law of title insurance policies and real estate escrows, and the *Title Insurance* chapter of *Wisconsin Practice Series: Methods of Practice* (West 4th ed. 2004) and is editor of the *Title Insurance Law Newsletter*, a monthly national report of new law concerning conveyancing and the land title industry. Mr. Nielsen is a past president of the Wisconsin Land Title Association and the Michigan Land Title Association.

Justin F. Oeth is a shareholder in Reinhart's Real Estate Practice and co-chair of the Construction Industry group. He serves a range of clients including large companies, national retailers, financial institutions, health care organizations, and other real estate developers and investors with their real estate needs. With over a decade of legal experience, he has extensive experience serving as the lead attorney on significant leasing, construction, and other development projects in Wisconsin and nationally. Justin regularly assists clients with negotiating and drafting leases, subleases, amendments, and non-disturbance agreements in connection with office, warehouse, manufacturing, retail, and health care facilities. He also provides ongoing legal advice to real estate clients in connection with their leasing activities including advice on construction of tenant build-outs and disputes with landlords.

Pamela H. Schaefer is an attorney currently practicing "of Counsel" with the Hanson Law Group LLP, in Barrington, Ill. She serves municipalities, small businesses, nonprofit organizations, and individuals in acquisition and remediation of environmentally contaminated real estate. She has both taught and written on environmental issues, for the Federation of Environmental Technologists, the State Bar of Wisconsin, and other organizations. She received her undergraduate degree and her J.D. degree from the University of Wisconsin. She is a member of the board of Groundwork Milwaukee, which has helped to develop and support urban agriculture in the city of Milwaukee, using community gardens to fight blight.

Harvey L. Temkin is a shareholder in the Business Law, Real Estate, and Mergers and Acquisitions Departments of Reinhart Boerner Van Deuren s.c., practicing in the firm's Madison office. He represents both

developers and lenders, has extensive experience in workout transactions, and counsels clients on general corporate law matters. He has taught and written in both the real estate and bankruptcy areas. He previously served as a full-time faculty member at Tulane University Law School and has also been an adjunct faculty member at the University of Wisconsin Law School. He is a member and has served on numerous subcommittees of the Real Property, Probate and Trust Section of the American Bar Association. He is a fellow of the American College of Real Estate Lawyers and the American College of Mortgage Attorneys. He received his undergraduate degree from the University of Wisconsin and his J.D. degree, magna cum laude, from the University of Illinois College of Law.

Nathan J. Wautier is a shareholder in the Real Estate, Corporate Law, and Banking and Finance Departments of Reinhart Boerner Van Deuren s.c., practicing in the firm's Madison office. He serves the business and legal needs of a broad range of individual, corporate, and institutional clients. He primarily advises real estate developers, business owners, operators, borrowers, and lenders on development projects and related financings. He has spoken numerous times to real estate professionals and trade organizations about the effect of current issues in the real estate industry with a particular focus on tax incremental financing and other public-private partnerships. He received his A.B. degree with general and departmental honors from the University of Chicago and his J.D. degree, cum laude, from the University of Wisconsin. Before law school, Mr. Wautier worked as a U.S. Peace Corps volunteer in Momostenango, Guatemala. He also serves on the executive committee of Downtown Madison Inc. and chairs its economic development committee.

Authors of Previous Edition

Rebecca Leair

Raymond M. Roder

Shana Feuling Weber