

Ana L. Tenzer

Partner

Denver

New York

Biography

Ana Tenzer is at the forefront of successfully navigating complex real estate finance transactions, private equity acquisitions and developments and restructuring troubled assets throughout the United States. She leverages her wealth of knowledge and dynamic perspective to secure strategic, timely solutions.

Deeply experienced with commercial real estate, all manner of debt structures including for secondary market execution, construction lending, mezzanine and preferred lending, private equity investments and corporate lending. Ana provides her clients with critical insight when working in competitive, fast-paced markets, offering advice on pivotal transactions and financings. Additionally, Ana serves as the Administrative Partner for the firm's Denver office.

She is a trusted advisor to market-leading companies, comprised of lenders, borrowers, private equity firms and high profile companies, including many hospitality companies on a variety of high-profile business matters. Ana also has comprehensive experience negotiating investment arrangements, transactions intended for the secondary market, joint venture agreement and hospitality agreements.

Throughout her career, Ana has been a key player in securing multimillion-dollar commercial fixed or floating rate loans, construction loans, mezzanine loans



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Practices

Real Estate

Real Estate Finance

Private Equity

Joint Ventures

Industries

Real Estate

Life Sciences and Health Care

Private Capital

Areas of focus

Real Estate Development

Real Estate Funds

backed by commercial real estate of all product types located in the United States and Canada, including portfolios of properties on a national scale.

Representative experience

Advised Calmwater Capital on a senior mortgage loan and a mezzanine loan to complete the construction of a future condominium project on the highline in New York City.*

Advised lender on a mortgage loan secured by a to-be-built Noble Hotel, a Nicklaus Signature Golf Course, 52 estate lots, and 22 Golf Villas in West Palm Beach, FL.*

Represented Nassau CorAmerica and its joint venture partners in structuring and creating documents and procedures for a lending platform intended for CRE CLO execution.*

Represented a lender in originating a mortgage loan secured by a to-be-built Indigo branded hotel in Coachella, CA.*

Advised Calmwater Capital 3, LLC on a floating rate loan secured by a first lien on the construction of a Dream Hotel, Tag Restaurant, and Avenue Nightclub in Hollywood, CA.*

Advised AIG Annuity Insurance Company on the senior and mezzanine financing and cross-collateralization for all phases of the Liberty Harbor Development in Jersey City, NJ.*

Represented Great Wolf Resorts in a construction loan to finance development of a 47,000 square foot hotel and 200,000 square foot indoor water park and entertainment center.*

Represented Calmwater Capital 3, LLC in a bridge loan to a borrower secured by a first lien on the Lake Business Center office building located in Chicago, IL.*

Advised FP Holdings regarding multiple deeds in lieu of foreclosure transactions related to defaults of seller-backed financing of condo units at Palms Place in Las Vegas.*

Real Estate Investment

Real Estate Private Equity

Education and admissions

Education

J.D., New York University School of Law, 1989

B.A., Barnard College, with highest honors, 1986

Memberships

Board Member, Judi's House

Former Board of Directors,
Children's Museum of Boulder

Colorado Women's Bar Association

Bar admissions and qualifications

Colorado

New York

Represented Fortress Investment Group and its affiliates as lead counsel in its floating rate interim loan platform, financing all property types, intended for CLO execution.*

Advised Fortress Investment and its affiliates on a preferred equity investment in an entity owning a large Colorado shopping mall with ongoing construction components.*

Advised on a leveraged dividend recapitalization of Cross MediaWorks' existing senior and subordinated indebtedness.*

Represented Fortress Investment Group and its affiliates in purchasing approximately 15 performing and non-performing debt instruments.*

Represented Opbiz, LLC in the modification of a US\$800m loan entailing the rebalancing of the cash reserves from operations for both borrower and lender use.*

Represented KSL Capital Partners in its acquisition and financing of the Marriott Rancho Las Palmas Resort and Spa.*

*Matter handled prior to joining Hogan Lovells.

Awards and rankings

- Real Estate Law, *Best Lawyers in America*, 2013-2021
- Real Estate, Recommended, *Legal 500 US*, 2020

Latest thinking and events

- Press releases
 - Hogan Lovells appoints Corporate & Finance partner Tim Aragon as Denver Office Managing Partner as Cole Finegan departs for U.S. Attorney role
- News
 - COVID-19 grinds dealmaking to a halt, but some sectors could rebound more quickly than others