

REAL ESTATE LAW SYLLABUS

Professor: Robert Lane
 Course Designation: REAL/LGST 804
 Schedule: TR 4:30 PM - 6:00 PM
 Classroom: JMH F50
 Semester: Fall 2011

Date	Topic	Textbook (Lefcoe)	Bulkpack	Cases	Optional
PART I: ACQUISITION OF THE ASSET					
Thursday, September 8, 2011	Introduction/Negotiations	N/A	#2 (RE law Study Techniques), #3 (The Art of RE Negotiations)		
Tuesday, September 13, 2011	Choice of Entity	p. 661-683	#4 (Selection of the Ownership Entity)		#5 (Choice of Entity for Real Estate), #6 (Expectations for the Twenty-First Century)
Thursday, September 15, 2011	Sam Zell Lecture G06	N/A	N/A		
Tuesday, September 20, 2011	Brokers: Guest Speaker Steven Gartner, President of Metro Commercial Real Estate	p. 29-34, 38-57	N/A	Case 1: Fraud, Case 2: Broker Commissions	
Thursday September 22, 2011	Land Use, Zoning and Eminent Domain	p. 795-798, 805-806, 810-825, 828-832	#7 (CSX Seeks Property), #8 (Kelo: An American Original)	Case 3: Takings	#9 (Time to Overturn Lucas), #10 (Kelo v. City of New London)
Tuesday, September 27, 2011	Real Estate Title and Title Insurance	p127-133, 287-288, 290-303, 307-308	N/A	Case 4: Title Insurance	
Thursday, September 29, 2011	Contract of Sale/Breach/Remedies Part 1	p. 63-74, 85-103, 105-118	#11 (Letters of Intent in Commercial Real Estate)	Case 5: Contract of Sale, Case 6: Mortgage Contingency	
Tuesday, October 4, 2011	Contract of Sale/Breach/Remedies Part 2	p 120-124, 146-148, 157-164	N/A	Case 7: Monetary Damages, Case 8: Duty to Disclose	
Thursday October 6, 2011	Public/Private Partnerships & TIF: Guest Speaker Paul R. Levy, Center City District and Central Philadelphia Development Corp.	855-871, 879-889	#12 (Tax Increment Financing)		
Tuesday, October 11, 2011	NO CLASS: FALL BREAK	N/A	N/A		
Thursday, October 13, 2011	First Exam	N/A	N/A		
PART II: FINANCING THE ASSET					
Tuesday, October 18, 2011	Mortgage/Construction Finance Part 1	p. 173-176, 197-206, 209-222; 225-239	#13 (Personal Liability and Other Security)	Case 9: Breach of Mortgage	
Thursday, October 20, 2011	NO CLASS	N/A	N/A		
Tuesday, October 25, 2011	Mortgage/Construction Finance Part 2	p. 495-520, 561-588	#14 (Optional-Obligatory Doctrine)	Case 10: Mechanic's Liens	
Thursday, October 27, 2011	Pre-Foreclosure, Foreclosure and Workouts	p. 409-426, 429-445, 452-460, 481-493	#17 (How Much Protection Does a Leasehold Mortgagee Need)	Case 11: Lender Rights	
PART III: MANAGING THE ASSET					
Tuesday, November 01, 2011	Real Estate Securitization: Guest Speaker, Michael Berman, President and CEO of CWC Capital	p. 177-194	#19 (When is a RE Investment a Security), #21 (Fundamentals of MBS and ABS), #22 (Guide to CMBS)		#20 (A Miranda Warning for Potential Conduit Borrowers)
Tuesday, November 03, 2011	Leasing Part 1	p. 749-769	#15 (Sale-Leasebacks Revisited)	Case 12: Implied Warranty of Habitability	
Tuesday, November 08, 2011	Leasing Part II	p. 769-792	#16 (Landlord-Tenant Relationship), #18 (Continuous Operations Clauses and Going Dark)	Case 13: Landlord Liability, Case 14: Exclusivity Clauses	
Thursday, November 10, 2011	NO CLASS	N/A	N/A		
Tuesday, November 15, 2011	Tax	p. 345-346, 616-617, 623-637	#23 (Use of a Qualified Intermediary)		
Thursday, November 17, 2011	Co-ops and Condos	p. 644-657	#24 (Building on the Basics)	Case 15: Condo Owner Liability	

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PART IV: PROJECTS & SECOND EXAM					
Tuesday, November 22, 2011	TBA	N/A	N/A		
Thursday, November 24, 2011	NO CLASS: THANKSGIVING	N/A	N/A		
Tuesday, November 29, 2011	Project Presentations #1	N/A	N/A		
Thursday, December 01, 2011	Project Presentations #2	N/A	N/A		
Tuesday, December 06, 2011	Second Exam	N/A	N/A		