

Emma Stephens

PARTNER



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Emma Stephens represents a wide range of clients in commercial real estate transactions. Her experience includes the acquisition and disposition of real estate; the structuring of debt and equity financing; and the negotiation of construction contracts, management agreements, and reciprocal easements, covenants, and related development agreements.

She also advises landlord and tenant clients regarding office, retail and other leases. Additionally, Emma provides counsel and performs due diligence with respect to the real estate aspects of corporate transactions.

Prior to joining Waller, Emma was an associate in the Houston office of Baker Botts L.L.P.

EXPERIENCE

- **Advanced Recovery Systems closes \$75 million senior credit facility**
Represented Advanced Recovery Systems in negotiating, documenting and closing a \$75 million senior credit facility from White Oak Healthcare Finance.
- **H.G. Hill Realty negotiates lease for grocery store**
Assisted H.G. Hill Realty with a lease negotiation for a future grocery store location in Nashville, Tennessee.
- **Facebook develops \$800 million data center in Middle Tennessee**
Represented Facebook with the acquisition and development of a site in Middle Tennessee for an \$800+ million data center, including assembling the real estate property from multiple owners and a complicated trust on property.

EDUCATION

- J.D., Vanderbilt University Law School, 2014
 - Order of the Coif
 - Senior Managing Editor, *Vanderbilt Journal of Entertainment and Technology Law*

- Articles Editor, *Environmental Law and Policy Annual Review*
- Dean's Leadership Award
- B.A., Georgetown University, Economics, 2008

BAR ADMISSIONS

- Tennessee
- Texas

RECOGNITIONS

The Best Lawyers in America® Ones to Watch

- Real Estate Law, 2021-2023

PROFESSIONAL INVOLVEMENT

- Intern, Board, Tennessee Land Trust

COMMUNITY INVOLVEMENT

- Alumna, Nashville Young Leaders Council