

Garth K. Dunklin

Garth believes in being actively involved in the industry he works with and participates in and gives back to the commercial real estate industry in a number of capacities; Garth firmly believes that being actively involved makes him a more practical and better lawyer. Garth is active with the REALTORS® Commercial Alliance – North Carolina Association of REALTORS®, having served on its Board of Governors (1997-2006) and chairing the Committee which authors the Commercial Series of REALTOR® forms (1996- present). He has also served on the Board of Directors of the North Carolina CCIM (Certified Commercial Investment Member) Chapter (1997-2003) and the Steering Committee for the CCIM Midyear National Meeting in Charlotte-“Banking on CCIM”. Garth is an adjunct professor in the UNC-Charlotte Belk College of Business, teaching in the Masters of Science in Real Estate Program. Garth teaches continuing education classes for various commercial real estate and Bar organizations and presents frequently to real estate related groups (e.g.- North Carolina CCIM Chapter, REALTORS® Commercial Alliance – North Carolina Association of REALTORS®, North Carolina Chapter of the Appraisal Institute and various local REALTOR® commercial organizations). He annually co-authors the commercial versions of the Real Estate Commission’s mandatory classes for brokers. In addition, Garth authored and periodically updates the Commercial Real Estate chapter of the Real Estate Commission’s North Carolina Real Estate Manual, works regularly with the Real Estate Commission on policy and regulatory matters and he handles legal matters before the North Carolina Real Estate Commission.

Garth’s practice focuses on land use, development consulting, acquisition financing, representation of commercial real estate developers, investors and users, administrative/regulatory compliance, risk management and licensing matters for real estate brokerage and development companies. Garth is licensed to practice law in North Carolina (1988), South Carolina (2006) and Georgia (2007).

Education

- CCIM Designation (1996)
- North Carolina Real Estate Broker’s License (1988)
- University of North Carolina-Chapel Hill School of Law (Juris Doctor) (1988)
- University of North Carolina-Chapel Hill (B.A. Morehead Scholar, Phi Beta Kappa) (1985)

Honors & Recognition

- Selected by his peers for inclusion in The Best Lawyers in America® in Real Estate Law (2010 – 2021)
- Recognized by U.S. News – Best Lawyers® (2010-2020)
- Selected for inclusion in North Carolina Super Lawyers in the practice area of Real Estate Transactions (2006 – 2020)



PROFESSIONAL HIGHLIGHTS

garth.dunklin@vennlawgroup.com

704-274-1684

PRACTICE AREAS

Commercial Real Estate
Real Estate Administrative Law

BAR ADMISSIONS

Georgia
North Carolina
South Carolina

RECENT AWARDS & RECOGNITION

Selected by his peers for inclusion in The Best Lawyers in America® in Real Estate Law (2010 – 2021)
Recognized by U.S. News – Best Lawyers® (2010-2020)
Selected for inclusion in North Carolina Super Lawyers in the practice area of Real Estate Transactions (2006 – 2020)
Maintains an AV® Preeminent™ 5.0 out of 5 Peer Review Rating from Martindale-Hubbell (the highest peer review competence and ethical rating possible)*
Business North Carolina’s Legal Elite in Real Estate (2013)
* CV, BV and AV are registered certification marks of Reed Elsevier Properties, Inc. used in accordance with the Martindale-Hubbell certification procedures, standards and policies.



vennlawgroup.com

Garth K. Dunklin *(continued)*

- Maintains an AV® Preeminent™ 5.0 out of 5 Peer Review Rating from Martindale-Hubbell (the highest peer review competence and ethical rating possible)*
- Business North Carolina's Legal Elite in Real Estate (2013)

* CV, BV and AV are registered certification marks of Reed Elsevier Properties, Inc. used in accordance with the Martindale-Hubbell certification procedures, standards and policies.

Professional & Community Organizations

- Mecklenburg County Bar – Finance and Audit Committees
- Former Chair and Board Member of SouthPark Chapter of Charlotte Chamber of Commerce
- Cub Scout Den Leader and Boy Scout Troop Committee Member
- Martial Arts – 35+ years

Other Honors & Awards

- Billie J. Mercer Award for Excellence in Real Estate Education (given by the North Carolina Real Estate Commission) (2011)
- North Carolina Real Estate Educators Association Educator of the Year (2011)
- Named to The Legal News – Top 3% of Attorneys in the Nation (2009)
- Chairman's Award- REALTORS® Commercial Alliance – North Carolina Association of REALTORS® (2003)
- President's Award – Charlotte Region Commercial Board of REALTORS® (2003)
- Business Properties Magazine – named Charlotte's Top Commercial Real Estate Attorney (1998)
- Affiliate of the Year Award – Charlotte Region Commercial Board of REALTORS® (1994)

Representative Experience

- Represented multiple clients in structuring joint ventures, successfully rezoning and developing several retail and mixed use developments ranging from 10 acres to over 200 acres in various locations throughout North Carolina.
- Represented client in negotiation of agreements with major oil company, due diligence, title and survey matters, financing and closing of 50 site convenience store transaction.
- Represented client in negotiation of agreements with major oil company, due diligence, title and survey matters, financing and closing of 22 site convenience store transaction.
- Represented client in syndicated loan transaction regarding a 42 site multi-state refinance transaction.
- Represented client in 55 site multi-state equipment sale and triple net lease transaction.



Garth K. Dunklin *(continued)*

- Regularly represents clients in acquisition (including agreement negotiation, financing and closing of transaction) and disposition of income producing properties (both single site and multiple site/multi-state transactions), including retail, industrial, office and medical office facilities.
- Regularly represents clients in acquisition (including agreement negotiation, financing and closing of transaction) and disposition of owner occupied and user facilities (both single site and multiple site/multi-state transactions), including retail, industrial, office and medical office facilities.
- Regularly represents both landlord and tenant clients in lease negotiations ranging from anchor leases to small office and shop space, for retail, industrial, office and medical office facilities.
- Regularly advises real estate brokerage and development companies on licensing, risk management and policy considerations.
- Regularly represents real estate licensees in protecting their licenses in Real Estate Commission disciplinary matters.

Publications & Presentations

- Adjunct Professor, University of North Carolina at Charlotte, Belk College of Business, Masters of Science in Real Estate Program;
- Co-author annually of commercial version of North Carolina Real Estate Commission Mandatory Update Class (2003 – present);
- Authored the Commercial Real Estate chapter of the Real Estate Commission's North Carolina Real Estate Manual;
- Teaches continuing education classes for various commercial real estate and Bar organizations and presents frequently to real estate related groups (e.g., North Carolina CCIM Chapter, REALTORS® Commercial Alliance; North Carolina Association of REALTORS®; North Carolina Chapter of the Appraisal Institute; and various local REALTOR® commercial organizations).

Professional Organizations

- North Carolina Bar Association
- Mecklenburg County Bar Association
- Incentive Disclosure Implementation Advisory Committee North Carolina Real Estate Commission (2010)
- REALTORS Commercial Alliance North Carolina Association of REALTORS®, Board of Governors (1997 – 2006)
- REALTORS Commercial Alliance North Carolina Association of REALTORS®, Forms Committee Chair (which authors the Commercial Series of REALTOR® forms) (1996 – present)
- Board of Directors of the North Carolina CCIM (Certified Commercial Investment Member) Chapter (1997 – 2003; Ex Officio 2003 – Present)
- Steering Committee for the CCIM Midyear National Meeting in Charlotte, "Banking on CCIM"



vennlawgroup.com