



AMERICAN COLLEGE OF REAL ESTATE LAWYERS MEMBER SELECTION

SECONDING LETTER

October 31, 2024

John M. Nolan
Chair, Member Selection Committee
c/o American College of Real Estate Lawyers
220 N Market Street, Suite 100
Frederick, MD 21701

Dear Mr. Nolan:

It is with great pleasure that I second the nomination of Andrew Palmieri for membership in the American College of Real Estate Lawyers made by Elizabeth Lee.

I have had the pleasure of knowing Mr. Palmieri since 2007, initially through our mutual involvement in the Real Property Trust and Estate Section of the American Bar Association (RPTE). I worked extensively with Mr. Palmieri in RPTE as well as in the American College of Mortgage Attorneys (ACMA) up to and including his recent term as the President of that organization. Additionally, I have had the opportunity to work with Mr. Palmieri on multiple occasions on manufactured housing financing transactions.

Mr. Palmieri's "give back" speaks for itself, but is in no way limited to the leadership roles and responsibilities he has held for RPTE and ACMA that are described in his resume. For me, Palmieri's give back is far more personal – at every juncture he has actively looked for opportunities to assist and mentor me as a more junior member of those organizations. I do not think I would still be active in RPTE, and would certainly not be as active in ACMA, today without Mr. Palmieri's active encouragement and guidance. As importantly, though, I do not believe my experience is at all unique as Mr. Palmieri has always used his leadership platforms as opportunities to help elevate other individuals both for their own professional good and to help cultivate the long-term success of the organizations he has helped lead (i.e., cultivation of future leaders).

It probably goes without saying given that Mr. Palmieri has led both RPTE and ACMA, but if elected to ACREL I would expect Mr. Palmieri to be an active and engaged Fellow. Moreover, at both RPTE and ACMA I have witnessed Mr. Palmieri initiate and lead important efforts and initiatives intended to increase the membership of those organizations and cultivate the member experience. Indeed, Mr. Palmieri was a driving force behind the creation of ACMA's diversity committee and launched a new CLE platform for ACMA. He has seemingly boundless energy for the organizations to which he belongs and I have no doubt he would bring the same commitment to ACREL.

Although most of my experience with Mr. Palmieri has been in these RPTE and ACMA contexts, I have had multiple occasions to work with him on transactions for a shared client. He is a skilled practitioner who is always prompt and responsive. Most importantly, he is a very knowledgeable real estate transactional attorney. I would not hesitate (and have not hesitated) to refer clients to him for matters outside of my jurisdiction and have frequently given his name to other practitioners in need of Washington D.C./Virginia assistance.

I have received and reviewed the Proposal for Membership submitted by Elizabeth Lee and certify that Andrew Palmieri satisfies the criteria for selection to the College as set forth in Section 4 of the Guidelines for Regular Member Selection. In my opinion and to my knowledge, the Nominee satisfies ACREL's Statement of Professionalism and exemplifies the standards of professional integrity and civility as provided in the Guidelines. I am not (a) in the same firm, business entity, faculty or other organization as the Nominee, (b) related by birth or marriage to the Nominee, or (c) a current Governor or member of the Member Selection Committee of the College. Except as disclosed below, neither the nominee nor his/her employer regularly employs or retains me or my law firm or employer, and my business relationship, if any, with the nominee is as follows: My firm frequently engages Mr. Palmieri and his firm for the provision of local counsel opinion letters and other referred legal matters.

Sincerely,



Joseph E. Lubinski