



Eduardo Tamargo-Motroni

Senior Member

Chair, Commercial Real Estate and Notarial Practice

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Practice Areas

Commercial Real Estate & Notarial Practice

Commercial Leasing & Retail
Conservation & Renewable Resources
Construction
Foreclosure & Commercial Collections
Real Estate Acquisitions & Sales
Real Estate Finance

Corporate

Commercial Lending & Corporate Finance

Education

Cornell Law School, J.D., 1985
Franklin and Marshall College, B.B.A. in
Accounting, 1981

Bar Admissions

Commonwealth of Puerto Rico

Eduardo Tamargo-Motroni is a Senior Member of the firm, Chair of its Commercial Real Estate & Notarial Practice Group as well as member of the Corporate practice. His areas of practice include general corporate law, contracts, petroleum industry, real estate, construction industry, commercial lending, entertainment law, and estate matters. Throughout his career, Eduardo has assisted numerous clients in corporate matters, among them:

- Banco Central Hispano Puerto Rico – commercial lending and regulatory matters
- CitiCorp – commercial lending and workouts
- Banco Popular de Puerto Rico – commercial lending and workouts
- Puerto Rico Economic Development Bank – commercial lending and regulatory matters
- Puerto Rico Film Corporation – entertainment law and film financing and lending
- The Shell Company (Puerto Rico) Limited – real estate, franchise and PMPA matters
- Acciona Infraestructuras, S.A. (affiliate of the Acciona, S.A. conglomerate) – construction matters in connection with the construction of major infrastructure projects in Puerto Rico
- Estudios Técnicos, Inc. – review of contractual compliance with NSP and ARRA federal law and regulations
- Telecorp, Inc. (AT&T Wireless, Inc.) – real estate matters regarding wireless communication network
- PNC Global Investment Servicing, Inc. – legal opinions regarding estate matters
- The Office of the Commissioner of Municipal Affairs of Puerto Rico – advice on ARRA and NSP compliance by contractors of municipalities
- Yazmín Group – real estate and retail stores contractual matters

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Eduardo Tamargo-Motroni | Senior Member

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Eduardo joined Ferraiuoli in 2011 having worked in corporate, banking, petroleum industry, construction and estate matters as name member of Malley, Tamargo & Melendez-Sauri, LLC from 2010 to 2011, and name partner of Coto, Malley & Tamargo, LLP from 1999 to 2010, partner in the Corporate Department of McConnell Valdés from 1993 to 1999, and associate at Sweeting, Gonzalez, Cestero & Bruno from 1987 to 1992.

Representative Cases or Transactions

- Lonestar Funds/Hudson Advisors – Advice on real estate issues upon acquisition of a loan portfolio from FirstBank with an original value in excess of \$200,000,000.
- Puma Energy – Advice on real estate issues upon acquisition of Texaco’s retail operation in Puerto Rico.
- Local Redevelopment Authority for Naval Station Roosevelt Roads – Advice upon acquisition of a significant portion of land and infrastructure in the United States Navy base known as Roosevelt Roads.
- Acciona, S.A. – Advice on bidding for and contracting for the constructing of several phases of the San Juan, Bayamon & Guaynabo light railway system in an aggregate sum exceeding \$300 MM.
- Acciona, S.A. – Advice on bidding for and contracting for the constructing of a water treatment plant in Fajardo, P.R. in an aggregate sum exceeding \$32 MM.
- Telecorp, Inc. (AT&T Wireless, Inc.) participated in the real estate transactions which enabled execution, filing and recordation of lease agreements for the establishment of the cellular telecommunications network.
- Banco Central Hispano Puerto Rico– in addition to regular commercial loans, assistance in preparation and execution of agented loans and loan participation agreements exceeding in the aggregate \$125MM.
- The Shell Company (Puerto Rico) Limited – assisted in the negotiation, execution, filing and recordation of leases for the operation of the retail network in Puerto Rico; assisted in negotiation of agreements for the operation of product pipelines at a San Juan facility.

Publications

- “International Comparative Legal Guide to Real Estate Tax 2015 (Puerto Rico),” with María del Rosario Fernández-Ginorio, published by *Global Legal Group Ltd.*, London.

Affiliations

- American Bar Association

Professional Recognition

- Eduardo was recognized as a Notable Practitioner in the 2015 Latin America Edition of Chambers & Partners for Real Estate. Chambers notes that “Eduardo Tamargo-Motroni is respected by peers who highlight his experience in the area and describe him as ‘dedicated and responsible.’”