

Lawrence M. Dudek

SERVICE AREAS

Business

- Finance
 - Restructure, Enforcement, Insolvency + Bankruptcy
- Real Estate
 - Workouts + Foreclosures

Litigation + Trial

- Construction Litigation
- Workouts + Foreclosures
- Litigation + Trial Practice Overview

Governments + Nonprofits

- Sustainable Government Initiative
- Real Estate
 - Workouts + Foreclosures

Individuals + Families

- Real Estate

EDUCATION

- Wayne State University Law School, J.D.
- University of Michigan, B.A.

BAR ADMISSIONS

- Michigan



Principal

Detroit

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Lawrence M. Dudek specializes in commercial real estate litigation, including foreclosure, receivership, construction claims (defects, delays, impacts), secured loan workouts, lender liability defense, fraudulent conveyances and transfers.

"I am always looking for a business solution to achieve a resolution that will allow the parties to move forward, preserve a business relationship and minimize associated litigation cost and expense."

Lawrence M. Dudek

EXPERIENCE

Larry achieved a multimillion-dollar settlement of a highly contentious claim for breach of a letter of intent between two parties which had an ongoing business relationship. This was accomplished through effective use of a mediated process.

"As a result, I helped to preserve the goodwill in their business relationship without the need for litigation."

REPORTED + PUBLISHED DECISIONS

In Re Plastech Engineered Products, Inc., et al., Debtors, 2009 Bankr. Lexis 932 (Bkrtcy E.D. Mich 2009) (counsel for landlord, International Products Warehouse, LLC)

Kim J. Grillier v CSMG Sports, Ltd., et al., 2009 W.L. 1689601 (E.D. Mich 2009)

In Re United Container, LLC; E.S. Bankest, LLC v United Florida Beverage, LLC., 284 B.R. 162 (Bkrtcy S.D. Fla 2002)

Crown Life Insurance Company v Hicks, 1994 U.S. Dist Lexis 5562 (E.D. Mich 1994)

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Federal Deposit Ins. Corp. v Hershiser Signature Properties, 777 F. Supp. 539 (E.D. Mich 1992)

Southern Floridabanc, S.A. v Feldman, 703 F. Supp. 627 (E.D. Mich 1989)

Republic Bank v Modular One LLC, 232 Mich. App. 444, 91 NW2d 555 (1998)

Faber-Plast GmbH v Kleinert, 997 F. Supp. 846 (E.D. Mich 1998)

Executone Business Systems Corp. v IPC Communications, Inc., 177 Mich App 660 (1989)

PROFESSIONAL ACTIVITIES

- American Bar Association, Creditors' Rights Committee of Business Law Section; Forum on Construction Industry
- State Bar of Michigan, Real Property Law Section, Chair, 2003-04; Chair-elect, 2002-03; Vice-chair, 2001-02; Secretary, 2000-01; Council Member, 1997-present; Chairman, Continuing Legal Education Committee, 1997-00; Chairman, Special Committee on Construction Law, 1993-97; Michigan Land Title Standards, July 2004-present
- Federal Bar Association, Bankruptcy Section
- American College of Real Estate Lawyers (ACREL), Fellow 2005
- Oakland County Bar Association
- Detroit Metropolitan Bar Association, Debtor-Creditor Committee

HONORS + AWARDS

- Best Lawyers in America, Construction Law, Real Estate Law 2006-2011; Litigation-Construction and Litigation-Real Estate 2012
- Michigan Super Lawyers, Real Estate 2006-present
- DBusiness Magazine, Top Lawyers, Construction Litigation and Construction and Real Estate Law 2011

PUBLICATIONS

"Judgment Liens: A Problem for the Real Estate Industry," Michigan Real Property Review, Spring 2011

"Strategic Use of a Real Estate Receiver or Bankruptcy as an Alternative to Foreclosure," Michigan Business Law Journal, Spring 2010

"The Landlord's Pre and Post Petition Claims when the Tenant Files for Bankruptcy," 35 Michigan Real Property Review 184 (2008)

"Dealing with the Distressed Real Estate Project," Michigan Real Property Review, Winter 2006

"Mortgage Foreclosure and Related Remedies under Michigan Law," Michigan Real Property Review, Winter 2003

"Construction Liens," Michigan Bar Journal, December 2003

Case Comment, "Enforceability of Oral License for the Use of Real Property," Michigan Real Property Review, Winter 2002

Case Comment, "Right of Contractor to Receive Payment of Interest Earned on Cash Bond," Michigan Real Property Review, Winter 2002

Case Comment, "Application of 90-Day Requirement for Recording a Claim of Lien" Michigan Real Property Review, Spring 2002

Case Comment, "Mergers Resulting from Use of Deed in Lieu of Foreclosure," Michigan Real Property Review, Spring 2002

"Construction Rights and Remedies," Michigan Bar Journal, November 2001

"What Every Lawyer Should Know about Business Insolvency Proceedings," Laches, Oakland County Bar Association, July 1997

"Enforceability of the 'Pay-if-Paid' Provision in a Construction Contract," Michigan Real Property Review, Summer 1996

"The Uses of a Real Property Receivership," Michigan Real Property Review, Summer 1994

"Remedies of the Subcontractor or Supplier when the Owner or General Contractor Files for Bankruptcy," Michigan Real Property Review, Summer 1992

"The Role of Insurance," Litigating the Commercial Case, (ICLE 1992)

"Recovery of Interest or Finance Charges in Construction Lien Foreclosure Actions," Michigan Real Property Review, Summer 1987

SPEECHES

"Commercial Lease Defaults and the Remedies of Landlords, Tenants, and Lenders," Institute of Continuing Legal Education, Plymouth, Michigan, May 3, 2012

"The Troubled Real Estate Project -- Opinions & Answers," Co-sponsored by ICLE and State Bar of Michigan Real Property Law Section, November 19, 2009

"Tis Better to Receive -- The Use of a Receiver in Managing Distressed Real Estate," American College of Real Estate Lawyers, October 30, 2009

"Commercial Real Estate Defaults and Workouts," ALI ABA, April 28, 2009

"Handling Commercial Real Estate Defaults: Workouts," ABA Teleconference, January 22, 2008

"The Landlord's Pre and Post Petition Claims," American College of Real Estate Lawyers, Spring 2008

"Homeward Bound 2007-2008. Current Issues in Construction Law," Co-sponsored by ICLE and State Bar of Michigan Real Property Law Section, February 2008

"Bankruptcy Sale and Lease Issues - Mastering the Maze," ICLE/Real Property Law Section, November 2007

"Receivership From a Legal Perspective," Lorman Education Services on Foreclosure and Repossession in Michigan, October 24, 2007

"When the Bubble Bursts: How Does the Real Estate Attorney Plan for a Downturn in the Economy," Real Property Law Section, State Bar of Michigan, May 2001

"Michigan Foreclosure and Repossession", National Business Institute, January 2001, October 2002, November 2003

"Commercial Loan Litigation, Legal Defenses, and Lender Liability," ICLE Commercial Lending Institute, October 1998

"Commercial Lending in Michigan," National Business Institute, July 2002

"Effective Mortgage Foreclosure Techniques in Michigan" (NBI), April 2004

"Commercial Real Estate Workouts" (Lorman), March 2004

"Non-consensual Real Property Liens," Real Property Law Section, State Bar of Michigan, March 1998

"Getting Paid in the Construction Industry," Sponsored by the Construction Association of Michigan, 1994-98

"Construction Development," Real Property Law Section, State Bar of Michigan, January 1996

"Advanced Collections in Bankruptcy," National Business Institute, September 1994

"Michigan Mortgage and Land Contract Foreclosures, ICLE," June 1994 and June 1997

"A Real Estate Lawyer's Guide through the Maze of Non-consensual Liens," Real Property Law Section, State Bar of Michigan, October 1993

"Remedies of Lenders and Landowners," Real Property Law Section, State Bar of Michigan, December 1990

"Construction Law," ICLE, November 1989, October 1983, and March 1997

"Representing the Corporation when Customers or Suppliers Goes into Bankruptcy," Business Law Section of the State Bar of Michigan, April 2002

Instructor for Bankruptcy Trial Advocacy Workshop presented by the Federal Bar Association, Detroit Chapter, Bankruptcy Section, March 1994