



# Catherine B. Mitchell

Partner

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Catherine is a member of the firm's Real Estate Group and represents developers, borrowers, landlords, tenants and lenders in commercial real estate transactions.

She primarily counsels developers and investors in the acquisition, disposition and leasing of commercial properties and assists borrowers and lenders in real estate financing.

Additionally, Catherine advises property owners on obtaining tax exemptions, primarily owners of affordable housing properties that are eligible for property tax exemptions at the state level.

Catherine represents developers during all stages of development, including acquisition, reciprocal easements, construction, and borrowers in an array of financing, such as SBA loans, bond financing, and USDA backed loans. Catherine has in-depth experience representing borrowers in all aspects of CMBS loans, including negotiating CMBS loan documents and navigating the complexities of CMBS loan opinions, independent directors, single purpose entity (SPE) requirements, and defeasance and prepayment provisions.

Catherine is experienced in representing landlords in the leasing of retail and office space to national and regional tenants and in representing healthcare companies in the leasing of medical office space. She is also experienced in representing national and regional banking institutions as well as life insurance companies.

Since 2013, Catherine has participated in commercial real estate transactions totaling in excess of \$2 billion. Catherine's representative transactions include:

- **Retail Shopping Centers:** Led a crosscutting team of attorneys and paralegals in closing a complex CMBS portfolio loan of more than \$22 million on behalf of a borrower. The loan was a critical step in helping the client refinance nine retail and office shopping centers in five states.
- **Medical Office:** Sale and leaseback of a medical office building in Wilmington, North Carolina.
- **Assisted Living:** Development of assisted living facilities in North Carolina, South Carolina and Virginia in all phases of development, including acquisition, construction and mezzanine and bond financing.
- **HOA Communities:** Single family, townhome and condominium developments across North Carolina, including HOA formation and Declarations.
- **COVID-19 Leases:** Representation of landlords and national tenants in Lease Amendments across the country to address COVID-19 issues.

- Loan Transactions: Representation of lenders in a variety of financing transactions, including hotels, multifamily, retail shopping centers, office buildings and loan assumptions.

Catherine is based in her hometown, Asheville, North Carolina, and travels frequently to the firm's Charlotte office.

## Services

- Real Estate
- Affordable Housing
- Financial Services Industry
- Real Estate & Housing Finance

## Before Fox Rothschild

Catherine was an associate at Smith Moore Leatherwood LLP, which combined with Fox Rothschild in 2018.

Catherine was a member of the Brainerd Currie Honor Society at Mercer University's Walter F. George School of Law and a member of the Mercer Law Review. While an undergraduate at Sewanee: The University of the South, Catherine was a member of the Order of Gownsmen.

## Beyond Fox Rothschild

Catherine was selected as an American College of Mortgage Attorneys (ACMA) Fellow in 2024, and she is currently active in the organization to promote ACMA's mission: "To provide the best environment in North America for preeminent private practice and in-house commercial real estate finance lawyers to develop professional excellence, trustworthy national business networks and lasting collegial relationships."

## Bar Admissions

- North Carolina

## Court Admissions

- U.S. District Court, Western District of North Carolina

## Education

- Mercer University School of Law (J.D., *cum laude*, 2011)
- Sewanee: The University of the South (B.A., *Dean's List*, 2007)
  - History

## Memberships

- North Carolina Bar Association
  - Real Property Council

## Board of Directors

- North Carolina School of Science and Mathematics Board of Trustees (2020-2023)
- University of North Carolina Asheville Board of Trustees (2023-2027)

## Honors & Awards

- Selected as a "Women in Business" honoree by *Charlotte Business Journal* (2026)
- Selected to the "Power List" for Real Estate by *North Carolina Lawyers Weekly* (2024, 2025)
- Selected to the "Best Lawyers in America" list for Real Estate Law in Charlotte, NC by *Best Lawyers* (2024-2026)
- Selected to the list of "Legal Elite" for Real Estate by *Business North Carolina* (2022)

- Named to the "Rising Stars" list by *North Carolina Lawyers Weekly* (2021)
- Selected to the list of "Lawyers in Real Estate" by Connect News (2021)
- Selected to the list of "Rising Stars" for Real Estate in North Carolina by *Super Lawyers* (2021)