

Jampel Law Firm LLC

Alexander Jampel

Practice Description

Mr. Jampel has been practicing law for over 30 years in Honolulu, Tokyo, and Los Angeles with focus on real estate, finance, and business matters on domestic and cross-border transactions. Born and raised in Tokyo, Japan, he has native-level fluency in both English and Japanese.

Representative Legal Matters

【U.S.】

- Advised a Tokyo Stock Exchange listed Japanese corporation on its equity investment and its subsidiary on its mezzanine loan participation in connection with a large scale mixed-use residential condominium development project in Honolulu, Hawaii.
- Represented a publicly traded Japanese real estate investment and management company on its acquisition of a residential redevelopment property in Honolulu, Hawaii.
- Acted on behalf of a Singapore subsidiary of a Japanese company to acquire agricultural property in Honolulu, Hawaii.
- Represented a Japanese real estate company in connection with the grant of mortgages in favor of a Japanese bank on commercial real estate properties in Honolulu, Hawaii.
- Advised a Japanese real estate investment company on its equity investment in a hotel acquisition project in Honolulu, Hawaii.
- Acted for a major Japanese airline in the sale of its catering business in Hawaii.
- Acted for a Japanese bank in financing of hotel, golf, and ski resorts in California, Hawaii, Nevada, Washington, and Guam.
- Represented Japanese investors in the sale of resort hotels in California and Hawaii, and the foreclosures of office and resort properties in Hawaii.
- Advised a Japanese corporation on its sale of a beachfront resort hotel in Guam.

【Japan】

- Advised a Singapore Stock Exchange listed REIT on its acquisition of two hotels in Tokyo and the operating companies for both hotels.
- Acted for a global Italian apparel company in the sale-leaseback of its flagship retail store in Tokyo.
- Advised a New York Stock Exchange listed U.S. apparel company on the leases of retail stores in Yokohama, Tokyo, and Osaka.
- Advised an offshore real estate opportunity and core funds in a series of transactions in Japan, in the entrustment, acquisition, and non-resource financing for the acquisition of

a broad range of real estate throughout Japan including office buildings, high-rise condominium projects, shopping malls, and multi-family residential facilities.

- Advised an offshore fund in a series of acquisitions and non-recourse financings of elderly care facilities throughout Japan.
- Advised a U.S. REIT in the acquisition of a logistics facility in Japan.
- Represented a global U.S. bank in the sale-leaseback of its headquarters in Tokyo. Acted for a German fund in the acquisition and financing of an office building in Tokyo.
- Represented a major U.S. owned Japanese life insurance company in the restructuring of its real estate portfolio.
- Acted for a publicly traded J-REIT in its merger with a J-REIT and the issuance of additional capital and refinancing of its residential portfolio.
- Represented a major U.S. musical instruments company in its investment in and an alliance with a publicly traded Japanese audio company.

【South East Asia and China】

- Advised a major Japanese railways and real estate development company on residential development projects in Vietnam and Thailand.
- Advised a U.S. based real estate fund manager on the acquisition of a residential apartment building in Shanghai, China.

Memberships

- State Bar of California, 1989 - Present
- Hawaii Bar Association, 1994 - Present
- Daiichi Tokyo Bar Association (Licensed Foreign Lawyer), 2003 - 2019
- Certified Public Accountant, Hawaii, 1994 - Present (inactive)

Professional Activities

- Inter-Pacific Bar Association, Charter Member, 1991 - present
Japan Committee Director, 2007 - 2019
- Nomura Real Estate Investment Management Co., Ltd. (currently Nomura Real Estate Asset Management Co., Ltd.)
Member, Compliance Committee, 2006 - 2011
- Pacific Basin Economic Council, Legal Counsel (Pro Bono), 1995 – 2009
- Asian Development Bank Hawaii Business Forum, Steering Committee, 2001

Community

- Japan America Society of Hawaii
Chair 2022 - Present

- Director 1999 - 2002; 2019 - Present
- U.S.-Japan Council, Council Leader, 2011 - Present

Recognitions

- Honolulu Magazine Best Lawyer 2020 - 2022 in Real Estate and Leisure & Hospitality
The Best Lawyers in America for Real Estate Law, 2020 - 2022 editions
- The Best Lawyers in America for Leisure and Hospitality Law, 2020 - 2022 editions
- The Best Lawyers in Japan for Real Estate Law, 2012 - 2020 editions
- The Best Lawyers in Japan for Hospitality and Tourism Law, 2015 - 2020 editions
- Chambers Asia-Pacific Guide for Real Estate, International: Japan, Key Individual, 2011 - 2019 editions
- The Legal 500 Asia Pacific, Real Estate for Foreign Lawyers, International Firms and Joint Ventures, Leading Individual, 2016 - 2019 editions
- Sale Transaction of the Year, NAIOP Hawaii Kukule Hale Award, 2002

Publications

- Co-Author, Japan Hotel Investments Guide, a joint publication with JLL Hotels & Hospitality Group, October 2016
- Co-Author, Hotel Investments in Japan: Legal and Structural Issues, a joint publication with Jones Lang LaSalle Hotels, May 2011

Presentations

- Moderator, “Major Pitfalls Track - Development”, *Hotel Investment Conference Asia Pacific (HICAP)*, October 2016, Hong Kong
- Moderator, APEC Special Committee session, “Coordination of APEC and IPBA: Cross - Border Activities of Small and Medium Enterprises and Venture Businesses”, *Inter-Pacific Bar Association Annual Meeting & Conference*, April 2013, Seoul, Korea
- Panelist, “Outlook of Hotel Capital Market in Japan - Lessons from the Last Credit Crunch a Decade Ago,” *Hotel Investment Conference Asia Pacific (HICAP) Update*, May 2010, Tokyo, Japan
- Moderator, “Tightening Financial Oversight in Steering Equity - Debt Markets - J-REITs in Conversation,” *Real Estate Investment World (REIW) Asia*, June 2010, Singapore

Education

- Loyola Law School, J.D., May 1989
Los Angeles, California, U.S.A.
Member, St. Thomas More Law Honor Society
- University of California at Los Angeles, B.A. (Economics), June 1984
Los Angeles, California, U.S.A.

Language

- English
- Japanese