



## SAM KHAZARY

Senior Director

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### REAL ESTATE

- Financial advisor to a high-net-worth investor group on the \$100M+ recapitalization of a 26-acre mixed-use real estate asset adjacent to the Las Vegas Strip, structuring and securing \$50M in CMBS/CLO financings twice.
- Structured, marketed, and secured court approval for a \$215M non-recourse credit facility, obtaining first-position priority on distributions to creditors before plan confirmation in a complex bankruptcy restructuring.
- Spearheaded business development and investment strategies for alternative investment programs, managing a \$12B+ AUM portfolio. Provided executive oversight for investment officers, gatekeepers, broker-dealers, and institutional stakeholders, driving due diligence, RFIs, RFPs, and selling agreements. Delivered strategic financial modeling and advisory support for acquisitions, dispositions, and REIT public listings.
- Advised a sponsorship group on structuring a \$1B+ debt and equity fund, providing expertise in legal structuring, underwriting, investor positioning, and capital markets strategy.
- Led strategic advisory services for sell-side and buy-side M&A engagements, overseeing the execution of transactions exceeding \$30 billion in value. Directed roll-up strategies, public markets execution, and listings, primarily in real estate, financial services, and REITs, encompassing both equity and debt transactions. Developed advanced financial models and analyses to optimize value creation in IPOs, carve-outs, spin-offs, and other complex financial transactions.

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