



**MEYER  
UNKOVIC  
SCOTT**  
ATTORNEYS AT LAW

## W. Grant Scott II, *Partner*

412.456.2893 | [wgs@muslaw.com](mailto:wgs@muslaw.com)

### Practice Groups

- Real Estate & Lending
- Construction
- Corporate & Business Law

### Education

- J.D., Duquesne University School of Law, 1987
- B.S., University of Virginia, 1983
  - Judicial Representative for the McIntire School of Commerce
  - Four year letterman for the University's football team
  - "Most Hustle Award," for consistent dedication
  - "Keller and George Award," given to the outstanding lineman
  - "Robert C. Camp Award," given to the individual who consistently displayed excellence in scholarship, leadership, and athletics through his/her college tenure

### Bar Admissions

- Pennsylvania
- District of Columbia
- Florida
- Georgia
- West Virginia

W. Grant Scott is Chair of the Real Estate & Lending Group. He counsels clients on the structuring, negotiation and documentation of sophisticated real estate transactions, including the acquisition, sale, and disposition of real properties. He also advises owners and tenants on leasing agreements, counsels borrowers on financing, and works in tandem with the firm's Corporate and Tax Departments on the real estate components of mergers, acquisitions, and dissolutions. Grant has represented many commercial property owners in tax assessment appeals and is also active in the area of real estate litigation, real estate workouts, leasehold negotiation, and leasehold workouts. Grant is frequently selected as a mediator and arbitrator in private disputes and in matters at suit.

### Representative Matters

- Negotiated many of the largest office, retail, and industrial leases in Western Pennsylvania.
- Representation of a regional developer in connection with the acquisition, development, and financing of storage facilities in multiple states.
- Representation of corporate hotel developers in connection with the acquisition, development, and financing of hotels in multiple states.
- Representation of a Western Pennsylvania-based company in connection with the acquisition and development of a "Brownfields" site for use as its corporate headquarters, warehousing, and distribution facility.
- Representation of a real estate developer in a complex multi-party property assemblage.
- Representation of franchisees in connection with site development and leasing.
- Negotiated and drafted a multitude of oil and gas leases for landowners, including Marcellus Shale gas.
- Representation of commercial real estate brokers in connection with many issues, including brokerage agreements and issues involving the Pennsylvania Commercial Real Estate Broker Lien Act.
- Representation of various retail developers in the acquisition, development, and leasing of retail stores, including negotiating retail leases – from "big box" leases to smaller in-line leases, reciprocal easement agreements, and development agreements and easements.
- Representation of a Pittsburgh-based financial advisory company in the relocation of its headquarters.
- Representation of a large Western Pennsylvania-based real estate concern in the sale of its \$250,000,000 multi-state real estate portfolio.
- Negotiated and drafted many large office, retail, industrial, warehouse and "flex" and "accordion" space leases in Western Pennsylvania.
- Representation of a regional developer in acquiring a large office park as the "stalking horse" in a competitive Bankruptcy Court bid.

Henry W. Oliver Building  
535 Smithfield Street, Suite 1300  
Pittsburgh, PA 15222

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## Representative Matters (cont'd)

- Representation of a large family who owned an extremely valuable tract of land and were forced to partition the property in a family dispute.
- Representation of a regional developer in connection with the acquisition, development, and leasing of numerous urban and suburban shopping centers.

## Awards/Honors

- Recognized as Pittsburgh's 2020 "Lawyer of the Year" by *The Best Lawyers in America*® for Real Estate Law
- Recognized as Pittsburgh's 2020 "Lawyer of the Year" by *The Best Lawyers in America*® for Land Use and Zoning
- Included in *The Best Lawyers in America*® for Real Estate Law, Land Use, Zoning Law and Litigation – Real Estate
- Selected to the 2007-2013 and 2015-2019 Pennsylvania Super Lawyers® List

## Professional/Community Involvement

- Pennsylvania Bar Association, Member
- Allegheny County Bar Association, Member  
– Real Property Section, Past Chairman
- Leadership Pittsburgh graduate
- Past member of a local Planning Board
- Pennsylvania Bar Institute Faculty Member
- National Association of Industrial and Office Properties, Member
- International Council of Shopping Centers, Member

## Articles/Speaking Engagements

- "Leasing Trends from a Lawyer's Perspective and Leasing Letters of Intent," Presenter, Sponsored by NAIOP and Allen Kells School of Real Estate, Pittsburgh, April 2012.
- "Agreement Fundamentals and Due Diligence Checklist for Real Estate Acquisitions," Presenter, Sponsored by NAIOP and Allen Kells School of Real Estate, Pittsburgh, December 2009.

## Additional Information

Mr. Scott and his wife, Cindy, have three adult children and two grandchildren, and reside in Sewickley, Pennsylvania.