Lowndes

# Richard J. Fildes

**SHAREHOLDER**

Co-Chair, Hospitality & Leisure Group

Orlando

407.418.6412

rich.fildes@lowndes-law.com

**Rich Fildes** has years of experience handling a wide variety of complex real estate transactions, including acquisitions, dispositions, development and finance; commercial leasing; and construction law. He advises both public and private companies on a broad spectrum of matters in the hospitality, real estate, sports and entertainment industries.

Rich represents owners, developers, lenders, investors, and operators in hotel and resort acquisitions, sales, financings, management, operations and development, franchising and licensing.

Rich has been involved in more than $35 billion in transactions concerning hotels, resorts, golf and country clubs, theme parks and water parks, family entertainment centers, ski resorts and marinas throughout the U.S. and Canada.

In addition, Rich has represented the developers and operators of sports venues as well as past and current professional athletes in various business capacities.

## Experience

- Represented New York-based Tishman Hotel Corporation in its $120.5 million acquisition of Wyndham Grand Orlando Resort Bonnet Creek, a 400-room hotel located in Bonnet Creek near Walt Disney World.
- Represented Swan Hotel Associates in the expansion of the Dolphin/ Swan Resort to include the Swan Reserve Hotel.
- Represented Orlando-based Xenia Hotels & Resorts, Inc. in its $27.75 million sale of the Bohemian Hotel Celebration, Autograph Collection, a 115-room boutique hotel located in Celebration, FL.
- Represented New York-based Tishman Hotel Corporation in its $46.5 million acquisition of the Grand Orlando Resort at Celebration, a 718-room hotel located 1.5 miles from Walt Disney World.
- Represented Florida Citrus Sports, an Orlando-based nonprofit organizer of high-profile sports events, in multiple endeavors, including the

## Practices & Industries

Construction

Franchising

Hospitality & Leisure

Real Estate

Real Estate Transactions

Sports & Entertainment

## Admissions

Florida

## Education

- University of Florida Levin College of Law, J.D., *with honors*, 1977
- Duke University, B.A., *magna cum laude*, 1974; Psychology, Economics

renovation and enhancement of the Camping World Stadium in downtown Orlando, FL and in its acquisition of 3.5 acres next to Camping World Stadium.

- Represented Pelta RE Ventures in its acquisition of several hotels located in Florida and outside of Florida.
- Represented Marriott Vacations Worldwide Corp on several asset light transactions.
- Represented several well known professional golfers on various real estate endeavors.

## Recognitions

- Martindale-Hubbell AV Preeminent Peer Review Rated
- *The Best Lawyers in America* guide, Leisure and Hospitality Law, 2015-2027; Real Estate Law, 2001-2027
- *Chambers USA – America's Leading Business Lawyers* guide, 2004-2017
- Florida Legal Elite, *Florida Trend*
- Marquis Who's Who in Finance & Industry
- Who's Who, World National Register's Who's Who
- Florida's Top Lawyers, *Florida Monthly Magazine*, 2003-2009
- *Who's Who in American Law*, 2005-2006 edition
- Lifetime Member, *Madison Who's Who*
- *Continental Who's Who*
- *The Legal 500 USA*
- Florida *Super Lawyers,* 2008-2013
- Man of the Year Nominee, American Biographical Institute, 2004, 2008
- *Who's Who in American Law*, 2005-2006 edition

## Community Activities

- Florida Citrus Sports Foundation, Director and Trustee
- Leadership Central Florida, Alumnus
- Duke University Alumni Association of Central Florida
- Florida Citrus Sports, Director, General Counsel, and Former President
- Lake Nona Advisory Committee
- American Land Title Association
- Lake Nona Country Club and Golf Committee
- Georgetown Hotel and Lodging Summit, Advisory Board

## Professional Certifications & Memberships

- American Bar Association
- Orange County Bar Association
- The Florida Bar

## News

Best Lawyers Recognizes 67 Lowndes Attorneys in 2027
**08.20.2026 | AWARDS & RECOGNITION**

Best Lawyers Recognizes 68 Lowndes Attorneys in 2026
**08.21.2025 | AWARDS & RECOGNITION**

Best Lawyers Recognizes 59 Lowndes Attorneys in 2025, One Named Lawyer of the Year
**08.15.2024 | AWARDS & RECOGNITION**

Lowndes Advises Marriott Vacations Worldwide on 300K SF Lease of New Headquarters
**02.15.2024 | PRESS RELEASE**

New Villatel Orlando Resort on I-Drive Reinvents the Vacation Home Business
**02.08.2024 | MEDIA MENTION | RESIDENTIAL**

Best Lawyers Recognizes 49 Lowndes Attorneys in 2024, Three Named Lawyer of the Year
**08.17.2023 | AWARDS & RECOGNITION**

Lowndes Advises Xenia Hotels & Resorts on $28 Million Sale of Bohemian Hotel Celebration
**11.14.2022 | PRESS RELEASE**

46 Lowndes Attorneys Recognized by *Best Lawyers* in 2023
**08.18.2022 | AWARDS & RECOGNITION**

Lowndes Advises Tishman on $46 Million Acquisition of Grand Orlando Resort at Celebration
**04.26.2022 | PRESS RELEASE**

Lowndes Advises Tishman on $120 Million Acquisition of Wyndham Grand Orlando Resort Bonnet Creek Hotel
**03.30.2022 | PRESS RELEASE**

Best Lawyers Recognizes 44 Lowndes Attorneys in 2022, Five Named Lawyer of the Year
**08.19.2021 | AWARDS & RECOGNITION**

Lowndes Advises Florida Citrus Sports on Acquisition of 3.5 Acres Next to Camping World Stadium
**08.04.2021 | PRESS RELEASE**

Best Lawyers Recognizes 44 Lowndes Attorneys in 2021, Two Named Lawyer of the Year
**08.20.2020 | AWARDS & RECOGNITION**

Forty-Three Lowndes Lawyers Earn Recognition in Best Lawyers in America 2020
**08.15.2019 | AWARDS & RECOGNITION**

Forty-Four Lowndes, Drosdick, Doster, Kantor & Reed Lawyers Earn Recognition in 2019 Best Lawyers in America
**08.15.2018 | AWARDS & RECOGNITION**

Rich Fildes Mentioned in Law360 Regarding Orlando Hotel Acquisitions
**06.05.2018 | MEDIA MENTION**

Forty-Nine Lowndes, Drosdick, Doster, Kantor & Reed Lawyers Earn Recognition in 2018 Best Lawyers in America
**08.15.2017 | AWARDS & RECOGNITION**

Chambers USA Recognizes Lowndes, Drosdick, Doster, Kantor & Reed Attorneys and Practices
**05.25.2017 | AWARDS & RECOGNITION**

## Publications

Checking In on Hotel Transactions
**01.05.2023 | ARTICLE**