



STEPHEN METZ

Principal, Bethesda

PRACTICE AREAS

- Bankruptcy Litigation
- Creditors' Rights, Reorganization and Bankruptcy
- Distressed Real Estate
- Real Estate Litigation And Title Claims Litigation

PROFESSIONAL AFFILIATIONS

- Subchapter V Bankruptcy Trustee (for cases filed in the U.S. Bankruptcy Courts for D.C., Maryland and Eastern District of Virginia)
- National Association of Bankruptcy Trustees
 - NABT Foundation, Board of Directors, Treasurer
- Bankruptcy Bar Association for the District of Maryland
 - Past President
 - Program Book and CLE Coordinator, Annual Spring Break Weekend
- Member, Bankruptcy Bar Association/U.S. District Court Liaison Committee
- Member of the D.C. Bankruptcy Court Local Rules Committee
- Walter B. Chandler American Inn of Court
- American Bankruptcy Institute

PRACTICE FOCUS

Stephen Metz is a Principal attorney at Offit Kurman. In more than 25 years of practicing law, he has garnered a reputation for being a tremendous advocate for his clients. While typically meeting clients and opposing counsel under less-than-favorable conditions, Steve applies his signature techniques to each situation: he is fair-minded, a good listener and a straight shooter, providing his best advice and legal tactics in a calm but decisive manner. In addition to earning the respect and appreciation of those he represents; Steve has been referred to by his legal colleagues as one of the best bankruptcy attorneys in Maryland.

Steve concentrates his practice in litigation involving bankruptcy, creditors' rights, title disputes and real estate. He frequently represents debtors, creditors and other parties in bankruptcy cases in various industries, including telecommunications, retail, financial services, real estate, insurance and consumer credit. Steve also serves as a Subchapter V trustee in Chapter 11 cases filed under the Small Business Reorganization Act. He also regularly represents owners, lenders and other parties in real estate disputes, including matters involving lien priority, easements, equitable subrogation, reformation of deeds and deeds of trust, conflicts between neighbors, real estate disputes between family members, real estate contracts and other title-related actions in state and federal courts at the trial and appellate levels.

Prior to joining Offit Kurman, Steve clerked for the Honorable Theresa A. Nolan in the Circuit Court for Prince George's County, Maryland, and Judges Mannes, Keir, Schneider and Derby in the U.S. Bankruptcy Court for the District of Maryland. He also was a shareholder at a large regional firm in Maryland for many years.

SPEAKING ENGAGEMENTS

- *Small Business Reorganization Act* (Panel Presenter), Maryland Bankruptcy Bar Association, Annual Spring Break, May 2023
- *Nondischargeability of Corporate Debt in Subchapter V*, Strafford Webinar Presenter, April 2023
- *Bankruptcy and Residential Landlord/Tenant Presentation*, Client Presentation, October 2022
- *Ethical Issues in Asset Sales and Committee Service* (Panel Presenter), Maryland Bankruptcy Bar Association, October 2021

RECOGNITIONS

- Maryland Super Lawyers, Rising Star, 2010-2012
- Maryland Super Lawyers, Bankruptcy – Business, 2014-2024
- Washington DC Super Lawyers, 2014-2022
- Washingtonian Magazine, Top Lawyers, 2022
- Martindale Hubbell AV Rating
- Washingtonian Top Lawyer, 2022
- *Best Lawyers in America*, Bankruptcy and Creditor Debtor Rights / Insolvency and Reorganization Law, 2021-2024
- *Best Lawyers in America*, Litigation - Real Estate, 2022 - 2024
- *Bethesda Magazine* Top Attorneys, Bankruptcy (Creditors), (recognition honors the region's most respected legal practitioners, as chosen by their peers), 2019-2021

REPRESENTATIVE MATTERS

- On behalf of secured creditor, won contested chapter 11 confirmation hearing involving competing plans in case involving real estate
- Successful representation of landlords in large retail bankruptcy cases
- Represented landlord in recovery of \$2.3 million lease rejection claim distribution
- Managed and brought to successful resolution preference actions and claims objections on behalf of debtors in several retail cases
- Representation of disbursing agent in confirmed chapter 11 plan in a trucking case
- Won motion to dismiss in fraudulent conveyance action filed by bankruptcy trustee
- Won discharge ability and other matters in bankruptcy cases concerning domestic relations issues
- Won summary judgment on behalf of secured lender in lien priority dispute with judgment lien creditor asserting a senior lien interest

- Maryland State Bar Association
 - Member, Consumer Bankruptcy Section
- Montgomery County, Maryland Bar Association
 - Member, Fee Dispute Resolution Committee
- Simon E. Sobeloff Jewish Law Society
- Identity, Inc. Board Member and former Board Chair
- Won appeal on behalf of owners against neighbor seeking to impose an easement on owners’ property
- Won case on behalf of client seeking title by adverse possession against neighbor
- Represented sister against brother for fraud arising out of brother's forgery on deed to real estate
- Represented sister against sibling in case involving landlord/tenant law and disputed title to real estate
- Represented brother and sister against cousins in case involving disputed title to real estate once owned by grandparent
- Represented owner/seller of multi-unit property in District of Columbia in dispute with buyers and agents
- On behalf of mortgage lenders, persuaded Bankruptcy Court to appoint chapter 11 trustee for debtors. *In re Sydnor*, 431 B.R. 584 (Bankr. D. Md. 2010)
- On behalf of mortgage lenders, obtained reversal of Bankruptcy Court’s decision to dismiss instead of convert individual chapter 11 cases to chapter 7. *Lakefront Investors, LLC, et al. v. Clarkson, et al.*, 484 B.R. 72 (D. Md. 2012)

EDUCATION

- Dickinson School of Law of the Pennsylvania State University, Carlisle, Pennsylvania, J.D., Cum Laude
- University of Maryland, B.S., Marketing and Transportation/Logistics

ADMISSIONS

- District of Columbia
- Maryland
- Virginia
- U.S. Bankruptcy Court for the District of Columbia
- U.S. Bankruptcy Court for the District of Maryland
- U.S. Bankruptcy Court for the Eastern District of Virginia
- U.S. Bankruptcy Court for the Western District of Virginia
- U.S. Court of Appeals, 4th Circuit
- U.S. Court of Appeals, District of Columbia Circuit
- U.S. District Court for the District of Columbia
- U.S. District Court for the District of Maryland
- U.S. District Court for the Eastern District of Virginia

AWARDS