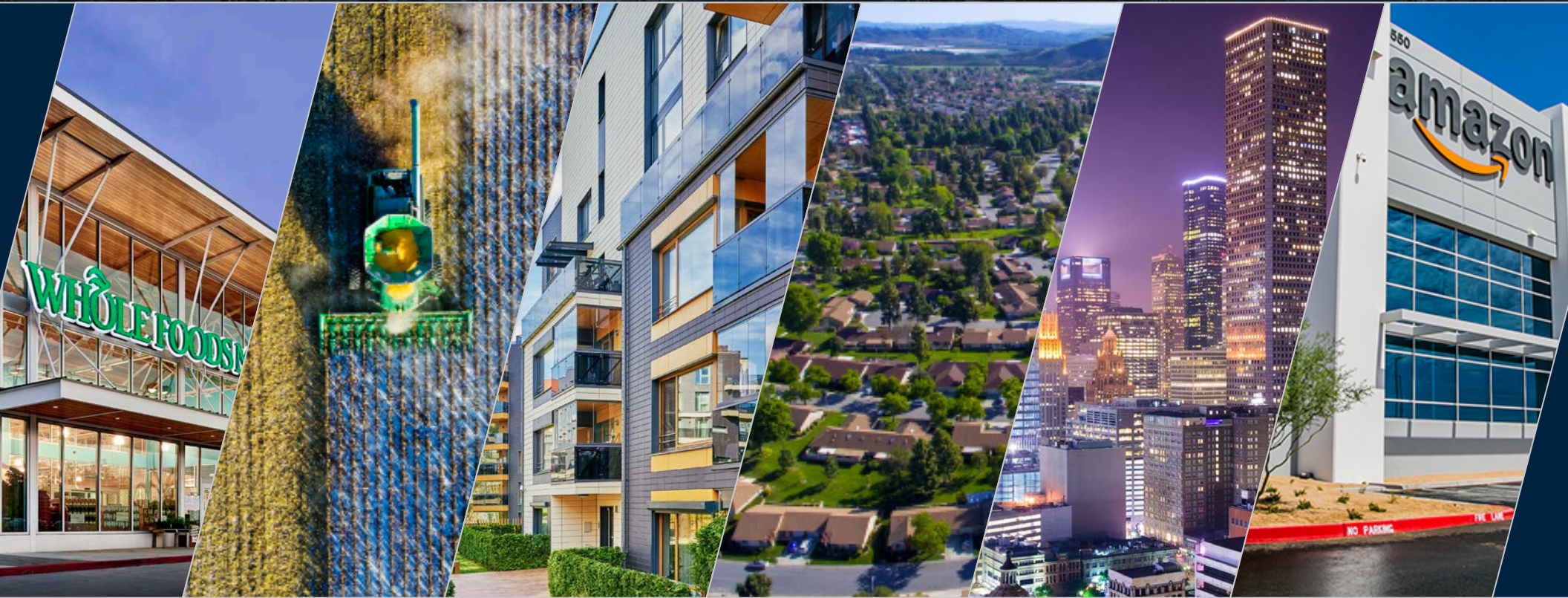


# Land Advisory Services

Straight Talk. Market-Leading Results.



Read King  
Commercial Real Estate

The Read King Land Team provides both the track record and expertise to assist clients in executing all types of land transactions. Our experience and relationships with developers and users in the retail, industrial, multi-family, and single-family residential sectors enables us to be extremely effective in identifying the highest and best of a given property.



**Years of Combined Market Experience**

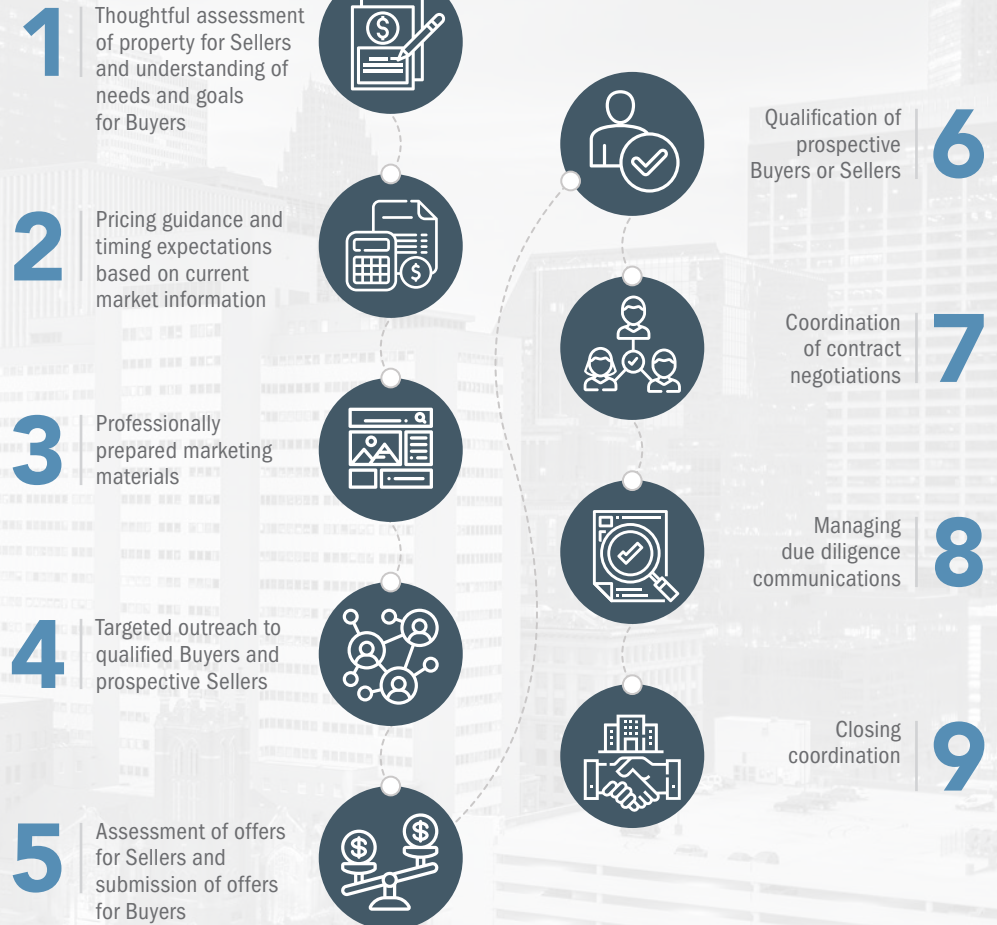


**1,400+ Successful Transactions**



**\$1.3 Billion in Closings**

## Marketing Approach



## Industry-Leading Resources



LANDVISION



# Notable Transactions

## EADO

Scott Street at Pease Avenue

BEFORE



AFTER



- Houston ISD needed +/- 8 acres in the East End District (EaDO) to construct a new 115,502 s.f. campus for the High School for Law and Justice
- Limited site availability and rapid growth in the submarket called for a creative solution to identify a suitable site
- Over 12 months, the Read King Land Team successfully assembled three off-market parcels owned by different owners
- The new \$40 million High School for Law and Justice opened in 2018

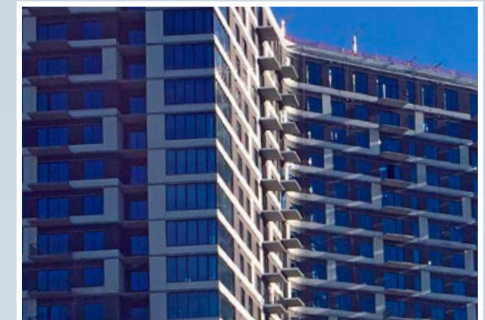
## THE TEXAS MEDICAL CENTER

Cambridge Street at Holcombe Boulevard

BEFORE



AFTER



- Represented an investment group in the acquisition of a two-acre site at a strategic intersection in the Texas Medical Center.
- After completion of critical public infrastructure, the Read King Land Team sourced a major developer to acquire the site for construction of a \$100 million luxury multi-family tower.

## HUMBLE, TEXAS

Beltway 8 at Wilson Road

BEFORE



AFTER



- Read King was seeking a large tract of land on Beltway 8 east of US 59 to develop a major shopping center.
- The Read King Land Team identified a site that was off-market and worked with both buyer and seller to work through development issues and disposition requirements
- Read King developed the site as part of Park Lakes Master Planned Community with a 200,000 sf Walmart, over 100,000 s.f. of additional retail, and multi-family

## RICHMOND, TEXAS

W. Belfort Road at Harlem Road

BEFORE



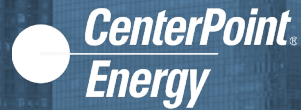
AFTER



- Represented a seller of a 94-acre tract of land in Richmond, TX
- The site had no utilities and significant development issues
- Due to seller confidentiality concerns, quietly marketed the site directly to qualified buyers.
- Closed sale to Amazon in less than six months.

# Read King Clients

LOVETT  
COMMERCIAL



*Toll Brothers*<sup>®</sup>



Hines

PERRY  
HOMES

Trammell Crow Company



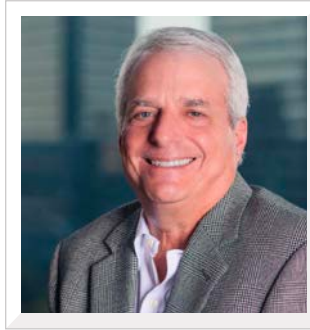


**Erin Dyer**

**832.647.6050**  
**edyer@read-king.com**

Erin Dyer has been a leading commercial real estate broker in Houston since 2006. She has extensive experience in acquisitions, development, dispositions, and tenant and landlord representation. Erin has a special passion for her work in the urban core of Houston, where she has helped various clients navigate the challenges in dense infill markets of site selection, redevelopment, leasing, and disposition.

Erin is a graduate of the University of Texas at Austin. She is an active member of ICSC and serves on the Board of Directors for the Juvenile Diabetes Research Foundation.



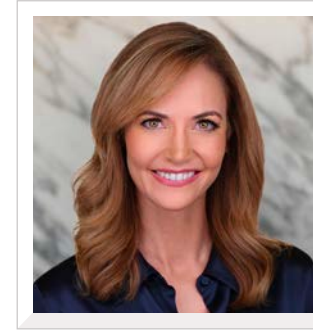
**Tony Patronella**

**713.828.4883**  
**tony@read-king.com**

Tony Patronella is one of the top-producing land brokers in Houston with over 40 years of experience successfully serving both buyers and sellers. He has a proven track record of tirelessly providing his clients with best-in-class service throughout the entire transactional process.

Over the course of his career, Tony has facilitated over \$1 billion in transactions on behalf of a wide range of clients. His skills as a broker have been recognized by the Houston Business Journal, which has named Tony an “HBJ Heavy Hitter”.

Tony is a proud graduate of Texas A&M University.



**Jeanie Gibbs, CCIM**

**281.923.5318**  
**jeanie@read-king.com**

Jeanie Gibbs provides expert services in land disposition and acquisition for clients throughout Texas. Her established relationships with landowners, lenders, investors, developers, and builders have benefitted both buyers and sellers. She professionally guides her clients through the complexities of the transaction while working strategically to maximize value. Her acquisition and disposition experience covers a wide range of land uses such as retail, medical, industrial, office, single-family, multi-family, build-to-rent, and rural investments.

Jeanie earned her undergraduate degree from the University of Texas at Austin and her graduate degree from the University of Houston. She is active in both community and industry organizations including the CCIM Institute, where she heads the mentorship committee, and Girls, Inc., where she serves as a board member.

# Read King

Commercial Real Estate

1900 W Loop South  
Suite 1250  
Houston, Texas 77027  
713.782.9000  
[www.read-king.com](http://www.read-king.com)