

STARN • O'TOOLE • MARCUS & FISHER

A LAW CORPORATION



Associate

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Education:

University of Hawaii, William S. Richardson School of Law

J.D. (2014)

Asian-Pacific Law and Policy Journal, Staff Editor

Intellectual Property Moot Court Team: Winner, 2014 Saul

Lefkowitz Moot Court Competition West Region Best Oral

Argument Team

University of Hawaii, Shidler College of Business

M.B.A. (2015)

University of Southern California

B.S., Business Administration and Communication Design

(2011)

Judicial Externship(s)

Associate Justice Simeon R. Acoba (Ret.)—Hawaii Supreme Court

Judge Richard R. Clifton (Ret.), United States Court of

Appeals, Ninth Circuit

Law Clerk:

Associate Judge Katherine G. Leonard, Hawaii

Intermediate Court of Appeals

Areas of Practice:

Real Estate, Commercial Transactions, Business Structure and Operations

Professional Activities:

Licensed in Hawaii

Admitted to practice in the United States District Court for the District of Hawaii

Hawaii State Bar Association

Board of Directors, 'Iolani Alumni Association

SARA S. TSUKAMOTO STRONA

Ms. Strona focuses her practice in the areas of commercial real estate transactions, leasing, commercial asset sales, and business structure and operations.

Ms. Strona has been selected to the **2020 Hawaii Super Lawyers®**, "Rising Star" list in the practice area of Real Estate Law.

Examples of Ms. Strona's work include:

Real Estate Acquisitions, Sales, Development, and Financing. Represents clients in connection with real estate acquisitions, sales, development and construction, and financing. Negotiates, drafts, and reviews purchase contracts and loan documents and assists clients with due diligence, title review and title insurance negotiation, and entitlements and approvals.

Commercial Leasing. Represents both landlords and tenants in the negotiation of retail, office, and ground leases, subleases, and lease extensions and assignments.

Corporate Structuring. Represents clients in connection with forming and structuring entities, drafting operating and partnership agreements, obtaining government licenses, and negotiating transactions between business partners.

Business Transactions. Handles business acquisitions from negotiations through closing. Assists clients with a variety of commercial contracts relating to loans, asset sales, intellectual property licensing, and management and consulting services.

Hotel and Resort. Assists clients with due diligence, contract negotiation, and closing process for sale and acquisition of hotel and golf course properties.

Government Relations. Assists clients in tracking, reviewing, and analyzing proposed legislation, advises clients as to the potential effects of legislation, meets with key stakeholders, and prepares testimony on behalf of clients.

After graduating from the William S. Richardson School of Law, Ms. Strona served as Law Clerk to the Honorable Katherine G. Leonard, Associate Judge of the Hawaii Intermediate Court of Appeals. She served judicial externships with the Honorable Simeon R. Acoba (Ret.), Associate Justice of the Hawaii Supreme Court, and the Honorable Richard R. Clifton (Ret.), Judge of the United States Court of

Appeals for the Ninth Circuit.

Prior to joining Starn O'Toole Marcus & Fisher, Ms. Strona was an associate at another Honolulu law firm, where she focused her practice on commercial real estate sales and acquisitions, commercial leasing, business asset sales, and commercial financing.

Ms. Strona serves on the Board of Directors of the 'Iolani Alumni Association and has previously served as President of the 'Iolani Alumni Association and a member of the 'Iolani School Board of Governors.