

# Elizabeth S. Blutstein

## Partner

Elizabeth Blutstein is a public finance attorney specializing in tax-exempt bond transactions for nonprofit 501(c)(3) organizations. Although Liz has extensive experience in many aspects of conduit qualified private activity bond tax-exempt financing transactions, Liz's practice focuses on transactions for 501(c)(3) tax-exempt organizations. Liz's public finance experience includes

- Counsel to 501(c)(3) borrowers, such as hospitals, clinics, multimember healthcare systems, senior living facilities, educational institutions, and cultural facilities; in tax-exempt and taxable financing transactions, as well as counsel to borrowers with post-issuance tax compliance matters, including private use analysis, remedial action requirements, and management contract review; and ongoing document compliance matters, including review of master trust indenture covenants and requirements, continuing disclosure obligations, and reporting requirements
- Serving as bond counsel and issuer's counsel for the Wisconsin Health and Educational Facilities Authority ("WHEFA")
- Serving as bond counsel and underwriter's counsel in conduit bond transactions of local housing authorities, community development authorities, and redevelopment authorities on tax-exempt financings for affordable housing, senior living facilities, health care facilities, or cultural facilities
- Representing lenders as purchaser's counsel or as underwriter's counsel in privately placed or publicly offered tax-exempt or taxable debt transactions



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### Milwaukee Office

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## Legal Services

- Public Finance

## Education and Honors

- George Washington University Law School (J.D., 1988)
  - *with highest honors*
  - Order of the Coif
  - George Washington Journal of International Law and Economics (Editor)
- University of Wisconsin (B.A., 1985)

## Bar Admissions

- Illinois
- Wisconsin



## Professional and Civic Activities

- American Bar Association (Member)
- State Bar of Wisconsin (Member)
- Illinois State Bar Association (Member)
- National Association of Bond Lawyers (Member)
- Healthcare Financial Management Association (Member)
- Women in Public Finance - Wisconsin Chapter (Member)

## Professional Recognition

- Recognized as Best Lawyers® 2017, 2019 Milwaukee Public Finance Law "Lawyer of the Year"
- Listed in *The Best Lawyers in America*® (2008–present: Public Finance Law)
- Selected by *The Business Journal of Milwaukee* as one of its "40 Under 40"