

Legal-Related

ZENGEL & Associates has a successful, proven track record of providing litigation support, real estate appraisals and valuation services to law firms and their clients on scores of projects since 1982. So, we welcome the opportunity for our qualified members to provide expert valuation services to your law firm. We work with firms of various shapes and sizes – large, av-rated with top-tier practice groups; regional firms to small, local law offices; boutique real estate and probate / estate firms; and sole practitioners. And, we frequently assist the legal departments of governmental and quasi-governmental agencies. Please review Our Client List for a sampling of our legal clientele.

Litigation Support & Expert Testimony

We offer a range of Litigation Support services to our friends in the legal community:

- Initial Consultation (Informal and Formal)
- Third Party Review
- Formal Appraisal Reports
- Consultation During Discovery
- Deposition Prep and Testimony
- Pre-Trial Prep, Including Exhibits
- Trial Testimony
- Testimony Before Boards and Commissions
- Environmental Impairment – Stigma

Our Litigation Support covers these practice areas:

- Eminent Domain / Condemnation
- Full and Partial Takings
- Inverse Condemnation
- Loss of Income
- Severance Damages
- Bankruptcy
- Environmental Contamination / Stigma
- Lease Renewal / Rental Adjustment
- Broker Fraud / Misrepresentation
- Tax Controversy
- Divorce

Many appraisal firms claim to provide all kinds of Litigation Support. But, when push comes to shove, because the work is exacting and requires the conclusion to be highly defensible, they rarely tackle a valuation with real litigation potential. Instead, ask us. We welcome and regularly work engagements where the property's value is already or is likely to be disputed.

Rare is a firm with substantial experience at deposition and trial. Qualified members of our firm have consulted and successfully testified as an expert witness in numerous administrative actions and cases filed under the jurisdiction of federal and state courts. We know what it takes to establish and defend a valuation under examination – the right analysis, understandable and admissible technical methodology, and rock-solid research and market data.

Probate, Estates and Trusts

Attorneys frequently call upon **ZENGEL and Associates** to appraise properties for Probate and Estate Planning purposes. We can manage your project whether it involves a single property or multiple properties, for most property types, in a number of situations:

- Gifting
- Probated Property
- Establishment of Trusts
- Family Limited Partnerships (FLPs)
- Tax Sales & IRS Challenges

Other Legal-Related Valuations

We also provide law firms with substantial valuation experience in these other settings:

- Arbitration & Mediation
- Buy / Sell Agreements
- Conservation Easements
- Fractional Interests
- Partnership Dissolution
- Uncontested Lease Renewal / Contract Adjustment
- Business Planning