

# Snell & Wilmer

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## Joshua K. Partington

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## Main Bio

Joshua Partington represents the firm's clients in the areas of business and commercial litigation with an emphasis on the representation of lenders in creditors' rights and bankruptcy litigation matters in California, Washington, Oregon and Arizona, and is admitted to practice in each of these states. His practice encompasses the representation of institutional and non-institutional lenders, title insurers, companies, and individuals and, in Arizona, he has also acted as a foreclosure trustee.

Joshua frequently represents lender clients in engagements involving the documentation of real and personal property secured lending transactions, and his transactional practice includes the documentation and workout of a variety of types of real estate and commercial lending matters.

A significant portion of his practice focuses on the resolution of real property disputes in California, Washington and Oregon in state and federal court where he regularly represents lenders, lienholders and real property owners in various title and real property litigation matters. Joshua has represented his lender clients in the courts of appeal for Washington and California, as well as the United States Court of Appeals for the Ninth Circuit.

## Representative Experience

- Represented national lender in state and bankruptcy court, as secured creditor, with respect to defaulted, personal property secured loans to multi-state grocery store chain.
- Represented California lender in state and bankruptcy court involving defaulted obligation by a multi-location automotive repair company.
- Represented California lender in connection with dispute with other participant banks concerning the disposition of real and personal property collateral, involving a multi-part workout with participants and obligor entities.
- Representation of national lender in financing the construction and operation of franchise fitness chain.
- Represented national lender in the Washington State Court of Appeals in connection with the enforcement of obligors' guaranty obligations.
- Represented real property interest-holders in connection with complex boundary line and adverse possession claims.
- Defended national lender in state, federal, and bankruptcy courts, as well as their various, associated courts of appeal, in connection with lender's pursuit of judgment collection remedies.

- Represented national lender in state and bankruptcy court involving the refinance, and payoff, of a defaulted obligation by a multi-state shipping company.
- Representation of national lender in financing the construction and operation of a multi-location car wash business.
- Represented regional lender in adversary proceeding in bankruptcy court in connection with an attempt to invalidate a future advance clause.
- Represented national lender in state court in connection with the default of a telecommunications company.
- Represented real property interest-holders in title dispute involving remainder of life-tenancy of former owner.
- Represented international lender in connection with defaulted commercial obligation.
- Represented California lender concerning a defaulted, leasehold secured obligation by a bowling and entertainment business.
- Representation of national lender in financing the acquisition of a multi-state automotive services chain.

## **Education**

- Chapman University School of Law (J.D., 2011)
  - Journal of Law and Public Policy, Editor-in-Chief
  - Moot Court Executive Honor Board
  - ALI-ABA Scholarship & Leadership Award
  - U.S. Chamber of Commerce Research Award
  - CALI Award – Legal Research & Writing, Comparative Trial Systems
  - Golden Gavel Finalist
- Chapman University, George L. Argyros School of Business and Economics (M.B.A., 2011)
  - Association of Corporate Growth
- University of California, Irvine (B.A., Political Science, cum laude, 2007)
  - Dean's Honor List (2006-2007)
  - Golden Key International Honor Society
  - Academic Scholarship

## **Professional Memberships & Activities**

- State Bar of California
  - Real Property Law Section
- Orange County Bar Association
  - Banking and Lending Section
- American Society of Composers, Authors & Publishers

## **Community Involvement**

- Project Hope Alliance, Volunteer Coordinator

- St. Andrew's Presbyterian Church, Life Group Leader
- Challenger Baseball League, Volunteer
- St. Paul's Lutheran Church, Worship Band Leader

## **Other Professional Experience**

- Assayag Mauss, Associate (2011-2020)

## **Bar Admissions**

- California
- Washington
- Arizona
- Oregon

## **Court Admissions**

- Supreme Court of California
- Supreme Court of Arizona
- Supreme Court of Washington
- Supreme Court of Oregon
- United States District Court, All Districts of California
- United States District Court, Western District of Washington
- United States District Court, District of Arizona