

Gregory S. Rix

Shareholder

Tampa
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Practice & Industry Areas

- Real Estate Law
- Eminent Domain & Property Rights
- Business Litigation

Education

- Stetson University College of Law, J.D., *magna cum laude*, 2000
 - Senior associate member, Law Review
 - Ranked fourth in class
 - Full academic scholarship
- Stetson University, M.B.A., 2000
- Florida State University, B.S., Real Estate and Finance, *cum laude*, 1991

Bar & Court Admissions

- Florida Bar, 2000
- United States District Court for the Middle District of Florida
- United States District Court for the Southern District of Florida

Overview

Since beginning his legal practice nearly two decades ago, Greg has handled hundreds of eminent domain cases from Florida's Panhandle to the Everglades, and involving a wide range of property types as diverse as cattle ranches to downtown office buildings. He has also litigated and tried both the liability and valuation phases of complex regulatory takings claims and actions arising under Florida's Bert J. Harris Private Property Rights Protection Act. Regardless of the matter at hand, Greg strives to leverage his valuation skills and appraisal background to assist clients through early engagement and pre-suit resolution of eminent domain matters.

A nearly life-long resident of Tampa, Greg began his professional career while attending Florida State University, working with a real estate appraisal firm focused on eminent domain valuation matters. After achieving state certification, Greg provided appraisal and consulting services throughout Florida, primarily for valuation in eminent domain cases. During law school, Greg completed internships in Florida's Second District Court of Appeal and for two circuit judges in Hillsborough County's Thirteenth Judicial Circuit.

Honors

- AV Preeminent rating as independently determined by Martindale-Hubbell
- *The Best Lawyers in America*®, Eminent Domain & Condemnation, 2008-18, 2020-21
- *The Best Lawyers in America*®, Eminent Domain "Lawyer of the Year" in Tampa, 2015
- *Florida Super Lawyers*, 2011-18
- *Florida Trend*, "Up & Comer," 2007-08

Publications & Presentations

- "Procedural and Substantive Defenses, and Defensive Pleadings," co-author, *Florida Eminent Domain Practice and Procedure*, Ninth and Tenth Editions, plus upcoming supplement to the Tenth Edition, Florida Bar, 2014, 2017, 2019
- "Inverse Condemnation," co-author, *Florida Eminent Domain Practice and Procedure*, Tenth Edition, plus upcoming supplement to the Tenth Edition, Florida Bar, 2017, 2019
- "Blight and Futility – An Uplifting Discussion," Hillsborough County Bar Association Eminent Domain Section, February 2016
- "Is There a Cause of Action For Condemnation Blight in Florida?" Florida Bar Eminent Domain Committee Meeting, Boca Raton, Florida, June 2015
- "Severance Damages to the Remainder and Business Loss That Result From a Taking;" *Condemnation 101: Fundamentals of Condemnation Law and Land Valuation*, ALI-ABA, San Francisco, California, January 2008
- "Valuation of Property Taken During the Development Process;" Florida Bar CLE, Tampa, Florida, September 2007
- "Pleading Workshop: Drafting Pleadings That Make a Difference and Effect the Outcome;" *Condemnation 101: Fundamentals of Condemnation Law and Land Valuation*, ALI-ABA, Miami, Florida, January 2007
- "Property Condemned? Not So Fast: Why Your Restaurant Lease Needs an Effective Condemnation Clause;" *Florida Restaurant and Lodging Magazine*, July 2006

Professional Associations & Memberships

- The Florida Bar Association

- Eminent Domain Committee
- Hillsborough County Bar Association
 - Eminent Domain Section, co-chair, 2017-present
- Certified Florida Circuit Civil Mediator, 2018-present

Civic & Community Service

- St. John's Episcopal Church/St. John's Episcopal Parish Day School, 1995-present
 - Board of trustees, 2015-18
- The Spring of Tampa Bay, board of directors, 2009-17
 - Chair, 2016
- Davis Islands Civic Association, 2006-10
 - Board of directors, secretary, 2008-09
- Florida State University Real Estate Trends and Networking Conference
 - Steering committee, 2003-08
- Merrymaker's Club of Tampa, 1998-present
- Ye Mystic Krewe of Gasparilla, 1999-present