

ERIC VINTON

903 Rule Dr Apt 4 Fort Collins, CO 80525
(770) 871-6162 evinton1@gmail.com

WORK EXPERIENCE



M GROUP – DIRECTOR OF ACQUISITIONS – REMOTE

JAN 2021-NOV 2024

A real estate syndicator and CO-GP who has acquired or invested in over two hundred properties totaling over 19,000,000 square feet.

- Created a proprietary underwriting model to identify optimal acquisition opportunities which allowed for financial analysis, property assessments, and thorough market analysis
- Presented these opportunities to investors through extensive proforma modeling, analysis reporting, and property due diligence in order to raise Limited Partner equity
- Oversaw the acquisition of ten market-rate assets, totaling 2,500 units which included sourcing, underwriting, site visits, and review of Joint Venture Partner underwriting and management
- Developed a Power BI database and dashboard to analyze over forty properties for asset management purposes

FREELANCER

COMMERCIAL REAL ESTATE FREELANCER – FORT COLLINS, CO

MARCH 2020-DEC 2020

Utilized several freelancing sites to provide real estate consulting to multiple clients while looking for a full-time position.

- Provided consulting and real estate freelancing help to multiple clients through Upwork.com and other sites
- Achieved a “Top-Rated” status on Upwork.com with a Job Success Score of 99%
- Developed an underwriting and renovation model for a client to purchase a 270-unit multi-family property in Shaker Heights, OH
- Provided consulting and underwriting for a “pop-up” hotel firm utilizing past industry experience
- Assisted a multi-family developer in Cincinnati, OH with refining models and sourcing land
- Provided multi-family market research in Dallas and Orlando to assist a client in capital deployment



CAMDEN PROPERTY TRUST – REI - MANAGER – TAMPA, FL

JULY 2013-MARCH 2020

A multi-family Real Estate Investment Trust who owns and operates over 150 communities and 53,000 apartment homes throughout the country.

- Provided comprehensive financial analysis support to the Vice President and Directors for development, acquisition, and disposition opportunities. Responsibilities included preparing pro-forma and financial models, drafting investment memoranda, conducting site due diligence, and managing the financing, design, and construction processes
- Managed six ground-up multi-family developments throughout the Southeast coordinating all professionals, underwriting, and market analysis including coordinating with construction to ensure projects were on track and resolving any outstanding issues
- Worked with multiple municipalities to receive various development approvals including waiving of fees, design review, and site plan approval
- Analyzed over \$50 billion of multi-family assets throughout the Southeast, which included land, market rate assets, portfolios, and value add opportunities in urban and suburban locations
- Oversaw the acquisition of six market-rate assets, totaling over 2,100 units, which included initial underwriting, construction plan review, unit walks, management interviews, and closing including Camden Pier District, the largest acquisition in company history
- Created a market analysis template in Microsoft Excel to evaluate current Camden markets and to analyze expansion into new markets



THE ARDENT COMPANIES – ANALYST - ATLANTA, GA

MARCH 2012-JULY 2013

A regional real estate investment firm originating over \$150 million of commercial real estate transactions since 2010.

- Developed investment packages to enable Partners to raise capital; responsible for underwriting, due diligence and closing of over \$80MM in assets including cash flow projections, asset valuations, and tenant credit analysis
- Oversaw the acquisition of an off market performing loan with an unpaid principal balance of over \$30MM with collateral located throughout the Southeast
- Secured over \$50MM in funding from a private equity group for strategic land acquisitions throughout the Southeast
- Originated, analyzed, and closed an office investment of over 195,000 SF



PARADIGM TAX GROUP – ASSOCIATE – ATLANTA, GA

APRIL 2010-MARCH 2012

- Performed analysis, underwriting and tax appeals for real property across all property types; analyzed and condensed past and present property operating statements, rent rolls, market sales, and other like-kind properties to assess fair market value and identify variances and trends at the property level
- Successfully lowered owners' property tax burdens by over \$1,000,000 with an average reduction of 14%



OAKHURST REALTY PARTNERS – INTERN/ASSOCIATE – DECATUR, GA

NOV 2008-APRIL 2010

- Developed financial models to assess property level performance; created various documents including leasing brochures, property acquisition analyses, property sale brochures, marketing brochures, and lease abstracts
- Provided analytical support for the analysis and ultimate disposition of a \$140MM southeastern medical office portfolio

Education



GEORGIA STATE UNIVERSITY – ATLANTA, GA

AUGUST 2005 – AUGUST 2011

Master of Science in Real Estate

Major: Real Estate, Program GPA 3.86

Bachelor of Business Administration

Major: Real Estate; Program GPA 3.73; Overall GPA 3.30

Dean's List – Fall 2008, Spring 2009

