

CAROLYN A. TAYLOR

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PARTNER | HUGHES WATTERS ASKANASE L.L.P.

Ms. Taylor is a partner whose practice is concentrated primarily in the areas of credit union law, creditors' rights and mortgage banking.

She has extensive expertise in default servicing (bankruptcy, collection, foreclosure, eviction, loss mitigation and debt restructuring), regulatory compliance, and contract negotiation and drafting.

Since 1979, Ms. Taylor has vigorously served as a legal advocate and strategic advisor for her clients. She learns and understands her clients' business operations and objectives, thereby enabling her to provide timely, pragmatic and cost effective legal solutions.

PROFESSIONAL EXPERIENCE

Hughes Watters Askanase, LLP, Houston, Texas

Partner

1996- Present

Of Counsel

1994-1995

- Managing Partner of firm's award winning credit union , creditors' rights and default services practice groups, including collection, foreclosure, bankruptcy, eviction, probate, title resolution , contested and litigated matters, consumer and commercial banking issues, regulatory compliance, and negotiation, drafting and review of contracts and leases.
- Instrumental in implementing and enhancing the internal policies, procedures and state of the art technology compliant solutions that enable her teams to deliver timely, superior services to clients
- Prominent role in the firm's selection as Designated Counsel for FHLMC (TX) and Retained Counsel for FNMA (TX) in 2008, legal representation until the termination of the programs and continued legal representation under "no objection " letters
- Routinely trains, speaks and publishes on credit union, mortgage servicing and consumer finance legal issues on a local, regional and national levels

Urban & Coolidge, Houston, Texas

Partner

1984-1993

Associate Attorney

1983-1984

- Established and developed the firm's representation of Texas credit unions in collection, bankruptcy, probate, commercial and consumer banking , regulatory compliance and negotiation and drafting contracts and leases
- One of the first third party servicer providers to regularly attend the Houston Chapter of Credit Union monthly meetings and participate in Chapter sponsored charitable, educational and PAC events
- Established and developed the firm's bankruptcy practice group with a focus on creditor representation in all types of issues affecting secured, unsecured, priority and administrative claimants in Chapter 7, 11, 12 and 13 bankruptcy cases

Associate Attorney, *Lackshin & Nathan, Houston, Texas*

1979-1981

- Represented standing U.S. Bankruptcy Court Trustee in prosecution and defense of various actions in all stages of contested litigation in federal and state district courts, including preference actions, claim objections, adversary proceedings, breach of contract, wrongful foreclosure, lien enforcement relative to real and personal property, sale and disposition of estate assets.
- Prosecuted and defended collection lawsuits in state courts, including emergency ex parte requests for injunctive relief before ancillary judges relative to pending foreclosure sales of real and personal property
- Successful first chair jury trial in state court

Adjunct Professor, *University of Houston School of Law, Houston, Texas*

1979-1981

- Taught Legal Research & Writing Course from Practitioner's Perspective

EDUCATION

EMORY UNIVERSITY

1979

Doctor of Jurisprudence

Order of the Barristers

UNIVERSITY OF DENVER

1976

Bachelor of Arts, Magna Cum Laude

LICENSURE

Licensed, State Bar of Texas

1979-Present

- United States District Court for the Southern District of Texas (*admitted 1979*)
- United States District Courts for the Eastern, Northern and Western Districts of Texas (*Admitted 1980*)
- Fifth Circuit Court of Appeals

Licensed, State Bar of Georgia (*inactive status*)

1979-Present

AWARDS AND HONORS | CERTIFICATIONS

- Certified, Consumer Bankruptcy Law, Texas Board of Legal Specialization
- Certified, Business Law, Texas Board of Legal Specialization
- Named *Texas Super Lawyers®* by Thomson Reuters

1985-Present

1989-Present

2003-2020

PROFESSIONAL AFFILIATIONS

- American Bar Association
- State Bar of Texas
- State Bar of Georgia

- American Legal & Financial Network (TX)

2004-Present

- Attorneys Legal Financial Services (TX)

2019-Present

- CLEARROCK REO

2018-Present

- Default Attorney Group (TX)

2009-Present

- Houston Association of Consumer Bankruptcy Attorneys

1996-Present

- Houston Chapter of Credit Unions

1981-Present

- HUBZONE Coalition

2018-Present

- Legal League 100 (TX)

- Mortgage Bankers Association

- Texas Mortgage Bankers Association

COMMUNITY ACTIVITIES

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| • Credit Unions for Kids/Memorial Hermann Hospital, Houston, Texas | <i>1981-Present</i> |
| • Daughters of American Revolution | <i>1989-Present</i> |
| • Houston Pets Alive , Houston, Texas | <i>2018-Present</i> |
| • Junior League of Houston, Inc. | <i>1990-Present</i> |
| • Lone Survivor Foundation (Marcus Latrell, former Navy Seal) | <i>2011-Present</i> |