PENDER & COWARD
ATTORNEYS AND COUNSELLORS AT LAW



SHAREHOLDER

D. ROSSEN S. GREENE

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EDUCATION

Juris Doctor, University of Richmond T.C. Williams School of Law, *magna cum laude* , 2007, Articles & Comments Editor, Law Review

Hampden-Sydney College, *summa cum laude*, 2003

ADMISSIONS

Supreme Court of Virginia, 2007

United States District Court for the Eastern District of Virginia, 2007

United States Court of Appeals for the Fourth Circuit, 2010

North Carolina State Bar, 2019

OVERVIEW

Ross Greene is a firm shareholder and chair of the firm's Right of Way/Eminent Domain Practice Group. He focuses his practice in the areas of eminent domain, real estate, wills, trusts, estates, and business matters.

In his right-of-way practice, Ross represents condemning authorities, including state government agencies, utilities, municipalities, and right-of-way consultants. His right-of-way practice includes litigation in state and federal courts regarding property valuation, eminent domain, condemnation, inverse condemnation, and the Uniform Relocation Act.

In his real estate practice, Ross represents and advises residential and commercial clients in transactions and related litigation, including partition suits. He regularly represents churches in real estate matters.

Ross represents clients in estate planning and administration, including the preparation of wills, trusts, powers of attorney, and related litigation.

Ross speaks regularly on topics related to eminent domain and right-of-way law. He is certified as a Senior Right of Way Professional (SR/WA) by the International Right of Way Association. The SR/WA designation is the most prestigious professional designation granted to right of way professionals and is granted to those who have achieved professional status through experience, education and examination. Ross is also certified as a

Counselor of Real Estate Counselor (CRE®). The Counselor of Real Estate designation is granted to real estate practitioners who are recognized for their experience and ethics in providing real estate-related counseling and advisory services.

REPRESENTATIVE CASES & TRANSACTIONS

Johnson v. City of Suffolk, 851 S.E.2d 478, 2020 Va. LEXIS 142, 2020 WL 7251969 (Va. 2020)

Michael Fernandez, D.D.S., Ltd. v. Comm'r of Highways, 298 Va. 616, 842 S.E.2d 200, 2020 Va. LEXIS 57, 2020 WL 2761282 (Va. 2020)

City of Chesapeake v. Clear Sky Car Wash, L.L.C., 89 Va. Cir. 27, 2014 Va. Cir. LEXIS 145 (Chesapeake Cir. Ct. March 11, 2014)

Commonwealth DOT v. Burton, 2012 AMC 2230, 2012 U.S. Dist. LEXIS 94015, 2012 WL 2785900 (E.D. Va. 2012)

Holloway v. City of Suffolk, 660 F. Supp. 2d 693, 2009 U.S. Dist. LEXIS 92596 (E.D. Va. 2009)

Dr. Michael Fernandez, D.D.S., Ltd. v. Stephen Brich (4th Circ. 2025)

Brian Fernaays v. Isle of Wight County (4th Circ. 2025)

MEMBERSHIPS

- Virginia State Bar, Real Property Section, Area Representative to Eminent Domain Committee
- Virginia State Bar, Board of Governors of the Local Government Section
- International Right of Way Association, International Ethics Committee Vice Chair
- International Right of Way Association, Past Region 4 Chair
- International Right of Way Association, Chapter 52 – Past President and Legal Committee Chair
- Suffolk Bar Association – Past President
- North Carolina Bar Association

HONORS & AWARDS

- AV® Preeminent™ Rated, Martindale-Hubbell® Peer Review Ratings™
- Best Lawyers in America, Eminent Domain and Condemnation Law and Litigation – Real Estate, 2026 and 2027

- Coastal Virginia's Top Lawyers, Eminent Domain, 2021–2026
- Virginia Super Lawyers, Eminent Domain, 2026
- International Right of Way Association Chapter 52 Professional of the Year, 2024–2025
- Virginia Super Lawyers Rising Stars, 2016–2021
- Virginia's Legal Elite Rising Stars, 2013–2016
- LEAD Hampton Roads, Class of 2012

COMMUNITY INVOLVEMENT

- Southeastern Public Service Authority, Board of Directors, 2022 – Present
- Ducks Unlimited, Suffolk Area Chairman