



## CONTACT

**Call**  
425-209-0022

**Email**  
dubs@dbllawyers.com

## PRACTICE AREAS

Corporate Transactions & Finance  
Employment  
Intellectual Property  
Litigation & Disputes  
Real Estate & Construction  
Regulatory & Government  
Private Wealth & Trust Services

## INDUSTRIES

Alcohol Beverage Law  
Banking  
Cannabis  
Construction  
Government Contracting  
Health Care  
Insurance  
Manufacturing  
Media & Entertainment  
Non-Profits  
Real Estate  
Retail and Consumer Products  
Software  
Technology

## OFFICE

Seattle, WA



# DUBS HERSCHLIP

## PARTNER

Dubs Herschlip is a Washington-based attorney with over 24 years of experience helping business and estate clients in the tech, financial, and real estate industries navigate complex legal challenges. Acting as a strategic business partner and advisor to his clients, Dubs offers guidance across navigating business formation, management, and litigation issues by offering corporate counsel, intellectual property, asset protection, and legacy planning services.

## EDUCATION

- Seattle Film Institute Certificate
- The Defenders' Association (Seattle)  
Investigator Program graduate
- University of Washington School of Law
- Whitman College
- Willamette University School of Law

## ADMISSIONS

- U.S. Court of Appeals for the Ninth Circuit
- U.S. District Court for the Western District of Washington
- Washington State Courts

## EXPERIENCE

- Small Businesses:
  - Helped form 1,000's of small businesses and advise them on limiting liability, asset protection, purchases, sales, banking, credit, insurance, contracts, risk-assessment, insurance disputes, litigation, licensing and regulatory compliance, employment law, privacy laws, relations between owners, and business dissolutions.
  - Privacy and HIPAA compliance for websites, government contracts and healthcare organizations
  - Mid-size business (\$1,000,000-50,000,000) investment, purchase, sale and due diligence
  - Reviewing, revising and advising on commercial leases, franchise agreements, loans, investments and corporate forms
  - Counseling on best practices to limit liability
  - Compliance with Washington business licensing laws
  - Counseling on relations between owners
  - Advising on best practices in financing businesses (taking money out of the business and putting money into the business)
  - Advising on best practices, regulations and pit falls with employees or independent contractors
  - International manufacturing contracting, intellectual property protection and litigation.
  - Insurance coverage and bad faith (under Washington's Insurance Fair Conduct Act) successes in state and federal court
  - Drafting and litigating software licensing and intellectual property rights

- Dubs' focus on avoiding litigation for his clients and assisting individuals and entities in setting up their businesses and estates, together with appropriate insurance coverage for their business and estate planning needs. I have also worked with individuals to set up insurance brokerages and with insurance brokers to conceptualize, develop, and price new business-risk insurance products.
- Dubs has worked with many businesses on their insurance coverage claims, some of which have gone to court. For example: *Houston Casualty Company v. Awashington, LLC, et al.*, 2:24-cv-01647-BAT.
- Real Estate:
  - Dubs has drafted land use opinions for 26 cities and counties in Washington.
  - Dubs has advised cities on multi-million-dollar public works construction projects.
  - Dubs has advised buyers and sellers through due diligence and dispute resolution of real property purchases, sales and investments.
  - Dubs has litigated most sorts of real property issues including construction defects, contracts disputes, liens, boundary disputes, adverse possession, trespass, timber trespass, easements, clouded title and other cases including co-counseling a successful arbitration in defense of a builder in a \$56,000,000 construction contract claim by the developer that we reduced to \$0 in liability for the builder.
- Government:
  - Dubs has experience working for the State of Oregon Department of Justice Labor Department, the City of Seattle as its Land Use Code Enforcement Officer, and the City of Everett, as well as individuals, government contractors and non-profit organizations in grant compliance, land use development and regulation, employment law, and other issues.
- Litigation:
  - Dubs has jury and bench trial experience in state and federal trial and appellate courts in and arising from Washington, as well as administrative tribunals and arbitrations.
- Insurance Coverage Litigation: I
  - Dubs was lead counsel on a case representing a family in their homeowner's insurance and umbrella insurance coverage claims after their son allegedly set fire to an elementary school dumpster that spread causing hundreds of thousands of dollars in damages. The parents' insurance denied coverage, and they were looking at losing everything. Dubs fought their insurance coverage issues for them and won coverage for the entire loss arising from their minor child's misconduct by overcoming the insurer's defense of exclusions for intentional wrongful acts. Dubs also represented a client in an interpretation of an insurance policy's beneficiary designations in an insurance interpleader case in the Federal District Court for the Western District of Washington. *Std. Ins. Co. v. Nelson*, 2007 U.S. Dist. LEXIS 36197, \*1, 2007 WL 1453099.
  - Dubs succeeded on an accidental death claim against a life insurance policy provided by Zurich American Insurance Company by overcoming their denial of life insurance coverage in the Federal District Court for the Western District of Washington against the decedent's life insurance provider for the benefit of decedent's spouse. *Hawthorne v. Zurich Am. Ins. Co.*, 2007 U.S. Dist. LEXIS 44385 (2007).
  - Dubs' insurance coverage practice with employers and firms, defending and winning insurance cases both inside and outside of court included success in an insurance coverage contest arising from a claim of theft of personal property against my client's homeowner's insurance coverage in a case against Lloyd's of London in King County Superior Court case number 12-2-18792-4 SEA, *Crawford vs. Those Certain Underwriters At Lloyds Of London et al.*
  - Dubs represented a paralegal of a personal injury law firm against claims by an insurance company, Allstate Insurance Co., alleging that the law firm had committed fraud and ethical violations in relation to insurance claims filed with Allstate, which claims against my client were eventually settled outside of court. See *Allstate Ins. Co. v. Tacoma Therapy, Inc.*, 2014 U.S. Dist. LEXIS 52934, 2014 WL 1494100; and see *Allstate Ins. Co. v. Tacoma Therapy, Inc.*, 2013 U.S. Dist. LEXIS 126399 (W.D. Wash., Sept. 4, 2013).
  - Dubs was also successful in a six-day jury trial for violations of Washington's Insurance Fair Conduct Act against the largest insurer in America, State Farm, in U.S. District Court for the Western District of Washington, *O'Neal v. State Farm*, No. 2:23-cv-00232-KKE and other insurance coverage cases, including *Houston Casualty Company v. Awashington, LLC, et al.*, 2:24-cv-01647-BAT.



## FULL BIO

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- In his business law practice, Dubs has worked closely with entrepreneurs, startups, cities, nonprofits and established companies. From entity formation and contract negotiation to regulatory compliance and business transactions, Dubs provides strategic guidance to help businesses succeed and grow. He takes a proactive approach to identifying and mitigating potential issues, ensuring that his clients are well-equipped to navigate the challenges of today's business landscape. Committed to excellence in his practice, Dubs is known for his attention to detail, his proactive approach to problem-solving, and his unwavering dedication to his clients' success. He takes pride in building long-lasting relationships based on trust, integrity, and mutual respect, and he looks forward to serving the legal needs of the Washington community for years to come.
- After experiencing the loss of his own father and the challenges that ensued, Dubs redirected his legal focus towards estate planning, driven by a profound desire to help families navigate the complexities of preserving assets and ensuring their loved ones' legacies are protected. Dubs is dedicated to helping individuals and families protect their assets, preserve their legacies, and plan for the future. Whether drafting wills, trusts, or powers of attorney, Dubs takes the time to understand each client's unique circumstances and develop personalized estate plans that reflect their wishes and values. He strives to make the estate planning process as seamless and stress-free as possible, guiding clients through every step with care and compassion. Dubs also has comprehensive experience in guiding clients through the complexities of probate disputes and litigation with a focus on achieving favorable resolutions.
- Drawing on his experience as both an attorney and arbitrator, Dubs brings a unique perspective to his practice. He understands the challenges people face on a daily basis and strives to be compassionate, straightforward, and efficient in isolating legal issues and finding viable solutions for people in need. The broad scope of his legal practice allows him to be proactive in identifying and mitigating potential issues to provide a comprehensive, holistic, well-rounded product for his clients.
- Dubs understands the intricacies of transactional law, the nuances of the court system, and the importance of effective dispute resolution. Whether drafting contracts, navigating complex legal issues, or representing clients in court, he is committed to delivering practical solutions tailored to each client's goals and objectives.
- Dubs is a graduate of the University of Washington ("UW") School of Law where he double-course-loaded every quarter to learn as much as he could to help businesses and clients deal with their legal issues. Eventually, UW named their mascot after Dubs.

