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ACADEMIC APPOINTMENTS

Florida Atlantic University Assistant Professor of Real Estate and Finance Department of Finance, College of Business Fellow, Phil Smith Center for Free Enterprise	August 2026 - Present
American Real Estate Society Vice-Chair, Future Leaders of the American Real Estate Society	March 2026 - Present
Blended Teaching Real Estate Chair	April 2025 - Present
The University of Tulsa Assistant Professor of Finance Collins College of Business	2023 - 2026

EDUCATION

Florida State University Ph.D., Finance <i>Dissertation:</i> Exploring the Dark Side of Corporate Political Connections	May 2023
Middle Tennessee State University B.B.A., Finance and Real Estate (<i>Buchanan Fellow; magna cum laude</i>)	May 2018

EMPLOYMENT & ENTREPRENEURSHIP

Agentic Assets, LLC Co-Founder (AgenticAssets.ai)	2025 - Present
Ole South Homes New Home Sales Professional	January 2017 - June 2018
Raider Realty Broker	October 2015 - June 2018

RESEARCH INTERESTS

Political Economy of Finance · Corporate Finance · Real Estate Finance · Artificial Intelligence

PUBLICATIONS

- [1] “[Frontiers and Foundations: Insights From the Most-Cited Finance Papers, 2021–2026](#)” (with Stace Sirmans). *Financial Review*, 61(3), August 2026, 693-700.
- [2] “[The Agentic Frontier: Artificial Intelligence in Commercial Real Estate](#)” (with Michael J. Seiler and Stace Sirmans). *Journal of Real Estate Research*, published online July 29, 2026, 1–35.
Media coverage: [Top Papers on AI in Finance, SSRN](#); [Institutional Real Estate Americas](#); [Institutional Real Estate Europe](#); [Realcomm](#); [The Property Chronicle](#).

- [3] “[Guilty by Political Association: The Impact of Political Scandals on Connected Firms](#)” (with April Knill, Baixiao Liu, and John J. McConnell). *Journal of Law and Economics*, 67(4), November 2024, 841-877.
- [4] “[Follow the Money, Not the Cranes: Income Growth’s Dominance over Construction in Driving Rent Growth](#)” (with Ryan Chacon, Varsha Jain, Hans Nordby, and Cayman Seagraves). *Journal of Portfolio Management*, 51(11), October 2025, 106-123.
- [5] “[Optimizing Real Estate Portfolios: The Role of Generative AI in Geographic Diversification](#)” (with Timothy Dombrowski). *Journal of Real Estate Portfolio Management*, 32(1), 2026, 1–33. Published online July 2, 2025.
- [6] “[Institutional Segmentation and Dynamic REIT Demand](#)” (with Frank Gyamfi-Yeboah and Philip Seagraves). *Journal of Real Estate Portfolio Management*, 28(1), July 2022, 13-32.
- [7] “[Academic Tenure, Income Uncertainty, and Real Estate Risk-Taking](#)” (with Stuart Fowler, Sean Salter, and Philip Seagraves). *Journal of Housing Research*, 31(2), September 2021, 113-134.

BOOKS

- [The AI Decision Stack: A Field Guide for Finance and Real Estate](#) (with Stace Sirmans). Kindle edition, 2026.

REVISE & RESUBMIT

- [1] “[REIT Factors](#)” (with Mariya Letdin and Stace Sirmans). *Revise and Resubmit, Real Estate Economics*.
 - [Real Estate Investment Trusts Award](#) (sponsored by [Nareit](#)), American Real Estate Society 2025
 - Corresponding website: [REITFactors.ai](#)
 - Featured in [Alpha Architect: REIT Returns](#) by Larry Swedroe
 - Featured in [FTSE Russell / London Stock Exchange: Decoding Factors for REITs](#)
- [2] “[Commercial Real Estate AI Text-Evaluation \(CREATE\): News-Based Signals for Predicting REIT Returns](#)” (with Ryan G. Chacon, Pratik Kothari, and Thibaut G. Morillon). *Revise and Resubmit, Journal of Real Estate Finance and Economics*.
 - [MIT Symposium on Technology & Real Estate 2025](#)
- [3] “[AI in Residential Real Estate: Efficiency Gains and Equity Gaps](#)” (with Michael J. Seiler and Stace Sirmans). *Revise and Resubmit, Journal of Real Estate Research*.

WORKING PAPERS

- [1] “[The Price of Intelligence: A Hedonic Index for AI Capability](#)” (with Stace Sirmans).
- [2] “[Talk is Cheap, Talent is Expensive: Pricing AI Adoption in Public Real Estate](#)” (with Stace Sirmans).
- [3] “[Token Leverage: A Framework for AI Inside the Firm](#)” (with Stace Sirmans). *Under Review, Management Science*.
- [4] “[AI Exposure and Housing Markets](#)” (with Stace Sirmans). *Under Review, Journal of Urban Economics*.
 - Featured in [The Property Chronicle: AI is rewriting the housing map](#)
- [5] “[Agency Cost of Choosing Green](#)” (with Mariya Letdin, Chongyu Wang, and Tingyu Zhou).

- [Corporate Real Estate Award](#), American Real Estate Society 2024
- Featured in [CompStak: Agency Cost of Choosing Green](#)
- [6] “[Examining House Price Movements within the Metropolitan Market: Evidence from Orlando, Fla., U.S.A.](#)” (with Dean H. Gatzlaff).
- [7] “Evidence-Based AI for Finance and Real Estate: Retrieval-Augmented Generation (RAG)” (with Stace Sirmans).
 - Corresponding website for Corbis: [corbis.ai](#)
- [8] “[Why Firms Go Dark: Evidence from Leaked Covert Political Ties](#)” (with Omrane Guedhami, April Knill, and Baixiao Liu).
- [9] “Now You See Me: Broadband Internet and Corporate Goodness” (with Todd Gormley and Hosein Maleki).
 - [Best Paper Award](#), Afrimed Finance Society Conference 2024
- [10] “[Attention Allocation and Price Discovery](#)” (with Darius Palia and Hosein Maleki).
- [11] “[Artificially Biased Intelligence: Does AI Think Like a Human Investor?](#)” (with Javad Keshavarz and Stace Sirmans).
 - Featured in [AI Street: AI Replicates Human Investor Biases](#)
- [12] “Institutional Ownership and Investment Activity of Firms: An Examination of Real Estate Investment Trusts” (with Prashant Das, Frank Gyamfi-Yeboah, and Philip Seagraves).
- [13] “After the storm: Reallocation in Commercial Real Estate” (with Meagan McCollum and Jason Walter).
 - [Travel Grant](#), CREDA Real Estate Research Symposium, UNC Kenan-Flagler
- [14] “[Revolutionizing Real Estate Education: Integrating AI and LLMs into Undergraduate Curriculum](#)” (with Philip Seagraves).
 - [Real Estate Education Award](#), American Real Estate Society 2024
- [15] “Labor Reallocation and Employee Evaluations: The Gendered Impact of Care Economy and Schooling Modes” (with Meagan McCollum, Eric Olson, and Jason Walter). *Under Review*.
- [16] “The Impact of ASC 842 on REITs” (with Philip Seagraves and Nottely Seagraves).
 - [Best Research Paper in Real Estate Award](#), India Management Research Conference 2024

WORK IN PROGRESS

- [1] “Broadband Internet and the Rise of “Superstar” Professionals: Evidence from Bankruptcy Lawyers” (with Mahsa Kaviani).
- [2] “From Black Box to Glass Box: An Explainable AI (XAI) Framework for Mass Appraisal” (with Ryan G. Chacon, Pratik Kothari, and Thibaut G. Morillon).
- [3] “Green Talk, Brown Walk: Predicting Corporate Greenwashing with Fine-Tuned Large Language Models” (with Sadok El Ghouli, Omrane Guedhami, and April Knill).
- [4] “Senior Housing: Ownership Trends in Retirement Communities” (with Meagan McCollum).
- [5] “U.S. Corporate Governance and Stock Returns” (with James Ang and Yonggang Tian).

- [6] “Refinancing a Class A Office Building in Washington, DC: A Maturity Extension Success Story” (with Philip Seagraves).

CONFERENCE AND SEMINAR PRESENTATIONS

2026: The Hoyt Institute, [Federal Reserve Bank of Philadelphia](#), [Alabama CRE Conference \(ACRE-com\)](#), American Real Estate Society (4x + Session Chair), ARES Critical Issues Seminar (expert presenter and panel co-moderator), UCF Symposium, The University of Texas at El Paso, [Realcomm IBcon 2026](#), San Diego Convention Center.

2025: [MIT Symposium on Technology & Real Estate*](#), University of Central Florida, Florida Atlantic University*, AI in Finance (Concordia University)*, [ReShaped: AI x Real Estate](#), Financial Management Association (Accepted), CREDA Real Estate Research Symposium, Afrimed Finance Society (2x), AREUEA National, American Finance Association/American Real Estate and Urban Economics Association (Attendee), American Real Estate Society (4x).

2024: India Management Research Conference: IIM Ahmedabad (2x), Southern Finance Association, Financial Management Association (2x), CREDA Real Estate Research Symposium, Afrimed Finance Society (2x), American Real Estate Society, American Real Estate Society Fall Research Symposium, University of Central Florida (Discussant), Southwestern Finance Association (Attendee), University of Richmond*, University of Massachusetts Amherst*, Commercial Real Estate Finance Council (Attendee).

2023: Southern Finance Association, Financial Management Association (Attendee), American Real Estate Society (2x), Southwest Finance Association (Accepted).

2022: Financial Management Association, Midwest Finance Association*, American Real Estate Society*, Eastern Finance Association*, Florida State University, University of Kansas*, West Virginia University*, Idaho State University, The University of Colorado - Colorado Springs, Tennessee Tech University, Washington and Lee University, The University of Tulsa, and Western Michigan University.

2021: American Real Estate Society*, American Real Estate Society Symposium.

2018: American Real Estate Society.

**Presented by co-author*

SPEAKING ENGAGEMENTS

“[AI Workshop at the Federal Reserve Bank of Philadelphia](#)” 2026
Federal Reserve Bank of Philadelphia

“[The Agentic Frontier: Artificial Intelligence in Commercial Real Estate](#)” 2026
ACREcom (Alabama CRE Conference), Alabama Center for Real Estate

“[Artificial Intelligence and its Applications in Real Estate Research, Education, and Practice: Past, Present, and Future](#)” 2026
ARES Seventeenth Annual Critical Issues Seminar, American Real Estate Society. Expert presenter and panel co-moderator with Stace Sirmans

“[The CRE AI Clinic: Bring Your Questions, Leave With Answers](#)” 2026
Realcomm IBcon 2026, San Diego Convention Center

“[Practical AI use in teaching, assessment, and course workflows](#)” 2026
Henley Business School, University of Reading

“[Leveraging AI in Commercial Real Estate: 2025 - The Year of the Agent](#)” 2025
Commercial Market Update, Greater Tulsa Association of Realtors

“ AI in Real Estate ”	2025
<i>AI in Real Estate Panel, Urban Land Institute - Oklahoma</i>	
“Generative AI & the Research Process: A Brief Introduction”	2025
<i>Generative AI and Research Seminar, University of Tulsa - Henneke Center</i>	
“ Discover how today’s AI can simplify repetitive tasks in real estate so you can focus more on your clients and growing your business ”	2025
<i>August Luncheon, Certified Commercial Investment Member (CCIM)</i>	
“How AI Is Changing Real Estate”	2025
<i>Cushman and Wakefield - Tulsa</i>	
“ The AI-Driven Fund: Running a Real Estate Investment Vehicle with Automation ”	2025
<i>ReShaped: AI x Real Estate Conference, NCC IQ</i>	

AI WORKSHOPS

2026: [Federal Reserve Bank of Philadelphia](#), The University of Texas at El Paso, [TU-CRES Professional Development Seminars](#).

2025: Northmarq, Newmark Robinson Park, Legacy CP Advisors, Paine & Associates, Cushman & Wakefield, Midwest HomeM@tch.

TEACHING EXPERIENCE

University of Tulsa

Real Estate Finance (5x)	Mean Evaluation Rating: 4.86/5
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Instructor of Record (Undergraduate)

Principles of Real Estate	Mean Evaluation Rating: 4.69/5
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Instructor of Record (Undergraduate)

Real Estate Market Analysis
Instructor of Record (Undergraduate)

Independent Study (2x)
Instructor of Record (Undergraduate)

Professional License and Certification Preparation (2x)
Instructor of Record (Undergraduate)

Global Energy Experience (Copenhagen, Denmark)
Instructor of Record (Undergraduate)

Florida State University

Problems in Financial Management (2x)	Mean Evaluation Rating: 4.66/5
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Instructor of Record (Undergraduate)

Ph.D. Bootcamp – Data and Coding in Python (3x)
Instructor of Record (Graduate)

Bloomberg Terminal Training Sessions (4x)
Instructor of Record (Undergraduate/ Graduate)

PROFESSIONAL SERVICE

Referee Service: *Journal of Financial Research, Journal of Real Estate Research, Journal of Business Ethics, Journal of Real Estate Portfolio Management, American Journal of Business*

Editorial Service: Junior Editor, *Journal of Real Estate Practice and Education*

Committee Service: [Data Availability Committee](#), [American Real Estate and Urban Economics Association \(AREUEA\)](#), 2025 - Present

Non-Academic Service: Board Member, [The Pencil Box](#)

University of Tulsa (2023 - 2026): Co-advisor, TU Real Estate Club; Tulsa Undergraduate Research Challenge Faculty Advisor (2024, 2025); Faculty Advisor for the TU Real Estate Club trip to the CREFC Miami Conference (2024).

Florida State University: Finance and Accounting Ph.D. Student Seminar Series Leader (2021-22), Doctoral Business Student Association President (2020-21), Doctoral Business Student Association Committee Member (2020-23), Founding Faculty Advisor of the FSU Crypto Club (2021-22).

Middle Tennessee State University: Real Estate Club President (2017-18), Student Government Association – College of Business Representative (2016-17).

GRANTS AND AWARDS

Mayo Teaching Excellence Award (Nominee) <i>Collins College of Business, University of Tulsa</i>	2026
Research Grant: Harvard Bloomberg Center for Cities (Tulsa Blight Project). “AI-Powered Analysis of Blighted Housing in Tulsa”	2026
Research Grant (\$17,500): Glenn Mueller Real Estate Cycle and Sustainability Fund . “Commercial Real Estate AI Text-Evaluation (CREATE): News-Based Signals for Predicting REIT Returns”	2025
Manuscript Prize: Real Estate Investment Trusts Award (sponsored by Nareit) “REIT Factors” <i>American Real Estate Society Conference</i>	2025
Manuscript Prize: Best Research Paper in Real Estate Award “The Impact of ASC 842 on REITs” <i>India Management Research Conference 2024: IIM Ahmedabad</i>	2024
Faculty Spotlight Award <i>Collins College of Business, University of Tulsa</i>	2024
Manuscript Prize: Best Paper Award “Now You See Me: Broadband Internet and Corporate Goodness” <i>AfriMed Finance Society Conference, University of Cagliari</i>	2024
Manuscript Prize: Corporate Real Estate Award “Agency Cost of Choosing Green” <i>American Real Estate Society Conference</i>	2024
Manuscript Prize: Real Estate Education Award “Revolutionizing Real Estate Education: Integrating AI and LLMs into Undergraduate Curriculum” <i>American Real Estate Society Conference</i>	2024
Research Travel Grant “After the storm: Reallocation in Commercial Real Estate” <i>CREDA Real Estate Research Symposium, University of North Carolina</i>	2024
Research Incentive Award <i>Collins College of Business, University of Tulsa</i>	2024
Faculty Spotlight Award <i>Collins College of Business, University of Tulsa</i>	2023
Research Travel Grant <i>American Real Estate Society Conference</i>	2023
Research Travel Grant <i>Real Estate Research Institute</i>	2022
Top Ten List <i>SSRN</i>	2021
Student of the Year <i>American Real Estate Society</i>	2018

MEDIA COVERAGE

“The agentic frontier: How artificial intelligence is transforming real estate”	2026
IREI	
“The Agentic Frontier: Artificial Intelligence in Commercial Real Estate”	2026
Realcomm	
“Agentic Assets launches EQUIRE, an AI-native operating system for institutional commercial real estate deal teams”	2026
IREI	
“Agentic Assets announces Corbis, a research-first AI platform for finance and real estate professionals”	2026
IREI	
“IREI and Agentic Assets form strategic partnership”	2026
IREI	
“Institutional Real Estate, Inc. and Agentic Assets Announce Strategic Partnership”	2026
The National Law Review	
“Agentic Assets partners with IREI to embed academic AI tools in property investment decision-making”	2026
Noah Intelligence	
“AI is rewriting the housing map”	2026
The Property Chronicle	
“AI Replicates Human Investor Biases”	2026
AI Street	
“Top Papers on AI in Finance Q4 2025”	2026
SSRN	
“How AI is transforming Real Estate”	2025
The Property Chronicle	
“Decoding Factors for REITs: Smart Investing into Global Real Estate”	2026
FTSE Russell / London Stock Exchange Group	
“Seagraves Leads National Charge in AI-Powered Real Estate Innovation”	2025
The University of Tulsa	
“Unlocking REIT Returns: Real Estate Investment Factors”	2025
Alpha Architect	
“Agency Cost of Choosing Green: Insights from Mariya Letdin, Cayman Seagraves, Chongyu Wang, and Tingyu Zhou Using CompStak Data”	2025
CompStak	
“TURC Real Estate Students Help City by Examining Properties in Disrepair”	2025
The University of Tulsa	
“Income Growth Moves Apartment Rents WAY More Than Supply Changes”	2025
The Real Estate Haystack	
“AI Market-Picking Drives Better Risk-Adjusted Returns”	2025
The Real Estate Haystack	
“Finance Professor Wins Best Paper at AfriMed Finance Society Conference”	2024
The University of Tulsa	
“Faculty to be Published in the Prestigious Journal of Law & Economics”	2024
The University of Tulsa	
“New Center for Real Estate Studies Will Encompass Research, Certification, Networking”	2024
The University of Tulsa	
“TURC Students Examine Tulsa Housing Issues”	2024
The University of Tulsa	
“How Cayman Seagraves Flips His Real Estate Classes”	2024
Blended Teaching	
“Decision Criteria for Instant Approval by Credit Card Companies”	2024

SKILLS

Empirical Methods, Stata, Python, TypeScript, Next.js, AI-SDK, Web Scraping, AI, AI Agents, Agentic Engineering, Multi-agent Workflows, Machine Learning, Natural Language Processing, $\text{\LaTeX}$, Argus, Excel, Word, and PowerPoint.

DATABASE EXPERIENCE

Compustat, CRSP, Federal Election Commission, CoStar, Ziman REIT Data, IBES, SDC, Collins Bartholomew's Mobile Coverage, 13F Institutional Ownership, U.S. Census Bureau, U.S. Bureau of Labor Statistics, EPA Toxics Release Inventory, Google Trends, Zillow Housing Data, Florida Department of Revenue Property Tax/Assessment Data, and more.