



OWNER AND ENCUMBRANCE REPORT

ORDER INFORMATION

Client: Headlands

Search Date: 6/13/2025

Project: FNBP 2025-5

Loan Number: 45829202

Grid151 File Number: HD122-45829202

LOAN INFORMATION

Borrower Name(s): LENA MCARTHUR

Property Address:

7421 RACE ST

PITTSBURGH, PA 15208

Property County: Allegheny

Amount: \$70,000.00

Origination Date: 9/15/2017

LIEN POSITION: 1st

VESTING ISSUE: No

AOM CHAIN ISSUE: No

JUDGMENT BEFORE LIEN: None Reported

JUDGMENT AMOUNT: n/a

MUNI LIEN: No

MUNI AMOUNT: n/a

HOA SUPERLIEN: No

HOA AMOUNT: n/a

Notes: n/a



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VESTING DEED INFORMATION

Type of Deed: DEED

Grantee: LENA MCARTHUR, A SINGLE WOMAN

Grantor: OPERATION BETTER BLOCK

Dated: 9/12/2017 **Recorded:** 9/18/2017

Recording Book: DE16945 **Page:** 136 **Instrument:** 2017-28943



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MORTGAGE / DEED OF TRUST

1st Mortgage

Amount: \$70,000.00
Borrower/Mortgagor: LENA MCARTHUR, A SINGLE WOMAN
Lender/Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR FIRST NATIONAL BANK OF PENNSYLVANIA
Dated: 9/15/2017 **Recorded:** 9/18/2017 **Maturity:** 10/1/2047 **Open Ended:** CLOSED
Book: M48394 **Page:** 309 **Instrument:** 2017-67082
Notes: COMPLAINT IN MORTGAGE FORECLOSURE DATED 03/21/2025 RECORDED IN CASE NO. GD-25-003105 ON 03/21/2025.

ASSIGNMENT OF MORTGAGE

1st AOM From: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
1st AOM To: FIRST NATIONAL BANK OF PENNSYLVANIA
Dated: 12/18/2024 **Recorded:** 1/16/2025
Book: M59587 **Page:** 547 **Instrument:** 2025-2616

2nd Mortgage

Amount: \$20,000.00
Borrower/Mortgagor: LENA M. MCARTHUR
Lender/Beneficiary: URBAN REDEVELOPMENT AUTHORITY OF PITTSBURGH
Dated: 9/15/2017 **Recorded:** 9/18/2017 **Maturity:** NOT **Open Ended:** CLOSED
Book: M48394 **Page:** 328 **Instrument:** 2017-67083
Notes:



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There are no judgments recorded.



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