



## OWNER AND ENCUMBRANCE REPORT

### ORDER INFORMATION

**Client:** Headlands

**Search Date:** 6/10/2025

**Project:** FNBP 2025-5

**Loan Number:** 45816720

**Grid151 File Number:** HD122-45816720

### LOAN INFORMATION

**Borrower Name(s):** DIANA GRAY

**Property Address:**

2705 S CANFIELD NILES RD  
YOUNGSTOWN, OH 44515

**Property County:** Mahoning

**Amount:** \$121,000.00

**Origination Date:** 2/23/2016

**LIEN POSITION:** 1st

**VESTING ISSUE:** No

**AOM CHAIN ISSUE:** No AOMs Recorded

**JUDGMENT BEFORE LIEN:** No

**JUDGMENT AMOUNT:** n/a

**MUNI LIEN:** No

**MUNI AMOUNT:** n/a

**Notes:** n/a



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#### VESTING DEED INFORMATION

**Type of Deed:** SPECIAL WARRANTY DEED

**Grantee:** DIANA J. GRAY

**Grantor:** SHAPIRO, VAN ESS, PHILLIPS AND BARRAGATE, LLP, ATTORNEY IN FACT FOR FANNIE MAE A/K/A/  
FEDERAL NATIONAL MORTGAGE ASSOCIATION

**Dated:** 3/20/2015    **Recorded:** 4/16/2015

**Recording Book:** 6126    **Page:** 494    **Instrument:** 201500008440



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## MORTGAGE / DEED OF TRUST

### 1st Mortgage

**Amount:** \$121,000.00

**Borrower/Mortgagor:** DIANA J. GRAY, UNMARRIED

**Lender/Beneficiary:** FIRST NATIONAL BANK OF PENNSYLVANIA

**Dated:** 2/23/2016

**Recorded:** 3/9/2016

**Maturity:** 4/10/2031

**Open Ended:** OPEN

**Book:** 6169

**Page:** 1440

**Instrument:** 201600004817

**Notes:**



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#### JUDGMENT INFORMATION

**1st Judgment Type:** CERTIFICATE OF JUDGMENT **Amount:** \$6,560.47 **Dated:** 7/5/2024 **Recorded:** 7/25/2024

**Against:** DIANA J. GRAY

**In Favor Of:** LENDMARK FINANCIAL SERVICES, LLC - 926 BOARDMAN-POLAND RD STE #3 BOARDMAN, OH 44512

**Recording Book:**

**Page:**

**Instrument:** 328, 001 AND 2024 JD 01256



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