

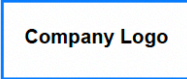
Snapshot



# Property Ownership & Foreclosure History Report



**Birchwood**  
CREDIT SERVICES, INC.



Property Ownership & Foreclosure History SAMPLE

Reference # 123456789-01  
Process Date December 8, 2020  
Requestor ABC Mortgage

**Input**  
Name John Homeowner  
SSN xxx-xx-4444

**Results: Summary**  
# of Borrower related addresses, last 3 months 1  
# of Borrower owned properties identified 1  
# of Borrower related foreclosure activity events, last 7 years 1  
**Match to borrower related foreclosure event per property. Name of borrower with foreclosure, and most recent foreclosure event date shown in red.**

**Borrower Names & Also Knows As**  
Full Name John Homeowner  
John Q Homeowner  
Last seen 11/23/2020  
8/30/2020  
**Owner match to borrower or AKAs shown in red in Current Owner**

Borrower Address History (last 15 years)			Current Owner	Borrower Related Foreclosure Activity
First seen	Last seen	Address		
3/10/2014	11/23/2020	1900 N Knox Ave Minneapolis, MN 55408	JOHN HOMEOWNER	No foreclosure records found
9/12/2011	8/22/2014	75 N Valle Verde Dr Henderson, MN 53034	MARY SMITH	JOHN HOMEOWNER 08/22/2014
9/7/2008	9/7/2011	2302 BROOKSTONE WAY SUMMERVILLE, SC 29486	KATHY BROWN / MICHAEL BROWN	Borrower not in ownership history
8/19/2005	8/23/2008	117 W Ellis Rd Unit 6, Statesboro, GA 30461	WEST ELLIS AVENUE LLC	Borrower not in ownership history

**Transaction History (Current & Historically Borrower Owned Properties)**

Property:		1900 N Knox Ave Minneapolis, MN 55408			Current owner: JOHN HOMEOWNER	
APN:		233-6754-001-101			Recent Sale Price: \$300,000	
Recording Date	Type / Doc.#	Description	Sale / Loan Amt.	Buyer or Borrower	Seller / Lender (Assignee)	
6/26/2020	Finance 9999	MORTGAGE MODIFICATION AGREEMENT, CONVENTIONAL	\$206,780	JOHN HOMEOWNER	Lender: MORTGAGE CENTRAL	
3/10/2014	Sale 11112	WARRANTY DEED, CONVENTIONAL	\$300,000 \$275,000	JOHN HOMEOWNER	Seller: DAVID & MELINDA COOK Lender: MORTGAGE CENTRAL	
5/10/2010	Sale 77778	SPECIAL WARRANTY DEED, FHA	\$250,000 \$242,000	DAVID & MELINDA COOK	Seller: SCOTT BRIGGS Lender: QUICK LOANS	

Property:		75 N Valle Verde Dr Henderson, MN 53034			Current owner: MARY SMITH	
APN:		790-1970-323-275			Recent Sale Price: \$150,000	
Recording Date	Type / Doc.#	Description	Sale / Loan Amt.	Buyer or Borrower	Seller / Lender (Assignee)	
3/10/2015	Sale 88888	BARGAIN & SALE DEED	\$150,000	MARY SMITH	Seller: LUCKY LENDING	
8/22/2014	Sale 88888	TRUSTEE'S DEED (FORECLOSURE)		LUCKY LENDING	Seller: JOHN HOMEOWNER	
6/8/2014	Foreclosure 0000001478	APPOINT OF SUBSTITUTE TRUSTEE	\$160,000	JOHN HOMEOWNER	Seller: HENDERSON ASSOCIATES Lender: LUCKY LENDING	
9/12/2011	Sale 22227	WARRANTY DEED, CONVENTIONAL	\$175,000 \$160,000	JOHN HOMEOWNER	Seller: JORGE SMITH; CHRISTINA A SMITH Lender: LUCKY LENDING	

-END OF REPORT-  
NOTE: Address history section lists addresses used by the borrower for financial statements or utility bills during last 15 years. The "Owner" column shows the current owner of the property. The name is highlighted in red if it matches the borrower's name or AKA. The "Borrower Related Foreclosure Activity" column indicates one of three statuses: 1) if the borrower was involved in a foreclosure event related to the property (highlighted in red), or 2) borrower was an owner but there is not foreclosure history; or 3) borrower used the property address but was not an owner; or 4) no history exists for that property, or our system does not recognize the address.

NOTE: The information in this report is provided to supplement the authorized recipients other processes to identify potential misrepresentations. The data is gathered from multiple third-party sources and is based on the input data. The accuracy of the information cannot be guaranteed. Additionally, this information may not be used for any purpose governed by the Federal Fair Credit Reporting Act (15 U.S.C. 1681, et seq.). This report or data may not be resold.

**Deed Documents Available: use Doc # and Recording Date to order Imaged Deed**

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