


## IF YOU THINK SOMETHING IS WRONG

- Report suspected deed theft at [www.nyc.gov/deedtheft](http://www.nyc.gov/deedtheft).




- Get a certified copy of the fraudulent document. Visit [www.nyc.gov/acris](http://www.nyc.gov/acris).
- Report the crime to the district attorney's office.
- Get legal help. Visit [www.nyc.gov/deedtheft](http://www.nyc.gov/deedtheft) for more info.

## HOW TO GET HELP

 Visit [www.nyc.gov/deedtheft](http://www.nyc.gov/deedtheft)

 Call 311.

 Do not ignore notices about your property. Acting quickly can help protect your home.



# Protect Your Home from DEED THEFT

Deed theft is a serious crime that can put your home at risk.

Call 311 or visit [www.nyc.gov/deedtheft](http://www.nyc.gov/deedtheft) for more information.

**NYC**<sup>®</sup>  
Mayor's Office of  
Deed Theft Prevention



## WHAT IS DEED THEFT?



Deed theft often happens when someone transfers ownership of your property without your knowledge or consent.

This may involve a forged signature, false statements, or pressure to sign documents you do not fully understand.



Deed theft can also occur when someone enters into a real estate transaction that may seem legal on its face, but is structured to deprive the homeowner of the property. Homeowners who are behind on mortgage payments or facing foreclosure should be especially careful. Scammers may use public information to target people who are under financial pressure.

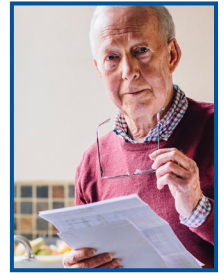
## WARNING SIGNS

Be careful if someone:

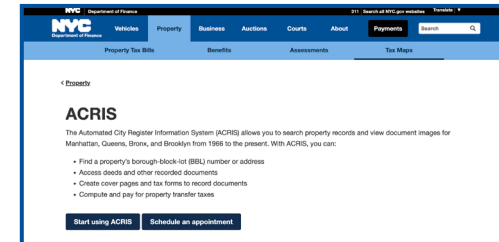
- ⚠️ Asks you to sign a deed, mortgage, power of attorney, or other document you do not understand.
- ⚠️ Pressures you to act quickly or discourages you from speaking with an attorney.
- ⚠️ Offers to “save” your home from foreclosure.
- ⚠️ Promises that you can sell your home and then buy it back or continue living there.
- ⚠️ Asks you to give them authority over your property or finances.
- ⚠️ Tells you to use a specific attorney, notary, lender, or other professional.
- ⚠️ Makes financial promises related to a proposed short sale.

## HOW TO PROTECT YOURSELF

- Open mail from the Department of Finance. We will tell you when someone records a document on your property.



- Make sure the Department of Finance has your correct mailing address. Visit [www.nyc.gov/changemailingaddress](http://www.nyc.gov/changemailingaddress).
- Check your property records at least once a year at [www.nyc.gov/acris](http://www.nyc.gov/acris) to make sure no deeds, mortgages, or other documents have been recorded without your consent.



- Do not sign documents you do not understand.
- Make sure you have a will that clearly states who should inherit your property.