

USDA
Form RD 1927-9
(Rev. 9-99)

Position 5

FORM APPROVED
OMB NO. 0575-0147

PRELIMINARY TITLE OPINION

Loan Applicant	(1)	Address of Property	(2)
Applicant for Title Examination	(3)	County	(4)
		State	(5)

- I. At the request of the above-named applicant(s) for title examination, I have examined title to the real property described in attached Schedule A and, if the security includes a water right, to the water right described in attached Schedule B (such real property or water right, or both, herein referred to as "the property"), offered as security in connection with a loan to be made or insured by the United States of America, acting through the United States Department of Agriculture (USDA).
- II. My examination covered the period commencing with _____ (6) _____, filed for record on _____ (6) _____, at _____ M. o'clock, to _____ (6) _____, at _____ (6) _____ M. o'clock.
- III. Based on said examination and any additional information concerning the title which has come to my attention, it is my opinion that title to the property, subject only to the encumbrances, reservations, exceptions, and defects, and the provisions of any security instrument authorizing future advances which would have priority over the proposed USDA security instrument, all of which are set forth at the end of the description, is vested in the following party or parties:

(7)
- IV. In order to vest good and marketable title in fact to the property in the loan applicant or in the loan applicant and co-applicant as required or permitted by the respective USDA Agency, subject only to the encumbrances, exceptions, and reservations which under written authorization from the respective USDA Agency may remain outstanding, the following satisfactions, releases, payments, quitclaim deeds, warranty deeds, or affidavits or other conveyances or curative instruments, must be obtained and, unless otherwise indicated, recorded:

(8)
- V. The names of the parties, in addition to the loan applicant(s), who must execute the security instrument in order to give the respective USDA Agency a lien free and clear of dower, curtesy and homestead rights, are:

(9)
- VI. I will assist in closing the loan and promptly render a supplemental opinion covering the interval from the terminal date of the search covered by this Opinion to the time when the real estate security instrument and any other necessary instruments executed in connection with the loan are filed for record.
- VII. I have made the title examination, and issue this Opinion. This Opinion is issued expressly for the benefit of the above-named applicant for title examination and the United States of America, acting through the United States Department of Agriculture and I assume liability to each hereunder.

(10)
(Date)

(11)
(Attorney's signature)

(12)
(Address)

Used by the approved attorney to furnish a preliminary title opinion for initial and subsequent Farm Ownership, Rural Housing, and Individual Soil and Water Loans.

The approved attorney is required to type (or legibly print) his/her name as well as affix his/her signature.

(see reverse)

According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0575-0147. The time required to complete this information collection is estimated to average 1-1/2 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

- PROCEDURE FOR PREPARATION : RD Instructions 442.11, 1927-B, ESA Transferred Instructions 1943-A and 1943-B.
- PREPARED BY : Approved attorney.
- NUMBER OF COPIES : Original and one. (Original and two in those case involving other lender for simultaneous Farm Ownership loan).
- SIGNATURES REQUIRED : Approved attorney.
- DISTRIBUTION OF COPIES : Original to the approval official, copy retained by approved attorney. (Copy to other lender where simultaneous FO loan is being made).

INSTRUCTIONS FOR PREPARATION

1. Insert the legal names of the loan applicants.
2. Insert the address of the property being taken as security.
3. Insert the name of the Agency Office requesting the title examination.
4. Insert the name of the county in which the property to be taken as security is located.
5. Insert the name of the state in which the property to be taken as security is located.
6. Insert the identifying recording information describing the period covered by the title search.
7. Insert the names in which the title is vested, exactly as they appear on the legal documents.
8. Insert any encumbrances, exceptions, and reservations that appear on the deed that will prevent USDA from obtaining a first mortgage position.
9. Insert the legal names of other parties who have an interest in the property being taken as security.
10. Insert the date preliminary title opinion is executed.
11. To be signed by the attorney performing the title search.
12. Insert the address of the attorney performing the title search.