

FSA-2344  
(12-31-07)

U.S. DEPARTMENT OF AGRICULTURE  
Farm Service Agency

Position 5

**PRELIMINARY TITLE OPINION**

1. Applicant's exact full legal name	2. Address of property covered by opinion
3. County	

4. I have examined title to the real property described in the attached **Schedule A** and, if the security included water rights, the water rights are described in the attached **Schedule B** (such real property, water rights, or both, called "the property"), offered as security in connection with a loan to be made by the United States of America, acting through the U.S. Department of Agriculture, Farm Service Agency (called "Government").
5. My examination covered the period commencing with (a) \_\_\_\_\_ filed for record on (b) \_\_\_\_\_, at (c) \_\_\_\_\_  AM  PM, to (d) \_\_\_\_\_, at (e) \_\_\_\_\_  AM  PM.
6. 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 Government security instrument, all of which are set forth at the end of the description, is vested in the following party:
7. In order to vest good and marketable title in fact to the property in the applicant as required or permitted by Government, subject only to the encumbrances, exceptions, and reservations which under written authorization from Government may remain outstanding, the following satisfactions, releases, payments, quit claim deeds, warranty deeds, or affidavits or other conveyances or curative instruments, must be obtained and, unless otherwise indicated, recorded:
8. The names of the parties, in addition to the applicant, who must execute the security instrument in order to give Government a lien free and clear of dower, courtesy and homestead rights, are:

*The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, or call (800) 795-3272 (voice) or (202) 720-6382 (TDD). USDA is an equal opportunity provider and employer.*

9. 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.
10. I have made the title examination, and issue this Opinion. This Opinion is issued expressly for the benefit of the above-named applicant and Government and I assume liability to each hereunder.

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 10(a) Signature

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 10(b) Date

**NOTE:** *The following statements are made in accordance with the Privacy Act of 1974 (5 USC 552a): the Farm Service Agency (FSA) is authorized by the Consolidated Farm and Rural Development Act, as amended (7 USC 1921 et seq.), or other Acts, and the regulations promulgated thereunder, to solicit the information requested on its application forms. The information requested is necessary for FSA to determine eligibility for credit or other financial assistance, service your loan, and conduct statistical analyses. Supplied information may be furnished to other Department of Agriculture agencies, the Internal Revenue Service, the Department of Justice or other law enforcement agencies, the Department of Defense, the Department of Housing and Urban Development, the Department of Labor, the United States Postal Service, or other Federal, State, or local agencies as required or permitted by law. In addition, information may be referred to interested parties under the Freedom of Information Act, to financial consultants, advisors, lending institutions, packagers, agents, and private or commercial credit sources, to collection or servicing contractors, to credit reporting agencies, to private attorneys under contract with FSA or the Department of Justice, to business firms in the trade area that buy chattel or crops or sell them for commission, to Members of Congress or Congressional staff members, or to courts or adjudicative bodies. Disclosure of the information requested is voluntary. However, failure to disclose certain items of information requested, including Social Security Number or Federal Tax Identification Number, may result in a delay in the processing of an application or its rejection.*

*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 0560-0237. The time required to complete this information collection is estimated to average 90 minutes 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. **RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.***