

# WHOLESALE TITLE SOLUTIONS

## Current Owner Report

Client: Test  
Order Number: 78282010  
Borrower: Smith, Mike

Order Date: 1/12/2026  
County/City: Frederick/VA  
Thru Date: 1/12/2026

### DEED INFORMATION

Grantor: JOHN M. NELSON and MARIE NELSON	Consideration: None
Grantee: L'TANYA F. NELSON-WHITAKER and ANTWAIN L. NELSON	
Note Date: 10/09/2025	File Number: 202500027985
Recording Date: 10/17/2025	Book/Page: 06713/0021-0025
Grantor: NVR, INC., a Virginia Corporation	Consideration: \$273,085.00
Grantee: JOHN H NELSON and MARIE NELSON	
Note Date: 08/06/2014	File Number: 201400022904
Recording Date: 08/20/2014	Book/Page: 5288/0431

### DEED OF TRUST INFORMATION

Grantor: JOHN H. NELSON and MARIE NELSON	Amount: \$400,000.00
Lender: UNITED WHOLESALE MORTGAGE, LLC	Status: Open
Trustee: EMMANUEL D. VOCES (VP), SAMUEL I. WHITE, P.C.	Maturity: 01/01/2055
Note Date: 12/26/2024	File Number: 202500000104
Recording Date: 01/02/2025	Book/Pages: 06628/1997-2022

### JUDGMENT FINDINGS

Plaintiff: THE MAY DEPARTMENT STORES CO.	Amount: \$443.65
Defendant: NELSON, ANTWAIN L	Judgment Date: 04/12/1999
File Number:	Book/Page: 154/0157
Plaintiff: CAPITAL ONE NA	Amount: \$3,565.74
Defendant: NELSON, ANTWAIN L	Judgment Date: 02/10/2025
File Number: 202500014288	Book/Page: 00290/1288

### NAMES SEARCHED

JOHN M. NELSON, MARIE NELSON, JOHN H. NELSON, JOHN HENRY NELSON, MARIE P. NELSON, L'TANYA F. NELSON