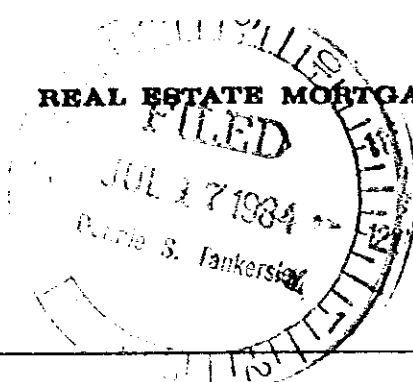


REAL ESTATE MORTGAGE

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STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)



MORTGAGOR(S)/BORROWER(S)

MORTGAGEE/LENDER

Rodney M. Brown and Malinda J. Brown
 205 Aspenwood Drive
 Simpsonville, SC 29681

Sunamerica Financial Corporation
 33 Villa Road, Suite 201
 Greenville, South Carolina 29615

Account Number(s) 25088-6

Amount Financed \$12,401.55

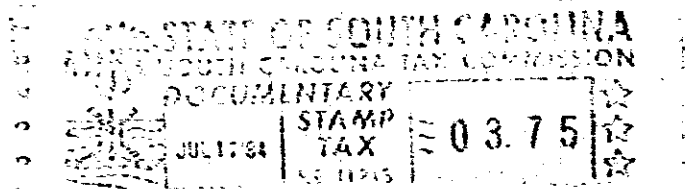
KNOW ALL MEN BY THESE PRESENTS, that the said Borrower, in consideration of the debt referred to by the account number(s) and amount financed above, and of the sum of money advanced thereunder, which indebtedness is evidenced by Borrower's note bearing the date 12th day of July, 19 84, providing for installment payments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 12th day of July, 19 99; and in the further consideration of (1) all existing indebtedness of Borrower to Lender (including, but not limited to, the above-described advances), evidenced by promissory notes and all renewals and extensions thereof, (2) all future advances that may subsequently be made to Borrower by Lender, to be evidenced by promissory notes, and all renewals and extensions thereof, and (3) all other indebtedness of Borrower to Lender now due or to become due or hereafter contracted, the maximum principal amount of all existing indebtedness, future advances, and all other indebtedness outstanding at any time not to exceed Fifty Thousand and no/100-----Dollars (\$ 50,000.00), plus interest thereon, attorney's fees and court costs, with interest as provided in said note(s), and costs including a reasonable attorney's fee of not less than fifteen per centum of the total amount due thereon and charges as provided in said note(s) and herein, the undersigned Borrower does hereby mortgage, grant and convey to Lender, and by these presents does hereby grant, bargain, sell, convey and mortgage, in fee simple, unto Lender, its successors and assigns the following described property:

ALL that certain piece, parcel or lot of land, situate, lying and being on the northern side of Aspenwood Drive, in the Town of Simpsonville, County of Greenville, State of South Carolina, being shown and designated as Lot 205 on a Plat of Westwood, Section 3, recorded in the R.M.C. Office for Greenville County in Plat Book 4N at Page 30 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Aspenwood Drive at the joint front corner of Lots 204 and 205 and running thence with the common line of said lots, N. 00-21 W., 140 feet to an iron pin; thence N. 89-39 E., 86 feet to an iron pin at the joint rear corner of Lots 205 and 206; thence with the line of Lot 206, S. 00-21 E., 140 feet to an iron pin on the northern side of Aspenwood Drive; thence with said Aspenwood Drive, S. 89-39 W., 86.0 feet to the point of beginning.

This being the same property as conveyed to Mortgagors by deed from Ronnie K. Buhrmaster dated July 12, 1984 and recorded in the R.M.C. Office for Greenville County on July 17, 1984 in Deed Book 1217, at Page 273.

This mortgage is junior and second in lien to that mortgage given to Collateral Investment Company in the original amount of \$24,000.00 which mortgage is recorded in the R.M.C. Office for Greenville County in Mortgage Book 1346 at Page 497.



together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, water stock and all fixtures now or hereafter attached to the property, all of which, including replacements or additions thereto, shall be deemed to be and remain a part of the property covered by this mortgage; and all of the foregoing, together with said property (or the leasehold estate if

this mortgage is on a leasehold), are referred to as the "property". DERIVATION: Title passed from _____

to the Borrower by _____, recorded _____, 19 _____

in the Office of the _____

for _____ County in _____

at _____ GCTO -----3 JUL 17 84 069 4.0000

TO HAVE AND TO HOLD, all and singular, the said property unto Lender and Lender's successors and assigns, forever.

