

LIMITED POWER OF ATTORNEY

BANKERS TRUST OF SOUTH CAROLINA, a South Carolina corporation, constitutes and appoints Bankers Mortgage Corporation, a South Carolina corporation, its true and lawful Attorney, and in its name, place and stead and for its use and benefit, to execute, endorse and acknowledge all documents customarily and reasonably necessary and appropriate for (i) the appointment of a successor or substitute trustee(s) serving under a deed of trust for any reason in accordance with state law and the deed of trust, and (ii) the partial release, modification, discharge, extension, subordination, foreclosure, liquidation, satisfaction or full release of a mortgage, deed of trust or deed to secure debt (hereinafter referred to as "Mortgage") including cancellation of the VA guaranty certificate, if any, and (iii) the conveyance of property acquired through foreclosure sales including endorsement of the note and the conveyance of property pursuant to a default and exercise of a power in a mortgage, and (iv) the sale, conveyance or assignment of a mortgage and note to the Secretary of Housing and Urban Development or the sale, conveyance or assignment of mortgage and note to an insurance company pursuant to a right of assignment in an insurance contract.

The undersigned gives to said attorney-in-fact full power and authority to execute such instruments as if the undersigned were personally present, hereby ratifying and confirming all that said attorney-in-fact shall lawfully do or cause to be done by authority hereof.

Third parties without actual notice may rely upon the power granted under this Limited Power of Attorney upon the exercise of such power of the attorney-in-fact that all conditions precedent to such exercise of power have been satisfied and that this Limited Power of Attorney has not been revoked unless an instrument of revocation has been recorded.

This Limited Power of Attorney is granted with the express understanding that Bankers Mortgage Corporation (i) shall be liable for any loss or damage to Bankers Trust of South Carolina arising out of any negligence or lack of due care by Bankers Mortgage Corporation in exercising its responsibilities hereunder and (ii) shall indemnify and hold Bankers Trust of South Carolina harmless from and against any third party claim or suits, including legal fees arising out of any negligence or lack of due care by Bankers Mortgage Corporation in exercising its responsibilities hereunder.

WITNESS the execution hereof this 4th day of June, 1984, by Bankers Trust of South Carolina.

BANKERS TRUST OF SOUTH CAROLINA

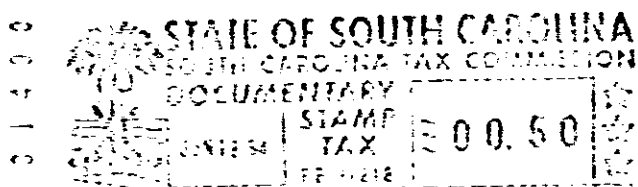
(Corporate Seal)

By: [Handwritten Signature]

Signed, sealed and delivered in the presence of:

[Handwritten Signatures: Kenie F. Kistler, Shelby M. Lockman]

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RECORDS

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