

Mitchell, is authorized and directed to hold legal title to said property, to collect the rents and profits, to pay taxes, fire insurance premiums, and to pay all other expenses and do all other acts necessary and proper, to manage, lease or otherwise deal in said property. After deducting all necessary expenses, the net proceeds derived from said property shall be paid to the said Gloria S. Mitchell not less often than annually, during the term of her natural life. The Trustee is hereby given full power to sell, mortgage, lease or rent said property, giving any purchaser a fee simple general warranty deed thereto, and to reinvest the proceeds thereof as said Trustee deems prudent and advisable, under the terms of this trust. The Trustee shall not be limited by law as to the re-investment of the trust property and may invest in personal property, including stocks and bonds of all types and descriptions, as well as re-investment in real estate; the title to any trust property may be held in the name of a nominee with or without the disclosure of the fiduciary relationship. No purchaser or mortgagee shall be responsible for the proper application of the proceeds of any sale or mortgage.