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- debts claimed to be owing to me or my estate, and any liabilities to which I or my estate may be alleged to be subject, upon any evidence he may think proper, and to accept any composition or security for any debt, and to allow such time for payment, either with or without taking security, as to him shall seem fit, and also to compromise or submit to arbitration and adjust all accounts and matters belonging or relating to my estate, and generally to act in regard thereto as he may deem expedient, without being responsible for loss thereby occasioned.

Together with such other property, real personal or mixed, as may hereafter come to the said L.O. Patterson upon the terms and conditions hereinafter set forth, and all and singular the rights, members, hereditaments and appurtenances belonging or in anywise appertaining or incident to the premises hereby conveyed and to the other property which may hereafter come to said grantee upon the same terms and conditions.

To have and to hold all and singular the said premises unto the said L.O. Patterson, and his heirs, executors, administrators, successors and assigns forever, to and for the only proper use and behoof of the said L.O. Patterson, and his heirs, executors, administrators successors and assigns forever; but in trust nevertheless, as to the whole and every part of the said property and estate as follows to wit:

1. In trust to keep the said property invested as it now is, or at his option to sell the same in whole or in part from time to time and to invest the proceeds of sale in such property or securities, real or personal, as he in his discretion may deem proper and expedient, and at his absolute discretion from time to time to change and vary investments, with full power and authority, also in and to the said trustee and his successor- and successors in the trust, at his or their absolute discretion in all respects, to sell the said property, real and personal, and any other property which may hereafter come into the hands of said trustee and his successors upon the same terms and conditions, and any part thereof, from time to time, so often as the same may be thought expedient, at public or private sale, with or without advertisement, in such parcels, to such persons and upon such terms as he or they may deem for the best interests of the trust estate, and to let the same for such terms as may be thought advisable; and in case real estate is sold, to make and execute good and sufficient deeds of conveyance to the purchasers thereof, in fee-simple or otherwise, with or without covenants of warranty, and to accept a mortgage or mortgages upon the whole or any part thereof, to secure the whole or any part of the purchase money therefor, and enforce, collect and satisfy such mortgage or mortgages upon the public records and otherwise, without liability or responsibility upon the part of such purchasers to see to the application, non-application or mis-application of said purchase money; hereby granting also to the said trustee full power to borrow money at any time or times, and so often as he may consider it advisable so to do, for the purpose of carrying out any of the provisions of this deed, and to execute and deliver notes as such trustee, in such sums and bearing such rates of interest as he may find expedient, with the usual attorney's fee clauses and to secure the payment of such notes by mortgaging or pledging the property of the trust estate in his hands, real or personal, or both, or by assigning and transferring any notes, bonds, stocks, choses in action or other securities or evidences of ownership or interest of or in real or personal property of any kind.

2. In trust to collect the net rents, profits and income thereof, and after paying the expenses of administering said trust and the usual commissions to said trustee, to pay from time to time out of such net profits and income, or out of the proceeds of sale -
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