

are to be kept by S. W. Creech as Trustee, for which he is to receive compensation at the rate of two and one-half ($2\frac{1}{2}\%$) per cent of the sale price of all lots. Since it is contemplated by the Parties to this agreement that this land is to be sub-divided and sold off in lots, it is apparent that certain expenses will be incurred in developing the property. Each of the Parties hereto agree to contribute their pro-rata share of the expenses which the Trustee has already gone to and may be forced to go to in the future with the understanding that in the event one of the Parties hereto is unable to contribute his share of the expenses, his interest in the trust will be appraised and assigned to the other Party or Parties with whom he owns a one-half ($\frac{1}{2}$) interest for the appraised value. Robinson & Gaffney, Realtors as exclusive sales agents are to place the sales values upon the property. In the event of any disagreement with regard to the price so selected, a majority of the beneficiaries of this trust can set the price.

(2) All funds coming into the hands of the Trustee are to be directed first toward the payment of the mortgage over this property, which has been given to A. M. Crayton, and the cost of developments. After these things have been paid, the funds are to be disbursed by the Trustee semi-annually, unless a majority of the beneficiaries decide on some other plan. However, in the event a majority of the beneficiaries of this trust determine that they desire funds to be distributed prior to the liquidation of the mortgage or the cost of development, then the Trustee shall have the authority to disburse funds up to fifty per cent (50%) of all the funds on hand after the payment of all current indebtedness.

(3) The Parties each and severally agree that in the event of a loss to the Trustee that they will divide the loss among all of the Parties hereto.

(4) This agreement is to continue in force until all the lots have been sold or for two (2) years, whichever is the shorter period of time, except however, that any funds coming to the Trustee at a date later than that shall be treated as Trust funds and divided among the beneficiaries hereto as their interest may appear.