(c) To invest or reinvest such proceeds in real or personal property, or to use the same for the maintenance support or education of said beneficiaries, within his discretion;

(d) To pay from the trust estate or any addition thereto all necessary expenses in connection with the administration of this trust and maintenance of the trust property including taxes, insurance premises, and costs of any repairs, replacements and improvements.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said Hoffner, Jr., as Trustee for Julia C. Hoffner and William M. Hoffner II, their Heirs and Assigns forever.