



Situated in the Township of Crane, County of Wyandot and the State of Ohio:

Parcel #1

Known as being part of Section 31, Township 2 South of Range 14 East and bounded and described as follows: Beginning on the Southerly line of West Johnson Street (60 feet wide) at a point distant 538.94 feet Westerly measured along said line, from its intersection with the westerly line of the Chesapeake and Ohio Railroad; thence westerly along said line of West Johnson Street and along the northerly line of land conveyed to the Marion Machine and Tool Company, by deed dated Dec. 10, 1901, and recorded in Vol. 57, Pg. 399 of Wyandot County Records, 408.69 feet to a point at the northwesterly corner of land so conveyed, said point being in the easterly line of Parcel #1 of land conveyed to the Lake Region Development Co. of Upper Sandusky, Ohio, by deed dated Feb. 10, 1961, and recorded in Vol. 129, Pg. 625 of Wyandot County Records; thence northerly along said easterly line of land so conveyed to the Lake Region Development Co., 30 feet to the northeasterly corner thereof; thence westerly along the northerly line of said Parcel No. 1 so conveyed 364.32 feet to the northwesterly corner thereof; thence southerly along the westerly line of said Parcel #1, 424.7 feet to the northerly line of Parcel #2 conveyed to the Young Spring and Wire Corp. by deed dated Jan 29, 1962 and recorded in Vol. 132, Pg. 327 of Wyandot County Records; thence easterly along the northerly line of said Parcel #2, 702.02 feet to an angle point therein; thence northeasterly continuing along the line of said Parcel #2, 110.33 feet to the northwesterly corner of land conveyed to L.A. Young Spring and Wire Corp., by deed recorded in Vol. 119, Pg. 626 of Wyandot County records; thence northeasterly along the northwesterly line of land conveyed to L.A. Young Spring and Wire Corp. as last aforesaid, 182.77 feet to the westerly line of Parcel #1, conveyed to the Young Spring and Wire Corp. by first aforementioned deed; thence northerly along said westerly line of Parcel #1, 18 feet; thence westerly along a line drawn parallel with the northwesterly line of land conveyed to the L.A. Young Spring and Wire Corp. as aforesaid, 117.48 feet; thence northerly along a line drawn perpendicular to the southerly line of West Johnson St., 116.56 feet to a point; thence westerly along a line drawn parallel with the southerly line of West Johnson Street, 46.38 feet; thence northerly along a line drawn perpendicular to the southerly line of West Johnson Street from the place of beginning, 61.15 feet to the place of beginning, be the same more or less, but subject to all legal highways.

Parcel #2

Situated in the City of Upper Sandusky, County of Wyandot, and State of Ohio and known as being part of the Northwest Quarter of Section 31, Township 2 South, Range 14 East and bounded and described as follows: Beginning on the northerly line of land conveyed to the Upper Sandusky Board of Trade by deed dated Dec. 10, 1901 and recorded in Vol. 57, Pg. 350 of Wyandot County Records at a point distant 25 feet westerly measured along said northerly line from the northeasterly corner thereof; thence westerly along said northerly line, 363.08 feet to the northwesterly corner of land so conveyed; thence southerly along the westerly line of land so conveyed to the Upper Sandusky Board of Trade, 60.06 feet to the northerly line of land conveyed to the Marion Machine and Tool Co., by deed dated Dec. 10, 1901 and recorded in Vol. 57, Pg. 399 of the Wyandot County Records; thence easterly along the northerly line of land so conveyed to the Marion Machine and Tool Co., 363.08 feet to a point distant 25 feet westerly from the northeasterly corner thereof; thence northerly parallel with the easterly line of land conveyed to the Upper Sandusky Board of Trade as aforesaid, 60.06 feet to the place of beginning.

Said real estate is more accurately described as follows:

Situated in the State of Ohio, County of Wyandot, Township of Crane and the City of Upper Sandusky, located in the Northeast, Northwest & Southwest Quarters of Section 31, Township 2 North, Range 14 East, of the Congress Lands South & East of the First Principal Meridian and Base Line, being all of Parcels #1 and #2 described in Deed Volume 179, Page 206 to Upper Sandusky Salvage Corporation (record references to those of the Recorder's Office, Wyandot County, Ohio), and being more particularly described as follows: Beginning at an iron pin found in the southerly right-of-way line of W. Johnson Street (60.00 feet in width), located on an assumed bearing of North  $89^{\circ} 58' 27''$  West, 539.14 feet from a railroad spike found at the intersection of said line with the westerly right-of-way line of the C. & O. Railroad; thence southerly and easterly throught that original 2.09 acre tract described as Parcel No. 3 in Deed Volume 129, Page 625 to Lake Region Development Co., the following four (4) courses and distances: South  $0^{\circ} 01' 33''$  West, 61.15 feet to a railroad spike found; South  $89^{\circ} 58' 27''$  East, 46.38 feet to an iron pin set; South  $0^{\circ} 01' 33''$  West, 117.96 feet to an iron pin set; and North  $85^{\circ} 45' 00''$  East, 117.60 feet to an iron pin set in the westerly line of that 0.79 acre tract described in Deed Volume 169, Page 590 to Glen Van Horn; thence southerly along said westerly line of said 0.70 acre tract, South  $0^{\circ} 01' 33''$  West, 18.00 feet to an iron pin set at the southwesterly corner thereof, being in the southerly line of said 2.09 acre tract, and being in the northerly line of the 3.75 acre tract of land described in Deed Volume 151, Page 39 to Paul A. Burson; thence westerly along the southerly line of said 2.09 acre tract, being the northerly line of said 3.75 acre tract, South  $85^{\circ} 45' 00''$  West, 182.73 feet to an iron pin found at the southwesterly corner of said 2.09 acre tract, being the northwesterly corner of said 3.75 acre tract, and being the northeasterly corner of the 3.69 acre tract described in Deed Volume 151, Page 39 to said Paul A. Burson (said iron pin is reported to be on the north/south center line of said Section 31); thence southwesterly along the northerly line of said 3.69 acre tract, South  $32^{\circ} 29' 23''$  West, 110.07 feet to an iron pin found at an angle point in said line; thence westerly, continuing along said northerly line of said 3.69 acre tract, South  $82^{\circ} 34' 14''$  West, 701.62 feet to an iron pin found at the northwesterly corner of said 3.69 acre tract; thence northerly along the westerly line of that original 5 acre tract described as Parcel No.1 in said Deed Volume 129, Page 625 to said Lake Region Development Co., North  $0^{\circ} 09' 02''$  East, 415.87 feet to an iron pin found at the northwesterly corner of said original 5 acre tract; thence easterly along the northerly line of said 5 acre tract, South  $89^{\circ} 58' 27''$  East, 365.72 feet to an iron pin set at the northeasterly corner of said 5 acre tract, being in the westerly line of said Parcel #2 as described to said Upper Sandusky Salvage Corporation; thence northerly along said westerly line of said Parcel #2, North  $0^{\circ} 09' 02''$  East, 30.00 feet to an iron pin set at the northwesterly corner of said Parcel #2; thence easterly along the northerly line of said Parcel #2, South  $89^{\circ} 58' 27''$  East, 363.08 feet to an iron pin set at the northeasterly corner of said Parcel #2, being in the westerly right-of-way line of said W. Johnson Street; thence along said westerly line of Johnson Street, South  $0^{\circ} 01' 33''$  West, 60.00 feet to an iron pin set in the southerly right-of-way line of said Johnson Street, being the southeasterly corner of said Parcel #2; thence easterly along said southerly line of Johnson Street, South  $89^{\circ} 58' 27''$  East, 43.57 feet to the point of beginning, containing 6.8019 acres of land, more or less (of which approximately 3.2906 acres lie within Crane Township and 3.5111 acres lie within the corporate limits of the City of Upper Sandusky, Ohio), as surveyed and described in January of 1987 by Carl E. Turner, Jr., Professional Surveyor No. 6702. Subject, however, to all legal rights-of-way, if any, pf previous record.