

VICTOR B. KOEHLER, P.S.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351

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LEGAL DESCRIPTION OF A 3.193 ACRE  
PARCEL FOR DORIS E. MESSMER

Being a parcel of land situated in part of the northwest quarter of section 23, T-3-S, R-12-E, Jackson Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found cornerstone marking the southwest corner of said section;

thence N 00° 05' 31" E along the centerline of TH 86, a distance of 320.12 feet to a set P-K nail and being the POINT OF BEGINNING;

thence continuing N 00° 05' 31" E along said centerline, a distance of 378.98 feet to a set P-K nail;

thence N 89° 44' 14" E, a distance of 294.36 feet to a set P-K nail on the centerline of SR 37, passing 2 set iron rods a distance of 20.00 feet and 258.35 feet respectfully;

thence S 33° 33' 45" E along said centerline, a distance of 177.41 feet to a set P-K nail;

thence S 06° 10' 47" W, a distance of 234.44 feet to a set iron rod, passing a set iron rod a distance of 47.22 feet;

thence N 89° 54' 29" W, a distance of 367.81 feet to the POINT OF BEGINNING.

Containing in all 3.193 acres of land, more or less, subject to all legal highways and easements of record.

Bearings are assumed for angular measurement only.

This legal description is based upon a survey performed by Victor B. Koehler, P.S., #7457, in August, 1995.

95056-s  
(072)  
parcel 2

SEARCHED 196 INDEXED 9  
SERIALIZED 196 FILED 196

(PARCEL 2)

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LEGAL DESCRIPTION OF A 2.570 ACRE  
PARCEL FOR DORIS E. MESSMER

Being a parcel of land situated in part of the northwest quarter of section 23, T-3-S, R-12-E, Jackson Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found cornerstone marking the southwest corner of said section and being the POINT OF BEGINNING;

thence N 00° 05' 31" E along the centerline of TH 86, a distance of 320.12 feet to a set P-K nail;

thence S 89° 54' 29" E, a distance of 367.81 feet to a set iron rod, passing a set iron rod a distance of 20.00 feet;

thence S 06° 10' 47" W, a distance of 319.86 feet to a point referenced by a set iron rod S 89° 44' 14" W, a distance of 3.00 feet;

thence S 89° 44' 14" W, a distance of 333.90 feet to the POINT OF BEGINNING, passing a set iron rod a distance of 3.00 feet.

Containing in all 2.570 acres of land, more or less, subject to all legal highways and easements of record.

Bearings are assumed for angular measurement only.

This legal description is based upon a survey performed by Victor B. Koehler, P.S., #7457, in August, 1995.

95056-s  
(072)  
parcel 1

196 9  
(PARCEL 1)