

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

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**LEGAL DESCRIPTION OF A 2.397 ACRE  
PARCEL FOR RICHARD RICKETT**

Being a parcel of land situated in part of the City of Upper Sandusky and the southwest quarter of section 33, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio and further described as follows:

Commencing at a found monument box marking the center of said section;

thence S 90° 00' 00" W along the centerline of SR 182, a distance of 666.48 feet to a found P-K nail and being the POINT OF BEGINNING;

thence S 05° 51' 20" W, a distance of 348.22 feet to a set iron rod on the northerly line of Consolidated Rail Corporation, passing a set iron rod a distance of 25.13 feet;

thence N 85° 29' 40" W along said line, a distance of 298.55 feet to a set iron rod;

thence N 01° 30' 00" E, a distance of 323.06 feet to a set P-K nail on the centerline of SR 182, passing a set iron rod a distance of 298.05 feet;

thence N 90° 00' 00" E along said centerline, a distance of 324.69 feet to the POINT OF BEGINNING;

Containing in all 2.397 acres of land, more or less, and being 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 February, 1996.

95011-S  
(015)  
parcel #1

REFERENCE SURVEY VOL. 9  
PAGE 248 IN THE TAX MAP BOOK

(Parcel 1)

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UPPER SANDUSKY, OHIO 43351**

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**LEGAL DESCRIPTION OF A 2.371 ACRE  
PARCEL FOR DAVE GILLEN**

Being a parcel of land situated in part of the City of Upper Sandusky and the southwest quarter of section 33, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio and further described as follows:

Commencing at a found monument box marking the center of said section;

thence S 90° 00' 00" W along the centerline of SR 182, a distance of 991.17 feet to a set P-K nail and being the POINT OF BEGINNING;

thence S 01° 30' 00" W, a distance of 323.06 feet to a set iron rod on the northerly line of Consolidated Rail Corporation, passing a set iron rod a distance of 25.01 feet;

thence N 85° 29' 40" W along said line, a distance of 329.85 feet to a point referenced by a found iron rod w/ a yellow plastic cap ("Makeever & Associates") bearing S 15° 53' 21" W, a distance of 0.45 feet;

thence N 00° 01' 38" E, a distance of 297.04 feet to a found railroad spike on the centerline of SR 182, passing a set iron rod a distance of 272.04 feet;

thence N 90° 00' 00" E along said centerline, a distance of 337.15 feet to the POINT OF BEGINNING;

Containing in all 2.371 acres of land, more or less, and being 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 February, 1996.

95011-S  
(015)  
parcel #2

REFERENCE SURVEY VOL. 9  
PAGE 243 IN THE TAX MAP OFFICE

(Parcel 2)