

KOEHLER SURVEYING, INC.
P.O. BOX 28
UPPER SANDUSKY, OHIO 43351
(419) 294-5388

**LEGAL DESCRIPTION OF A 0.184 ACRE PARCEL
FOR GREG GOSCHE**

Being a parcel of land in Lot #5 of Spring Lake Subdivision, Phase #1, in the Village of Carey, Wyandot County, Ohio, and further described as follows:

Beginning at a found iron rod marking the southwest corner of said Lot #5 and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence on an assumed bearing of N 01° 18' 11" E along the west line of said Lot #5 a distance of 50.00 feet to a set iron rod;

thence S 88° 32' 08" E on a line a distance of 160.00 feet to a set iron rod on the east line of said Lot #5;

thence S 01° 07' 42" W along the east line of said Lot #5 a distance of 50.00 feet to a found iron rod marking the southeast corner of said Lot #5;

thence N 88° 32' 08" W along the south line of said Lot #5 a distance of 160.15 feet to the **POINT OF BEGINNING**.

Containing in all 0.184 acre of land, more or less. The above described property being subject to all legal highways and easements of record.

Bearings are assumed and are for angular measurement only.

All set iron rods are 5/8" diameter with personalized plastic caps.

This legal description is based upon a survey performed by Victor B. Koehler, P.S. #7457, in February 2017

Prior Deed References – OR 236, Page 313

16169-S Tract 2

Adjoiner only tract.

(TRACT 2)
(0.184A)

REFERENCE SURVEY VOL. B
PAGE 176 IN THE TIA DEED BOOK

"2017"



PT: 1 N: 0.0000 E: 0.0000
N1°18'11"E DIST: 50.00
PT: 2 N: 49.9871 E: 1.1370
S88°32'08"E DIST: 160.00
PT: 3 N: 45.8980 E: 161.0848
S1°07'42"W DIST: 50.00
PT: 4 N: -4.0923 E: 160.1002
N88°32'08"W DIST: 160.15
PT: 5 N: 0.0006 E: 0.0025

CLOSING BEARING/DISTANCE: S76°28'32"W DIST: 0.0026

MISCLOSURE: N: 0.0006 E: 0.0025

AREA: 0.184 ACRES



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Being a parcel of land in Lot #5 of Spring Lake Subdivision, Phase #1, in the Village of Carey, Wyandot County, Ohio, and further described as follows:

Beginning at a found iron rod marking the northwest corner of said Lot #5 and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence on an assumed bearing of S 88° 32' 08" E along the north line of said Lot #5 a distance of 159.84 feet to a found iron rod marking the northeast corner of said Lot #5;

thence S 01° 07' 42" W along the east line of Lot #5 a distance of 50.00 feet to a set iron rod;

thence N 88° 32' 08" W on a line a distance of 160.00 feet to a set iron rod marking the west line of said Lot #5;

thence N 01° 18' 11" E along the west line of said Lot #5 a distance of 50.00 feet to the **POINT OF BEGINNING**.

Containing in all 0.184 acre of land, more or less. The above described property being subject to all legal highways and easements of record.

Bearings are assumed and are for angular measurement only.

All set iron rods are 5/8" diameter with personalized plastic caps.

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Prior Deed References – OR 236, Page 313

16169-S Tract 1

Adjoiner only tract.



(TRACT 1)
(0.184A)

REFERENCE SURVEY VOL. B
PAGE 176 IN THE TAX MAP OFFICE

"2017"

PT: 1 N: 0.0000 E: 0.0000
S88°32'08"E DIST: 159.84
PT: 2 N: -4.0850 E: 159.7878
S1°07'42"W DIST: 50.00
PT: 3 N: -54.0753 E: 158.8032
N88°32'08"W DIST: 160.00
PT: 4 N: -49.9862 E: -1.1445
N1°18'11"E DIST: 50.00
PT: 5 N: 0.0009 E: -0.0075

CLOSING BEARING/DISTANCE: S83°30'36"E DIST: 0.0076

MISCLOSURE: N: 0.0009 E: -0.0075

AREA: 0.184 ACRES

