

KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 1.827 ACRE PARCEL
FOR DORIS LORTZ**

Being a parcel of land situated in part of the Southwest Quarter of Section 5, T-2-S, R-13-E, Salem Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the southwest corner of said Section 5 and the intersection of the centerlines of County Highway 96 and Township Highway 42;

thence on an assumed bearing of N 00° 01' 48" E along the west line of said Section 5 and the centerline of said County Highway 96 a distance of 1121.53 feet to a set MAG nail and being the **POINT OF BEGINNING** of the hereinafter described parcel, referenced by a set iron rod situated N 89° 52' 04" E a distance of 30.00 feet;

thence continuing N 00° 01' 48" E along the west line of said Section 5 and the centerline of said County Highway 96 a distance of 200.00 feet to a set MAG nail marking a corner of a parcel of land now or formerly owned by R. Kraus, Etal., referenced by a set iron rod situated N 89° 52' 05" E a distance of 30.00 feet;

thence N 89° 52' 05" E along said R. Kraus, Etal. parcel a distance of 398.00 feet to a set iron rod marking a corner of a parcel of land now or formerly owned by R. Goodman, Trustee;

thence S 00° 01' 48" W along said R. Goodman, Trustee parcel a distance of 200.00 feet to a set iron rod;

thence S 89° 52' 04" W on a line a distance of 398.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 368.00 feet.

Containing in all 1.827 acres of land, more or less, of which 0.138 acre, more or less, is currently contained within highway right-of-ways. 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.

REFERENCE SURVEY VOL. B
PAGE 255 IN THE TAX MAP OFFICE
"2021"

This legal description is based upon a survey performed by Victor B. Koehler, P.S. #7457, in September 2021.

Prior Deed References – OR 220, Page 1215, OR 248, Page 1979

21155-S



PT: 1 N: 0.0000 E: 0.0000
N0°01'48"E DIST: 200.00
PT: 2 N: 200.0000 E: 0.1047
N89°52'04"E DIST: 398.00
PT: 3 N: 200.9184 E: 398.1037
S0°01'48"W DIST: 200.00
PT: 4 N: 0.9185 E: 397.9989
S89°52'05"W DIST: 398.00
PT: 5 N: 0.0000 E: 0.0000

CLOSING BEARING/DISTANCE: S0°00'00"W DIST: 0.0000

MISCLOSURE: N: 0.0000 E: 0.0000

AREA: 1.827 ACRES



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