



HANK AND ASSOCIATES, INC.

ENGINEERING ~~~~~ SURVEYING



Daniel J. Nichols, P.S.

James G. Homan, Jr., P.S.

137 South Washington Street • Tiffin, Ohio 44883
Telephone: (419) 447-4300 • Facsimile: (419) 447-2076

Parcel #7 LEGAL DESCRIPTION

Being part of Lot 8 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a found iron rod marking the northeasterly corner of Lot 8; thence **S 00° 11' 13" E** eighty and twelve hundredths **(80.12)** feet along the easterly line of said Lot 8 to a set iron rod;

thence **N 87° 02' 26" W** two hundred fifty-seven and sixty hundredths **(257.60)** feet to a set iron rod on the southeasterly right-of-way of Brookview Lane;

thence **N 21° 07' 00" E** eighty-four and nineteen hundredths **(84.19)** feet along the southeasterly right-of-way of Brookview Lane to a found iron rod marking the northwesterly corner thereof;

thence **S 87° 02' 26" E** two hundred twenty-six and ninety-five hundredths **(226.95)** feet along the northerly line of said Lot 8 to **THE POINT OF BEGINNING**.

Containing in all, **0.445** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed S 72° 05' 00" E.
Bearings are assumed and for angular measurement only.

This 0.445 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s7.leg

62 C
(PARCEL 7) (0.445 AC.)



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Parcel # 8 LEGAL DESCRIPTION

Being part of Lot 8 and Lot 9 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a found iron rod marking the northwest corner of Lot 9; thence **S 87° 46' 24" E** two hundred eleven and zero hundredths **(211.00)** feet along the northerly line of said Lot 9 to a found iron rod marking the northeasterly corner thereof;

thence **S 00° 11' 13" E** two hundred eighty and ~~eleven~~^{TWELVE} hundredths **(280.12)** feet along the easterly line of said Lot 9 and said Lot 8 to a set iron rod;

thence **N 87° 02' 26" W** two hundred fifty-seven and sixty hundredths **(257.60)** feet to a set iron rod marking the southeasterly right-of-way of Brookview Lane;

thence **N 21° 07' 00" E** eighty-four and nineteen hundredths **(84.19)** feet along said southeasterly right-of-way to a found iron rod marking the southeasterly corner of said Lot 9 and also marking the beginning of a curve concave to the west having a radius of (236.02) feet and through a central angle of 21° 28' 02";

thence along said right-of-way with a chord bearing of **N 10° 22' 59" E** and a chord distance of eighty-seven and ninety-one hundredths **(87.91)** feet to a found iron rod marking the point of tangent;

thence **N 00° 21' 00" W** one hundred ten and zero hundredths **(110.00)** feet along said right-of-way to **THE POINT OF BEGINNING**.

Containing in all, **1.416** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed S 72° 05' 00" E.
Bearings are assumed and for angular measurement only.

This 1.416 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s8.leg

62 C
(PARCEL 8) (1.416 AC)

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

**LEGAL DESCRIPTION OF A 0.721 ACRE PARCEL
FOR JEFF ROTH**

Being part of Lots 4 and 8 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, T-2-S, R-14-E, City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at an iron rod marking the northwest corner of said Lot 4 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 89° 16' 00" E along the southerly right-of-way of Brookview Lane a distance of 64.05 feet to an iron rod at the beginning of a curve concave to the north having a radius of 113.70 feet and through a central angle of 62° 01' 09";

thence along said southerly right-of-way line an arc distance of 123.07 feet (with a chord bearing N 58° 15' 25" E and a chord distance of 117.15 feet) to an iron rod;

thence S 29° 36' 39" E a distance of 149.93 feet to an iron rod marking the northwesterly corner of Lot 5;

thence S 00° 11' 44" E along the west line of said Lot 5 a distance of 50.00 feet to an iron rod;

thence S 86° 33' 02" W a distance of 238.31 feet to an iron rod on the east line of Lot 3;

thence N 00° 01' 11" W along the east line of said Lot 3 a distance of 132.23 feet to the **POINT OF BEGINNING**.

Containing in all 0.721 acres of land, more or less, being subject to all legal highways and easements of record.

Bearings are assumed and are for angular measurement only.

This legal description is based upon Survey Volume C, Page 62 and was written by Victor B. Koehler, P.S. #7457, in June, 2014.

Lot 4A (2014)

ROTH RE-WRITE
(0.721 A)
(COMBINATION #3 & #5)

REFERENCE SURVEY VOL. C
PAGE 62 DATE 10/1/14



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Parcel #1 LEGAL DESCRIPTION

Being part of Lot 3 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a found iron rod marking the northwest corner of said Lot 3; thence **S 72° 05' 00" E** sixty-five and fifteen hundredths (**65.15**) feet along the southerly right-of-way of Brookview Lane to a found iron rod marking the beginning of a curve concave to the north having a radius of (268.61) feet and through a central angle of 18° 38' 57";

thence along said southerly right-of-way with a chord bearing of **S 81° 24' 29" E** and a chord distance of eighty-seven and four hundredths (**87.04**) feet to a found iron rod marking the point of tangent;

thence **N 89° 16' 00" E** fifty-one and eighty-five hundredths (**51.85**) feet along said southerly right-of-way to a found iron rod;

thence **S 00° 01' 11" E** one hundred thirty-two and twenty-three hundredths (**132.23**) feet to a set iron rod;

thence **N 86° 43' 29" W** two hundred and twenty-eight hundredths (**200.28**) feet to a found iron rod on the westerly line of said Lot 3;

thence **N 00° 00' 03" E** one hundred fifty-three and seventeen hundredths (**153.17**) feet along the westerly line of said Lot 3 to **THE POINT OF BEGINNING**.

Containing in all, **0.619** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed **S 72° 05' 00" E**.
Bearings are assumed and for angular measurement only.

This 0.619 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s1.leg

REFERENCE SURVEY VOL. C
PAGE 62 IN THE TAX MAP OFFICE

(PARCEL 1) (0.619 AC.)



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Parcel # 2 LEGAL DESCRIPTION

Being part of Lot 3 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a set iron rod marking the southwest corner of said Lot 3; thence **N 00° 00' 03" E** one hundred seventy and forty-one hundredths **(170.41)** feet along the westerly line of said Lot 3 to a found iron rod marking the northwesterly corner of Lot 2;

thence **S 86° 43' 29" E** two hundred and twenty-eight hundredths **(200.28)** feet to a set iron rod;

thence **S 00° 01' 11" E** one hundred thirty-two and twenty-three hundredths **(132.23)** feet to a set iron rod on the northerly right-of-way of Brookview Lane;

thence **S 81° 45' 12" W** one hundred sixty-one and sixty-nine hundredths **(161.69)** feet along said northerly right-of-way to a set iron rod at the beginning of a curve concave to the north having a radius of (362.00) feet and through a central angle of 06° 21' 23";

thence along said northerly right-of-way with a chord bearing of **S 84° 55' 53" W** and a chord distance of forty and fourteen hundredths **(40.14)** feet to **THE POINT OF BEGINNING**.

Containing in all, **0.699** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed S 72° 05' 00" E.
Bearings are assumed and for angular measurement only.

This 0.699 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s2.leg

62 C
(PARCEL 2) (0.699 AC.)



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Parcel # 4 LEGAL DESCRIPTION

Being part of Lot 4 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a set iron rod marking the southwest corner of said Lot 4; thence **N 00° 01' 11" W** one hundred thirty-two and twenty-three hundredths **(132.23)** feet to a set iron rod;

thence **N 86° 33' 02" E** two hundred thirty-eight and thirty-one hundredths **(238.31)** feet to a set iron rod marking the easterly line of said Lot 4;

thence **S 00° 11' 44" E** one hundred twenty and zero hundredths **(120.00)** feet along the easterly line of said Lot 4 to a set iron rod marking the northerly right-of-way of Brookview Lane and also marking the beginning of a curve concave to the south having a radius of (680.00) feet and through a central angle of 08° 43' 48";

thence along said northerly right-of-way with a chord bearing of **S 86° 07' 06" W** and a chord distance of one hundred three and fifty-one hundredths **(103.51)** feet to a set iron rod marking the point of tangent;

thence **S 81° 45' 12" W** one hundred thirty-six and thirty-eight hundredths **(136.38)** feet along said right-of-way to **THE POINT OF BEGINNING**.

Containing in all, **0.674** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed S 72° 05' 00" E.
Bearings are assumed and for angular measurement only.

This 0.674 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s4.leg

REFERENCE SURVEY VOL. C
PAGE 62 IN THE TAX MAP OFFICE

(PARCEL 4)

(0.674
AC.)



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Parcel # 5 LEGAL DESCRIPTION

Being part of Lot 8 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a found iron rod marking the northwest corner of Lot 5; thence **N 68° 25' 06" W** one hundred eighty-six and eighty hundredths (**186.80**) feet to a found iron rod marking the southerly right-of-way of Brookview Lane and also marking the beginning of a curve concave to the north having a radius of (113.70) feet and through a central angle of 62° 01' 09";

thence along said southerly right-of-way with a chord bearing of **N 58° 15' 25" E** and a chord distance of one hundred seventeen and fifteen hundredths (**117.15**) feet to a set iron rod marking the point of tangent;

thence **S 29° 36' 39" E** one hundred forty-nine and ninety-three hundredths (**149.93**) feet to **THE POINT OF BEGINNING**.

Containing in all, **0.172** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed **S 72° 05' 00" E**.
Bearings are assumed and for angular measurement only.

This 0.172 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s5.leg

62
(PARCEL 5) (0.172 Ac)



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Parcel # 6 LEGAL DESCRIPTION

Being part of Lot 8 of Roth Estates Subdivision III as recorded in Wyandot County Plat Volume 4, Page 23 and being a parcel of land situated in the southwest quarter of Section 26, Crane Township, Town-2-South, Range-14-East, and in the City of Upper Sandusky, Wyandot County, Ohio, described as follows:

BEGINNING at a found iron rod marking the northwest corner of Lot 5; thence **N 29° 36' 39" W** one hundred forty-nine and ninety-three hundredths (**149.93**) feet to a set iron rod marking the southerly right-of-way of Brookview Lane and also marking the beginning of a curve concave to the west with a radius of (113.70) feet and through a central angle of 06° 07' 52";

thence along said right-of-way with a chord bearing of **N 24° 10' 55" E** and a chord distance of twelve and sixteen hundredths (**12.16**) feet to a found iron rod marking the point of tangent;

thence **N 21° 07' 00" E** forty and eighty-one hundredths (**40.81**) feet along the southeasterly right-of-way of Brookview Lane to a set iron rod;

thence **S 87° 02' 26" E** two hundred fifty-seven and sixty hundredths (**257.60**) feet to a set iron rod on the easterly line of said Lot 8;

thence **S 00° 11' 13" E** one hundred nineteen and eighty-nine hundredths (**119.89**) feet along the easterly line of said Lot 8 to a found iron rod marking the southeasterly corner thereof;

thence **S 77° 09' 43" W** two hundred eight and forty-eight hundredths (**208.48**) feet along the southerly line of said Lot 8 to **THE POINT OF BEGINNING**.

Containing in all, **0.873** acres of land, more or less, subject to all legal highways and easements.

The bearing of Brookview Lane is assumed S 72° 05' 00" E.
Bearings are assumed and for angular measurement only.

This 0.873 acre legal description is based upon a survey done by Daniel J. Nichols, P.S. #7460, in April, 1997.

96209s6.leg

62
(Parcel 6) (0.873 Ac)