

**VICTOR B. KOEHLER, P.S.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351  
(419) 294-5388**

---

**LEGAL DESCRIPTION OF A 14.231 ACRE PARCEL  
FOR DAN BEAMER & (GEORGE HIMMENGER, LIFE ESTATE, ETAL.)**

Being a parcel of land situated in part of the Northwest Quarter of Section 15, T-3-S, R-15-E, Antrim Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the northwest corner of Lot 2 of the Original Subdivision of said fractional Section and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 89° 19' 15" E along the north line of said Lot 2 a distance of 660.00 feet to a set iron rod, passing a set iron rod a distance of 30.00 feet;

thence S 02° 32' 27" E a distance of 900.96 feet to a found wood corner post, passing a set iron rod for reference a distance of 898.96 feet;

thence S 89° 19' 15" W a distance of 716.85 feet to a set MAG nail on the centerline of State Route 231, passing a set iron rod a distance of 686.84 feet;

thence N 01° 04' 31" E along said centerline a distance of 900.91 feet to the **POINT OF BEGINNING**.

Containing in all 14.231 acres of land, more or less, of which 0.620 acres, more or less, is currently contained within the right-of-way of State Route 231. 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 plastic caps imprinted "VBK #7457".

This legal description is based upon a survey performed by Victor B. Koehler, P.S. #7457, in October, 1998.

Prior Deed Reference – Volume 189, Page 101.

98099-S (187)