

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

**LEGAL DESCRIPTION OF A 0.056 ACRE PARCEL
FOR JOY CAVANAUGH**

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the center of said Section 16;

thence on an assumed bearing of S 00° 13' 08" W along the centerline of County Highway 50 a distance of 751.92 feet to a found P-K nail marking the northwest corner of a parcel of land currently owned by Thomas Myers, et ux and being the **POINT OF BEGINNING**, passing a set MAG nail a distance of 310.00 feet

thence S 86° 25' 56" E a distance of 479.21 feet to a set iron rod, passing two set iron rods a distance of 30.05 feet and 319.83 feet respectively;

thence S 16° 36' 42" E a distance of 10.82 feet to a found $\frac{1}{2}$ " diameter iron rod marking the northeast corner of said Myers parcel;

thence N 85° 13' 38" W along the north line of said Myers parcel a distance of 483.05 feet to the **POINT OF BEGINNING**, passing a found $\frac{1}{2}$ " diameter iron rod a distance of 462.99 feet.

Containing in all 0.056 acre of land, more or less, of which 0.000 acre, more or less, is currently contained within the right-of-way of County Highway 50. 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 August, 1999.

Prior Deed Reference – Volume 187, Page 588.

99071-S (118)

Parcel #4

**KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 3.353 ACRE PARCEL
FOR JOY CAVANAUGH**

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the center of said Section 16;

thence on an assumed bearing of S 00° 13' 08" W along centerline of County Highway 50 a distance of 1269.12 feet to a set MAG nail and being the **POINT OF BEGINNING**, passing a set MAG nail a distance of 310.00 feet and 2 found P-K nails a distance of 751.92 feet and 988.05 feet respectively;

thence S 76° 37' 00" E a distance of 524.71 feet to a set iron rod, passing a set iron rod a distance 30.81 feet;

thence S 08° 41' 48" W a distance of 308.32 feet to a set MAG nail on the centerline of County Highway 50, passing a set iron rod a distance of 291.63 feet;

thence N 72° 39' 41" W along said centerline a distance of 487.05 feet to a set railroad spike referenced by a set iron rod situated N 75° 14' 35" E a distance of 31.06 feet;

thence N 00° 13' 08" E along said centerline a distance of 281.08 feet to the **POINT OF BEGINNING**;

Containing in all 3.353 acres of land, more or less, of which 0.366 acre, more or less, is currently contained within the right-of-way of County Highway 50. 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 August, 1999.

Prior Deed Reference – Volume 187, Page 588.

99071-S (118)

Parcel #1

KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 3.646 ACRE PARCEL
FOR JOY CAVANAUGH**

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the center of said Section 16;

thence on an assumed bearing of S 00° 13' 08" W along the centerline of County Highway 50 a distance of 988.05 feet to a found P-K nail and being the **POINT OF BEGINNING**, passing a set MAG nail a distance of 310.00 feet and

thence S 80° 01' 47" E along the south line of said Myers parcel a distance of 564.53 feet to a found iron rod, passing a set iron rod a distance 30.44 feet;

thence S 08° 41' 48" W a distance of 308.32 feet to a set iron rod;

thence N 76° 37' 00" W a distance of 524.71 feet to a set MAG nail on the centerline of County Highway 50, passing a set iron rod a distance of 493.90 feet;

thence N 00° 13' 08" E along said centerline a distance of 281.07 feet to the **POINT OF BEGINNING**.

Containing in all 3.646 acres of land, more or less, of which 0.194 acre, more or less, is currently contained within the right-of-way of County Highway 50. 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 August, 1999.

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99071-S (118)

Parcel #2

KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 3.305 ACRE PARCEL
FOR JOY CAVANAUGH**

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the center of said Section 16;

thence on an assumed bearing of S 00° 13' 08" W along the centerline of County Highway 50 a distance of 310.00 feet to a set MAG nail and being the **POINT OF BEGINNING**;

thence S 89° 38' 52" E a distance of 319.28 feet to a set iron rod, passing a set iron rod a distance of 30.00 feet;

thence S 00° 13' 08" W a distance of 459.86 feet to a set iron rod;

thence N 86° 25' 56" W a distance of 319.83 feet to a found P-K nail on the centerline of County Highway 50, passing a set iron rod a distance of 289.78 feet;

thence N 00° 13' 08" E along said centerline a distance of 441.92 feet to the **POINT OF BEGINNING**.

Containing in all 3.305 acres of land, more or less, of which 0.305 acre, more or less, is currently contained within the right-of-way of County Highway 50. 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 August, 1999.

Prior Deed Reference – Volume 187, Page 588.

99071-S (118)

Parcel #3