

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

**LEGAL DESCRIPTION OF A 3.726 ACRE PARCEL
FOR HARLAN FREY**

Being a parcel of land situated in part of the Northeast Quarter of Section 3, T-2-S, R-12-E, Richland Township, Wyandot County, Ohio, and further described as follows:

Commencing at a point marking the southwest corner of the southeast quarter of the northeast quarter of said Section 3 and being the **POINT OF BEGINNING**, referenced by a found stone in a monument box situated S 10° 18' 07" E a distance of 0.34 feet;

thence on an assumed bearing of N 00° 06' 33" W along the centerline of County Highway 87, also being the west line of the east half of the northeast quarter of said Section 3, a distance of 40.00 feet to a set MAG nail;

thence N 89° 44' 28" E a distance of 1161.92 feet to a set iron rod, passing a set iron rod a distance of 30.00 feet;

thence N 00° 13' 14" W a distance of 621.75 feet to a set iron rod on the south line of a parcel of land currently owned by Teresa Smalley;

thence N 89° 44' 28" E along the south line of said Smalley parcel a distance of 175.00 feet to a set iron rod on the common line of Sections 2 & 3;

thence S 00° 13' 14" E along said line a distance of 661.78 feet to a found stone marking the east quarter post of said Section 3, also being the northeast corner of a parcel of land currently owned Robert J. Walter;

thence S 89° 44' 28" W along the north line of said Walter parcel and the east-west half section line of said Section 3 a distance of 1336.94 feet to the **POINT OF BEGINNING**.

Containing in all 3.726 acres of land, more or less, of which 0.028 acre, more or less, will be contained within the right-of-way of County Highway 87. 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 June, 2000.

Prior Deed Reference – Volume O.R. 11, Page 972

00061-S (086)