

**KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 2.472 ACRE PARCEL
FOR RYAN J. WENTLING**

Being a parcel of land situated in part of the Southwest Quarter of Section 33, T-1-S, R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found P-K nail marking the Southwest Corner of said Section 33, referenced by a set iron rod located N 55° 21' 30" E a distance of 35.19 feet;

thence on an assumed bearing of N 03° 08' 05" W along the centerline of County Highway 97 a distance of 645.02 feet to a found railroad spike marking the northwest corner of a parcel of land currently owned by Tom D. Morgan, et ux and being the **POINT OF BEGINNING**;

thence continuing N 03° 08' 05" W along said centerline a distance of 115.00 feet to a set MAG nail;

thence N 89° 59' 55" E a distance of 739.65 feet to a set iron rod, passing a set iron rod a distance of 30.04 feet;

thence S 03° 08' 05" E a distance of 34.82 feet to a found iron rod on the centerline of Lick Run marking a corner of a parcel of land currently owned by Dallas J. & Nan Snowbarger;

thence S 33° 16' 06" E along a line of said Snowbarger parcel (also being the centerline of Lick Run) a distance of 79.52 feet to a found iron rod;

thence S 37° 46' 59" W along a line of said Snowbarger parcel (also being the centerline of Lick Run) a distance of 45.99 feet to a found iron rod;

thence S 36° 58' 35" E along a line of said Snowbarger parcel (also being the centerline of Lick Run) a distance of 50.88 feet to a found iron rod;

thence S 10° 44' 40" W along a line of said Snowbarger parcel (also being the centerline of Lick Run) a distance of 85.15 feet to a found iron rod;

thence S 61° 46' 15" W along a line of said Snowbarger parcel (also being the centerline of Lick Run) a distance of 123.89 feet to a found iron rod situated on the east line of a parcel of land currently owned by Dallas R. Jameson;

thence N 03° 08' 05" W along the east line of said Jameson parcel and a parcel of land currently owned by Tom D. Morgan a distance of 205.98 feet to a found iron rod marking the northeast corner of said Morgan parcel;

thence S 89° 59' 55" W along the north line of said Morgan parcel a distance of 645.02 feet to the **POINT OF BEGINNING**.

Containing in all 2.472 acres of land, more or less, of which 0.079 acre, more or less, is currently contained within highway right-of-way. 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 December, 2000.

Prior Deed Reference – Volume 216, Page 117.

00209-S (276)