

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

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**LEGAL DESCRIPTION OF A 0.220 ACRE PARCEL  
FOR THE ESTATE OF ETTA M. NEATE**

Being a parcel of land situated in part of Original Outlot #113 in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the northwest corner of said Outlot #113;

thence on an assumed bearing of S 90° 00' 00" E along the north line of said Outlot #113, also being the south right-of-way line of Church Street, a distance of 193.20 feet to a set iron rod and being the **POINT OF BEGINNING**;

thence continuing S 90° 00' 00" E along the north line of said Outlot #113, also being the south right-of-way line of Church Street a distance of 71.40 feet to a set iron rod;

thence S 00° 01' 10" W a distance of 133.91 feet to a set iron rod on the north line of Naa's Subdivision;

thence S 89° 59' 54" W along the north line of said Naa's Subdivision a distance of 71.40 feet to a set iron rod;

thence N 00° 01' 10" E a distance of 133.91 feet to the **POINT OF BEGINNING**.

Containing in all 0.220 acre of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 165, Page 653.

01124-S (162)

Parcel #2

(PARCEL 2)  
(0.220A)

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**LEGAL DESCRIPTION OF A 0.594 ACRE PARCEL  
FOR THE ESTATE OF ETTA M. NEATE**

Being a parcel of land situated in part of Original Outlot #113 in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the northwest corner of said Outlot #113 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 90° 00' 00" E along the north line of said Outlot #113, also being the south right-of-way line of Church Street a distance of 193.20 feet to a set iron rod;

thence S 00° 01' 10" W a distance of 133.91 feet to a set iron rod on the north line of Naa's Subdivision;

thence S 89° 59' 54" W along the north line of said Naa's Subdivision a distance of 193.16 feet to a set iron rod on the west line of said Outlot #113, also being the east right-of-way line of Sandusky Avenue;

thence N 00° 00' 02" E along the west line of said Outlot #113, also being the east line of Sandusky Avenue a distance of 133.92 feet to the **POINT OF BEGINNING**.

Containing in all 0.594 acre of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 165, Page 653.

01124-S (162)

Parcel #1

(PARCEL 1)

(0.594 A)

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**LEGAL DESCRIPTION OF A 0.255 ACRE PARCEL  
FOR THE ESTATE OF ETTA M. NEATE**

Being a parcel of land situated in part of Original Outlot #113 in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the northwest corner of said Outlot #113;

thence on an assumed bearing of S 90° 00' 00" E along the north line of said Outlot #113, also being the south right-of-way line of Church Street a distance of 264.60 feet to a set iron rod and being the **POINT OF BEGINNING**, passing a set iron rod a distance of 193.20 feet;

thence continuing S 90° 00' 00" E along the north line of said Outlot #113, also being the south right-of-way line of Church Street, a distance of 83.00 feet to a set iron rod on the west right-of-way line of Fifth Street;

thence S 00° 01' 10" W along the west right-of-way line of Fifth Street a distance of 133.91 feet to a set iron rod on the north line of Naa's Subdivision;

thence S 89° 59' 54" W along the north line of said Naa's Subdivision a distance of 83.00 feet to a set iron rod;

thence N 00° 01' 10" E a distance of 133.91 feet to the **POINT OF BEGINNING**.

Containing in all 0.255 acre of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 165, Page 653.

01124-S (162)

(PARCEL 3)

Parcel #3

(0.255 A)