

KOEHLER SURVEYING  
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LEGAL DESCRIPTION OF A 26.440 ACRE PARCEL  
FOR IDA M. DELONG

Being a parcel of land situated in part of the Northeast Quarter of Section 27, T-2-S, R-15-E, Eden Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found railroad spike marking the East Quarter Post of said Section 27 (northeast corner of a parcel of land currently owned by Rosemary E. M. Ritzler, et vir) and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 20' 22" W along the north line of said Ritzler parcel a distance of 1994.14 feet to a set iron rod marking the southeast corner of a parcel of land currently owned by Linda K. Garrett, et ux, passing a set iron rod a distance of 33.00 feet;

thence N 00° 40' 25" E along the east line of said Garrett parcel a distance of 397.28 feet to a set MAG nail on the centerline of U.S. Route 30 marking the northeast corner of said Garrett parcel, passing a set iron rod a distance of 351.14 feet;

thence N 77° 53' 27" E along said centerline a distance of 211.90 feet to a set MAG nail marking PI Sta. 428+58.33, referenced by a set iron rod situated S 12° 08' 03" E a distance of 45.00 feet;

thence N 77° 50' 27" E along said centerline a distance of 1529.05 feet to a set MAG nail marking the northwest corner of a parcel of land currently owned by Derek C. Houpt;

thence S 00° 00' 00" W along the west line of said Houpt parcel a distance of 148.00 feet to a set iron rod marking the southwest corner of said Houpt parcel, passing a set iron rod a distance of 46.03 feet;

thence N 77° 50' 27" E along the south line of said Houpt parcel a distance of 294.00 feet to a set MAG nail on the centerline of Township Highway 10 marking the southeast corner of said Houpt parcel, passing a set iron rod a distance of 250.25 feet;

thence S 00° 00' 00" W along said centerline a distance of 654.70 feet to the **POINT OF BEGINNING**.

Containing in all 26.440 acres of land, more or less, of which 2.288 acres, more or less, is currently contained within highway right-of-ways. The above described property being subject to all legal highways and easements of record.

REFERENCE SURVEY VOL. C  
PAGE 57 IN THE TAX MAP OFFICE

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 March, 2002.

Prior Deed Reference – Volume 177, Page 357.

02030-S (033)