



ENGINEERS • SURVEYORS

Robert Lyn Makeever, P.E., P.S.

LEGAL DESCRIPTION FOR WYNFORD SCHOOLS
0.280-ACRE TRACT ALLEY VACATION
VILLAGE OF NEVADA, WYANDOT COUNTY, STATE OF OHIO
TRACT 1

SITUATED IN THE STATE OF OHIO, COUNTY OF WYANDOT, VILLAGE OF NEVADA, BEING ALL OF THE ALLEYS BETWEEN LOTS 12 & 13, 14 & 15, AND 16 & 17, AND PART OF THE ALLEY BETWEEN SOUTH STREET AND WOLFE STREET WEST OF SAID LOTS OF THE WILLIAM A. GOODBREAD'S ADDITION OF THE VILLAGE OF NEVADA OF RECORD IN PLAT CABINET A, SLIDE 19, BEING A 0.280 ACRE TRACT, RECORDS REFER TO THE COUNTY RECORDER'S OFFICE, WYANDOT COUNTY, OHIO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET AT THE SOUTHWEST CORNER OF SAID LOT 11 AND THE NORTH RIGHT-OF-WAY LINE OF SOUTH STREET (40 FEET IN WIDTH), SAID IRON PIN ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF A 16-FOOT ALLEY;

THENCE NORTH $04^{\circ}01'42''$ EAST, A DISTANCE OF 129.56 FEET WITH THE WEST LINE OF LOTS 11 & 12 OF SAID WILLIAM A. GOODBREAD'S ADDITION, AS CONVEYED TO THE NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 73, PAGE 439 TO AN IRON PIN SET AT THE NORTHWEST CORNER OF SAID LOT 12, AND ON THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY;

THENCE SOUTH $86^{\circ}35'18''$ EAST, A DISTANCE OF 164.01 FEET WITH THE NORTH LINE OF SAID LOT 12, AND THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY TO AN IRON PIN SET ON THE WEST RIGHT-OF-WAY LINE OF GARRETT STREET (60 FEET IN WIDTH), AND AT THE NORTHEAST CORNER OF SAID LOT 12;

THENCE NORTH $04^{\circ}01'42''$ EAST, A DISTANCE OF 16.00 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE WEST RIGHT-OF-WAY LINE OF SAID GARRETT STREET TO AN IRON PIN SET ON THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY AND AT THE SOUTHEAST CORNER OF LOT 13 OF SAID WILLIAM A. GOODBREAD'S ADDITION;

THENCE NORTH $86^{\circ}35'18''$ WEST, A DISTANCE OF 164.01 FEET WITH THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND THE SOUTH LINE OF SAID LOT 13 TO AN IRON PIN SET ON THE EAST RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND AT THE SOUTHWEST CORNER OF SAID LOT 13;

(GOOD BREAD'S
ADDITION)

REFERENCE SURVEY VOL. C
PAGE 612 IN THE TAX MAP OFFICE
(TRACT 1)

THENCE NORTH 04°01'42" EAST, A DISTANCE OF 120.36 FEET WITH THE WEST LINE OF LOTS 13 & 14 OF SAID WILLIAM A. GOODBREAD'S ADDITION, AS CONVEYED TO THE NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 73, PAGE 440 TO AN IRON PIN SET AT THE NORTHWEST CORNER OF SAID LOT 14, AND ON THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY;

THENCE SOUTH 86°35'23" EAST, A DISTANCE OF 164.01 FEET WITH THE NORTH LINE OF SAID LOT 14, AND THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY TO AN IRON PIN SET ON THE WEST RIGHT-OF-WAY LINE OF GARRETT STREET (60 FEET IN WIDTH), AND AT THE NORTHEAST CORNER OF SAID LOT 14;

THENCE NORTH 04°01'42" EAST, A DISTANCE OF 16.00 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE WEST RIGHT-OF-WAY LINE OF SAID GARRETT STREET TO AN IRON PIN SET ON THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY AND AT THE SOUTHEAST CORNER OF LOT 15 OF SAID WILLIAM A. GOODBREAD'S ADDITION, AS CONVEYED TO SAID NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 86, PAGE 513;

THENCE NORTH 86°35'23" WEST, A DISTANCE OF 164.01 FEET WITH THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND THE SOUTH LINE OF SAID LOT 15 TO AN IRON PIN SET ON THE EAST RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND AT THE SOUTHWEST CORNER OF SAID LOT 15;

THENCE NORTH 04°01'42" EAST, A DISTANCE OF 120.36 FEET WITH THE WEST LINE OF LOTS 15 & 16 OF SAID WILLIAM A. GOODBREAD'S ADDITION, LOT 16 AS CONVEYED TO THE NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 73, PAGE 441 TO AN IRON PIN SET AT THE NORTHWEST CORNER OF SAID LOT 16, AND ON THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY;

THENCE SOUTH 86°35'28" EAST, A DISTANCE OF 164.01 FEET WITH THE NORTH LINE OF SAID LOT 16, AND THE SOUTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY TO AN IRON PIN SET ON THE WEST RIGHT-OF-WAY LINE OF GARRETT STREET (60 FEET IN WIDTH), AND AT THE NORTHEAST CORNER OF SAID LOT 16;

THENCE NORTH 04°01'42" EAST, A DISTANCE OF 16.00 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE WEST RIGHT-OF-WAY LINE OF SAID GARRETT STREET TO AN IRON PIN SET ON THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY AND AT THE SOUTHEAST CORNER OF LOT 17 OF SAID WILLIAM A. GOODBREAD'S ADDITION;

THENCE NORTH $86^{\circ}35'28''$ WEST, A DISTANCE OF 164.01 FEET WITH THE NORTH RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND THE SOUTH LINE OF SAID LOT 17 TO AN IRON PIN SET ON THE EAST RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND AT THE SOUTHWEST CORNER OF SAID LOT 17;

THENCE NORTH $04^{\circ}01'42''$ EAST, A DISTANCE OF 120.36 FEET WITH THE WEST LINE OF LOTS 17 & 18 OF SAID WILLIAM A. GOODBREAD'S ADDITION, AS CONVEYED TO THE NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 81, PAGE 339 TO AN IRON PIN SET AT THE NORTHWEST CORNER OF SAID LOT 18, AND ON THE SOUTH RIGHT-OF-WAY LINE OF WOLFE STREET (40 FEET IN WIDTH);

THENCE NORTH $86^{\circ}35'28''$ WEST, A DISTANCE OF 8.00 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE SOUTH RIGHT-OF-WAY LINE OF SAID WOLFE STREET TO AN IRON PIN SET IN THE CENTERLINE OF SAID 16-FOOT ALLEY;

THENCE SOUTH $04^{\circ}01'42''$ WEST, A DISTANCE OF 539.10 FEET WITH THE CENTERLINE OF SAID 16-FOOT ALLEY TO AN IRON PIN SET ON THE NORTH RIGHT-OF-WAY LINE OF SAID SOUTH STREET;

THENCE SOUTH $89^{\circ}47'38''$ EAST, A DISTANCE OF 8.02 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE NORTH RIGHT-OF-WAY LINE OF SAID SOUTH STREET TO THE POINT OF BEGINNING, AND CONTAINING 0.280 ACRES OF LAND, MORE OR LESS.

THE ABOVE DESCRIPTION WAS BASED ON A SURVEY PREPARED BY MAKEEVER AND ASSOCIATES, INC. UNDER THE DIRECT SUPERVISION OF JEFFREY M. ROWE, P.S., PROFESSIONAL SURVEYOR NUMBER 7463, DATED JUNE, 2002, AND IS SUBJECT TO ALL HIGHWAYS, EASEMENTS AND RESTRICTIONS OF RECORD.

BEARINGS SHOWN HEREON ARE TO AN ASSUMED AZIMUTH AND ARE USED TO DENOTE ANGLES ONLY.

ALL IRON PINS SET ARE $5/8''$ O.D. X 30" LONG REINFORCING RODS WITH YELLOW PLASTIC CAPS STAMPED "MAKEEVER & ASSOC." UNLESS OTHERWISE NOTED.



ENGINEERS • SURVEYORS

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LEGAL DESCRIPTION FOR WYNFORD SCHOOLS
0.099-ACRE TRACT ALLEY VACATION
VILLAGE OF NEVADA, WYANDOT COUNTY, STATE OF OHIO
TRACT 2

SITUATED IN THE STATE OF OHIO, COUNTY OF WYANDOT, VILLAGE OF NEVADA, BEING PART OF THE ALLEY ON THE WEST SIDE OF LOTS 11 THRU 18 BETWEEN SOUTH STREET AND WOLFE STREET OF THE WILLIAM A. GOODBREAD'S ADDITION OF THE VILLAGE OF NEVADA OF RECORD IN PLAT CABINET A, SLIDE 19, BEING A 0.099 ACRE TRACT, RECORDS REFER TO THE COUNTY RECORDER'S OFFICE, WYANDOT COUNTY, OHIO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR REFERENCE AT AN IRON PIN SET AT THE SOUTHWEST CORNER OF SAID LOT 11 AND THE NORTH RIGHT-OF-WAY LINE OF SOUTH STREET (40 FEET IN WIDTH), SAID IRON PIN ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF A 16-FOOT ALLEY;

THENCE NORTH $89^{\circ}47'38''$ WEST, A DISTANCE OF 8.02 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE NORTH RIGHT-OF-WAY LINE OF SAID SOUTH STREET (40 FEET IN WIDTH) TO AN IRON PIN SET IN THE CENTER OF SAID 16-FOOT ALLEY AT THE POINT OF BEGINNING;

THENCE CONTINUING NORTH $89^{\circ}47'38''$ WEST, A DISTANCE OF 8.02 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE NORTH RIGHT-OF-WAY LINE OF SAID SOUTH STREET (40 FEET IN WIDTH) TO AN IRON PIN SET ON THE WEST RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND AT THE SOUTHEAST CORNER OF A TRACT CONVEYED TO THE NEVADA SCHOOL DISTRICT BOARD OF EDUCATION OF RECORD IN DEED BOOK 29, PAGE 448;

THENCE NORTH $04^{\circ}01'42''$ EAST, A DISTANCE OF 539.57 FEET WITH THE WEST RIGHT-OF-WAY LINE OF SAID 16-FOOT ALLEY, AND THE EAST LINE OF SAID NEVADA SCHOOL DISTRICT TRACT TO AN IRON PIN SET ON THE SOUTH RIGHT-OF-WAY LINE OF WOLF STREET (40 FEET IN WIDTH), AT THE NORTHEAST CORNER OF SAID NEVADA SCHOOL DISTRICT TRACT;

THENCE SOUTH $86^{\circ}35'28''$ EAST, A DISTANCE OF 8.00 FEET OVER AND ACROSS SAID 16-FOOT ALLEY, AND WITH THE SOUTH RIGHT-OF-WAY LINE OF SAID WOLFE STREET TO AN IRON PIN SET IN THE CENTERLINE OF SAID 16-FOOT ALLEY;

(TRACT 2)

(GOODBREAD'S ADDITION)

REFERENCE SURVEY VOL. 6
PAGE 612 IN THE TAX MAP OFFICE

THENCE SOUTH 04°01'42" WEST, A DISTANCE OF 539.10 FEET WITH THE CENTERLINE OF SAID 16-FOOT ALLEY TO AN IRON PIN SET ON THE NORTH RIGHT-OF-WAY LINE OF SAID SOUTH STREET, AT THE POINT OF BEGINNING, AND CONTAINING 0.099 ACRES OF LAND, MORE OR LESS.

THE ABOVE DESCRIPTION WAS BASED ON A SURVEY PREPARED BY MAKEEVER AND ASSOCIATES, INC. UNDER THE DIRECT SUPERVISION OF JEFFREY M. ROWE, P.S., PROFESSIONAL SURVEYOR NUMBER 7463, DATED JUNE, 2002, AND IS SUBJECT TO ALL HIGHWAYS, EASEMENTS AND RESTRICTIONS OF RECORD.

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