

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

LEGAL DESCRIPTION OF A 29.592 ACRE PARCEL
FOR GERALD F. BUCHMAN

Being a parcel of land situated in part of the Southeast Quarter of Section 8 and the Northeast Quarter of Section 17, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the north quarter post of said Section 17;

thence on an assumed bearing of S 89° 52' 59" E along the north line of said Section 17 a distance of 858.50 feet to a found iron rod on the east line of a parcel of land currently owned by L. B. Johnson and being the **POINT OF BEGINNING**;

thence N 08° 54' 06" W along the east line of said Johnson parcel a distance of 157.18 feet to a found iron pipe on the south line of a parcel of land currently owned by M. E. Smalley marking the northeast corner of said L. B. Johnson parcel;

thence N 88° 38' 51" E along the south line of said Smalley parcel a distance of 198.85 feet to a found iron pipe marking the southwest corner of a parcel of land currently owned by J. D. Caudill, et ux (southeast corner of said Smalley parcel);

thence N 89° 27' 41" E along the south line of said Caudill parcel a distance of 239.42 feet to a found iron pipe marking the southwest corner of a parcel of land currently owned by L. Hetzel (southeast corner of said Caudill parcel);

thence N 88° 35' 13" E along the south line of said Hetzel parcel and a line of a parcel of land currently owned by T. Kromer a distance of 612.12 feet to a found iron pipe marking a corner of said Kromer parcel;

thence S 02° 59' 16" E along a line of said Kromer parcel a distance of 80.29 feet to a found iron pipe marking a corner of said Kromer parcel;

thence N 81° 52' 33" E along a line of said Kromer parcel a distance of 212.21 feet to a point on the centerline of the Sandusky River, passing a found iron pipe for reference a distance of 156.73 feet;

thence S 23° 09' 53" E along the centerline of the Sandusky River a distance of 109.45 feet to a point referenced by a found iron rod situated S 04° 12' 38" W a distance of 55.00 feet;

thence S 69° 57' 35" E along the centerline of the Sandusky River a distance of 275.01 feet to a point referenced by a found iron rod situated S 47° 42' 28" W a distance of 50.00 feet;

PARCEL #1
(29.592A)

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thence S 46° 43' 47" E along the centerline of the Sandusky River a distance of 170.49 feet to a point referenced by a found iron rod situated S 60° 29' 48" W a distance of 40.00 feet;

thence S 31° 41' 31" E along the centerline of the Sandusky River a distance of 123.80 feet to a point referenced by a found iron rod situated S 69° 35' 38" W a distance of 40.00 feet;

thence S 01° 17' 53" E along the centerline of the Sandusky River a distance of 96.25 feet to a point referenced by a found iron rod situated S 76° 29' 58" W a distance of 40.00 feet;

thence S 27° 34' 43" W along the centerline of the Sandusky River a distance of 129.60 feet to a point referenced by a found iron rod situated N 30° 40' 40" W a distance of 80.00 feet;

thence S 68° 25' 31" W along the centerline of the Sandusky River a distance of 294.38 feet to a point referenced by a found iron rod situated N 32° 54' 57" W a distance of 50.00 feet;

thence S 61° 56' 06" W along the centerline of the Sandusky River a distance of 184.24 feet to a point referenced by a found iron rod situated N 79° 29' 12" W a distance of 79.31 feet;

thence S 89° 01' 36" W a distance of 1335.08 feet to a set MAG nail on the original centerline of State Route 53, passing a found iron pipe a distance of 1309.86 feet;

thence N 08° 41' 37" W along said original centerline of State Route 53 a distance of 40.37 feet to a found nail marking the southwest corner of a parcel of land currently owned by G. L. Johnson, et al;

thence N 89° 01' 36" E along the south line of said G. L. Johnson parcel a distance of 208.70 feet to a found iron pipe marking the southeast corner of said Johnson parcel, passing a found iron pipe a distance of 30.27 feet;

thence N 08° 41' 36" W along the east line of said Johnson parcel a distance of 421.33 feet to a found iron pipe marking the southeast corner of a parcel of land currently owned by R. E. Mullholand (northeast corner of said G. L. Johnson parcel);

thence N 08° 54' 06" W along the east line of said Mullholand and L. B. Johnson parcel a distance of 261.86 feet to the **POINT OF BEGINNING**.

Containing in all 29.592 acres of land, more or less, of which 0.023 acre, 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.

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 November, 2002.

Prior Deed Reference – Volume 151, Page 434.

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Parcel #1

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

LEGAL DESCRIPTION OF A 5.972 ACRE PARCEL
FOR GERALD F. BUCHMAN

Being a parcel of land situated in part of the Northeast Quarter of **Section 17, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio**, and further described as follows:

Commencing at a found stone in a monument box marking the north quarter post of said Section 17;

thence on an assumed bearing of S 89° 52' 59" E along the north line of said Section 17 a distance of 858.50 feet to a found iron rod on the east line of a parcel of land currently owned by L. B. Johnson;

thence S 08° 54' 06" E along the east line of said Johnson parcel and the east line of a parcel of land currently owned by R. E. Mullholand a distance of 261.86 feet to a found iron pipe marking the northeast corner of a parcel of land currently owned by G. L. Johnson (southeast corner said Mullholand parcel);

thence S 08° 41' 36" E along the east line of said Johnson parcel a distance of 421.33 feet to a found iron pipe marking the southeast corner of said G. L. Johnson parcel;

thence S 89° 01' 36" W along the south line of said G. L. Johnson parcel a distance of 208.70 feet to a found nail on the original centerline of State Route 53 marking the southwest corner of said G. L. Johnson parcel, passing a found iron pipe a distance of 178.43 feet;

thence S 08° 41' 37" E along said original centerline of State Route 53 a distance of 576.79 feet to a set MAG nail and being the **POINT OF BEGINNING**, passing 2 set MAG nails a distance of 40.37 feet and 80.74 feet respectively;

thence S 85° 41' 07" E a distance of 314.77 feet to a set iron rod, passing 2 set iron rods a distance of 25.48 feet and 212.25 feet respectively;

thence S 04° 26' 54" W a distance of 49.07 feet to a set iron rod;

thence S 89° 50' 35" E a distance of 521.73 feet to a point on the centerline of the Sandusky River, passing a set iron rod a distance of 421.73 feet;

thence S 19° 31' 01" W along the centerline of the Sandusky River a distance of 136.46 feet to a point referenced by a found iron rod situated N 81° 04' 25" W a distance of 61.03 feet;

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PARCEL # 4 (5.972A)

thence S 37° 23' 00" E along the centerline of the Sandusky River a distance of 386.13 feet to a point referenced by a found iron rod situated S 38° 51' 28" W a distance of 40.00 feet;

thence S 33° 00' 44" E along the centerline of the Sandusky River a distance of 51.52 feet to a point on the northerly line of the Wheeling and Lake Erie Railroad referenced by a found iron rod situated N 77° 13' 29" W a distance of 54.51 feet;

thence N 81° 55' 17" W along said line of the Wheeling and Lake Erie Railroad a distance of 319.26 feet to a found iron rod;

thence S 08° 04' 43" W along a line of the Wheeling and Lake Erie Railroad a distance of 17.00 feet to a found iron rod;

thence along a line of the Wheeling and Lake Erie Railroad an arc distance of 418.5831 feet along a curve to the right having a radius of 1,048.1464 feet, a chord of 415.8071 feet and a chord bearing of N 70° 28' 51" W to a found iron rod;

thence along a line of the Wheeling and Lake Erie Railroad an arc distance of 105.9342 feet along a curve to the right having a radius of 1,134.4250 feet, a chord of 105.8957 feet and a chord bearing of N 56° 21' 54" W to a found iron rod marking the southeast corner of a parcel of land currently owned by T. Corfman;

thence N 04° 26' 54" E along the east line of said Corfman parcel a distance of 267.30 feet to a found iron pipe marking the northeast corner of said Corfman parcel, passing a found iron pipe a distance of 3.19 feet;

thence N 85° 41' 07" W along the north line of said Corfman parcel a distance of 265.44 to a found MAG nail on the original centerline of State Route 53 marking the northwest corner of said Corfman parcel, passing a found iron pipe a distance of 235.77 feet.

thence N 08° 41' 37" W along said original centerline of State Route 53 a distance of 41.05 feet to the **POINT OF BEGINNING**.

Containing in all 5.972 acres of land, more or less, of which 0.024 acre, 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.

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 November, 2002.

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Parcel #4

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

**LEGAL DESCRIPTION OF A 2.402 ACRE PARCEL
FOR GERALD F. BUCHMAN**

Being a parcel of land situated in part of the Northeast Quarter of Section 17, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the north quarter post of said Section 17;

thence on an assumed bearing of S 89° 52' 59" E along the north line of said Section 17 a distance of 858.50 feet to a found iron rod on the east line of a parcel of land currently owned by L. B. Johnson;

thence S 08° 54' 06" E along the east line of said Johnson parcel and the east line of a parcel of land currently owned by R. E. Mullholand a distance of 261.86 feet to a found iron pipe marking the northeast corner of a parcel of land currently owned by G. L. Johnson (southeast corner said Mullholand parcel);

thence S 08° 41' 36" E along the east line of said Johnson parcel a distance of 421.33 feet to a found iron pipe marking the southeast corner of said G. L. Johnson parcel;

thence S 89° 01' 36" W along the south line of said G. L. Johnson parcel a distance of 208.70 feet to a found nail on the original centerline of State Route 53 marking the southwest corner of said G. L. Johnson parcel, passing a found iron pipe a distance of 178.43 feet;

thence S 08° 41' 37" E along said original centerline of State Route 53 a distance of 80.74 feet to a set MAG nail and being the **POINT OF BEGINNING**, passing a set MAG nail a distance of 40.37 feet;

thence N 89° 01' 36" E a distance of 208.70 feet to a set iron rod, passing a set iron rod a distance of 25.22 feet;

thence S 08° 41' 37" E a distance of 515.80 feet to a set iron rod;

thence N 85° 41' 07" W a distance of 212.25 feet to a set MAG nail on the original centerline of State Route 53, passing a set iron rod a distance of 186.77 feet;

thence N 08° 41' 37" W along said original centerline of State Route 53 a distance of 496.05 feet to the **POINT OF BEGINNING**.

REFERENCE SURVEY VOL. C
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PARCEL # 3 (2.402A)

Containing in all 2.402 acres of land, more or less, of which 0.285 acre, 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.

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 November, 2002.

Prior Deed Reference – Volume 151, Page 434.

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Parcel #3

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

**LEGAL DESCRIPTION OF A 11.851 ACRE PARCEL
FOR GERALD F. BUCHMAN**

Being a parcel of land situated in part of the Northeast Quarter of Section 17, T-1-S,
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the north quarter post of said
Section 17;

thence on an assumed bearing of S 89° 52' 59" E along the north line of said Section 17 a
distance of 858.50 feet to a found iron rod on the east line of a parcel of land currently
owned by L. B. Johnson;

thence S 08° 54' 06" E along the east line of said Johnson parcel and the east line of a
parcel of land currently owned by R. E. Mullholand a distance of 261.86 feet to a found
iron pipe marking the northeast corner of a parcel of land currently owned by G. L.
Johnson (southeast corner said Mullholand parcel);

thence S 08° 41' 36" E along the east line of said Johnson parcel a distance of 421.33 feet
to a found iron pipe marking the southeast corner of said G. L. Johnson parcel;

thence S 89° 01' 36" W along the south line of said G. L. Johnson parcel a distance of
208.70 feet to a found nail on the original centerline of State Route 53 marking the
southwest corner of said G. L. Johnson parcel, passing a found iron pipe a distance of
178.43 feet;

thence S 08° 41' 37" E along said original centerline of State Route 53 a distance of
40.37 feet to a set MAG nail and being the **POINT OF BEGINNING**;

thence N 89° 01' 36" E, passing a set iron rod a distance of 25.22 feet, a total distance of
1335.08 feet to a point on the centerline of the Sandusky River, referenced by a found
iron rod situated N 79° 29' 12" W a distance of 79.31 feet;

thence S 61° 56' 06" W along the centerline of the Sandusky River a distance of 38.11
feet to a point referenced by a found iron rod situated N 53° 40' 17" W a distance of
55.00 feet;

thence S 36° 44' 34" W along the centerline of the Sandusky River a distance of 549.02
feet to a point referenced by a found iron rod situated N 72° 30' 12" W a distance of
95.00 feet;

thence S 19° 31' 01" W along the centerline of the Sandusky River a distance of 179.39
feet to a point;

PARCEL # 2
(11.851A)

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thence N 89° 50' 35" W a distance of 521.73 feet to a set iron rod, passing a set iron rod a distance of 100.00 feet;

thence N 04° 26' 54" E a distance of 49.07 feet to a set iron rod;

thence N 85° 41' 07" W a distance of 102.52 feet to a set iron rod;

thence N 08° 41' 37" W a distance of 515.80 feet to a set iron rod;

thence S 89° 01' 36" W a distance of 208.70 to a set MAG nail on the original centerline of State Route 53, passing a set iron rod a distance of 183.48 feet;

thence N 08° 41' 37" W along said original centerline of State Route 53 a distance of 40.37 feet to the **POINT OF BEGINNING**.

Containing in all 11.851 acres of land, more or less, of which 0.023 acre, 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.

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 November, 2002.

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Parcel #2