



HANK AND ASSOCIATES, INC.

ENGINEERING  SURVEYING



Daniel J. Nichols, P.S.

James G. Homan, Jr., P.S.

137 South Washington Street • Tiffin, Ohio 44883
Telephone: (419) 447-4300 • Facsimile: (419) 447-2076

TRACT 1 LEGAL DESCRIPTION

Being a parcel of land situated in part of Lot 3 and the southwest quarter and southeast quarter of Section 3, Eden Township, Township-2-South, Range-15-East, Wyandot County, Ohio, described as follows:

Commencing at a found railroad spike marking the west quarter post of said Section 3 and the northwest corner of said Lot 3 and the centerline of State Route 231 from which a set iron rod for reference bears N 85° 50' 01" E 30.00 feet;

thence N 85° 50' 01" E nine hundred forty-four and sixteen hundredths (944.16) feet along the east-west quarter section line and the north line of said Lot 3 to a set iron rod marking the northeasterly corner of an 8 acre parcel of land now or formerly owned by Merle R. and Anna M. Goodman as described in Wyandot County Deed Volume 161, Page 51, **THE POINT OF BEGINNING**;

thence N 85° 50' 01" E six hundred thirty-two and fifty-seven hundredths (632.57) feet along said east-west quarter section line and north line of said Lot 3 to a found wood post marking the northeast corner of said Lot 3 and the east line of the former Indian Reservation, said post referenced by a set iron rod on the northerly side of said post;

thence S 89° 40' 23" E one thousand fifty-eight and fifteen hundredths (1,058.15) feet along said east-west quarter section line to a set iron rod marking the center of said Section 3;

thence N 89° 39' 08" E six hundred forty-six and sixty-one hundredths (646.61) feet along said east-west quarter section line to a found iron rod marking a northwesterly corner of a 61.369 acre parcel of land now or formerly owned by Richard W. Shellhouse, etux as described in Wyandot County Deed Volume 204, Page 322;

thence S 00° 20' 02" W six hundred nineteen and thirty-seven hundredths (619.37) feet along a westerly line of said Shellhouse's 61.369 acre parcel line to a found iron rod marking a northerly line of said Shellhouse's 61 369 acre parcel;

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thence **S 89° 30' 55" W** eight hundred and forty-three hundredths (**800.43**) feet along a northerly line of said Shellhouse's 61.369 acre parcel and along the northerly line of a 21.826 acre parcel of land now or formerly owned by Brett M. Loose, etux as described in Wyandot County Deed Volume 204, Page 340 to a found iron rod marking the easterly line of a 10 acre parcel of land now or formerly owned by Merle R. and Anna M. Goodman as described in Wyandot County Deed Volume 161, Page 51;

thence **N 06° 21' 07" E** two hundred fifty-three and eighty-eight hundredths (**253.88**) feet along the easterly line of said Goodman's 10 acre parcel to a set iron rod marking the northeasterly corner thereof;

thence **S 89° 58' 13" W** thirty-seven and twenty-six hundredths (**37.26**) feet along the northerly line of said Goodman's 10 acre parcel to a set iron rod marking the southeasterly corner of a parcel of land formerly owned by J. A. Horick as described in Wyandot County Deed Volume 66, page 360;

thence **N 00° 04' 56" W** eight and twenty-five hundred hundredths (**8.25**) feet along said Horick's easterly line to a set iron rod;

thence **S 89° 58' 13" W** five hundred sixty-one and zero hundredths (**561.00**) feet along said Horick's northerly line to a set iron rod;

thence **N 00° 04' 56" W** thirty-three and zero hundredths (**33.00**) feet along said Horick's line to a set iron rod;

thence **S 89° 58' 13" W** three hundred thirty and zero hundredths (**330.00**) feet along said Horick's line to a set iron rod marking the east line of the former Wyandot Indian Reservation;

thence **S 00° 04' 56" E** forty-one and twenty-five hundredths (**41.25**) feet along the east line of said Indian Reservation to a set iron rod marking the northeasterly corner of a 44 acre parcel of land now or formerly owned by Merle R. and Anna M. Goodman as described in Wyandot County Deed Volume 161, Page 51;

thence **S 86° 03' 58" W** six hundred forty-three and seventy-eight hundredths (**643.78**) feet along the northerly line of said Goodman's 44 acre parcel to a set iron rod marking the southeasterly corner of said Goodman's 8 acre parcel;

thence **N 01° 39' 16" E** three hundred seventy-four and seventy-seven hundredths (**374.77**) feet along the easterly line of said Goodman's 8 acre parcel to **THE POINT OF BEGINNING**.

Containing in all, **24.132** acres of land, more or less, subject to all legal highways and easements.

The bearing of State Route 231 is assumed S 00° 08' 06" W.

Bearings are assumed and for angular measurement only.

All iron rods set are 5/8" diameter by 30" length with personalized caps marked HANK AND ASSOC. Driven flush.

This 24.132 acre legal description is based upon a survey done by James G. Homan, Jr., P.S. #6972, in July, 2001 and July, 2003.

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TRACT 3 LEGAL DESCRIPTION

Being a parcel of land situated in the Southwest quarter of Section 3, Eden Township, Township-2-South, Range-15-East, Wyandot County, Ohio, described as follows:

Commencing at a found railroad spike marking the west quarter post of said Section 3 and the northwest corner of said Lot 3 and the centerline of State Route 231 from which a set iron rod for reference bears N 85° 50' 01" E 30.00 feet;

thence N 85° 50' 01" E nine hundred forty-four and sixteen hundredths (944.16) feet along the east-west quarter section line and the north line of said Lot 3 to a set iron rod marking a northwesterly corner of a 24 acre parcel of land now or formerly owned by David Wood, et ux, as described in Wyandot County Deed Volume 199, Page 948;

thence S 01° 39' 16" W three hundred seventy-four and seventy-seven hundredths (374.77) feet along the westerly line of Wood's 24 acre parcel to a set iron rod marking a southwesterly corner thereof;

thence N 86° 03' 58" E six hundred forty-three and seventy-eight hundredths (643.78) feet along the southerly line of said Wood's 24 acre parcel to a set iron rod marking the east line of the former Wyandot Indian Reservation and the southwesterly corner of a parcel of land formerly owned by J. A. Horick as described in Wyandot County Deed Volume 66, page 360, **THE POINT OF BEGINNING**;

thence N 00° 04' 56" W forty-one and twenty-five hundredths (41.25) feet along the east line of said Indian Reservation and the westerly line of said Horick's parcel to a set iron rod;

thence N 89° 58' 13" E three hundred thirty and zero hundredths (330.00) feet along said Horick's northerly line to a set iron rod;

thence S 00° 04' 56" E thirty-three and zero hundredths (33.00) feet along said Horick's line to a set iron rod;

thence N 89° 58' 13" E five hundred sixty-one and zero hundredths (561.00) feet along said Horick's line to a set iron rod;

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thence S 00° 04' 56" E eight and twenty-five hundredths (8.25) feet along said Horick's easterly line to a set iron rod marking the northerly line of a 10 acre parcel of land now or formerly owned by Merle R. and Anna M. Goodman as described in Wyandot County Deed Volume 161, Page 51;

thence S 89° 58' 13" W eight hundred ninety-one and zero hundredths (891.00) feet along the northerly line of said Goodman's 10 acre parcel to **THE POINT OF BEGINNING**.

Containing in all, 0.419 acres of land, more or less, subject to all legal highways and easements.

The bearing of State Route 231 is assumed S 00° 08' 06" W.

Bearings are assumed and for angular measurement only.

All iron rods set are 5/8" diameter by 30" length with personalized caps marked HANK AND ASSOC. Driven flush.

This 0.419 acre legal description is based upon a survey done by James G. Homan, Jr., P.S. #6972, in July, 2001 and July 2003.

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TRACT 2 LEGAL DESCRIPTION

Being a parcel of land situated in the Southwest quarter of Section 3, Eden Township, Township-2-South, Range-15-East, Wyandot County, Ohio, described as follows:

Commencing at a found railroad spike marking the west quarter post of said Section 3 and the northwest corner of said Lot 3 and the centerline of State Route 231 from which a set iron rod for reference bears N 85° 50' 01" E 30.00 feet;

thence N 85° 50' 01" E nine hundred forty-four and sixteen hundredths (944.16) feet along the east-west quarter section line and the north line of said Lot 3 to a set iron rod marking a northwesterly corner of a 24 acre parcel of land now or formerly owned by David Wood, et ux, as described in Wyandot County Deed Volume 199, Page 948;

thence S 01° 39' 16" W three hundred seventy-four and seventy-seven hundredths (374.77) feet along the westerly line of Wood's 24 acre parcel to a set iron rod marking a southwesterly corner thereof;

thence N 86° 03' 58" E six hundred forty-three and seventy-eight hundredths (643.78) feet along the southerly line of said Wood's 24 acre parcel to a set iron rod marking the east line of the former Wyandot Indian Reservation, **THE POINT OF BEGINNING**;

thence N 89° 58' 13" E nine hundred twenty-eight and twenty-six hundredths (928.26) feet along the southerly line of said Wood's 24 acre parcel to a set iron rod;

thence S 06° 21' 07" W four hundred fifty-five and seventeen hundredths (455.17) feet along the westerly line of said Wood's 24 acre parcel and a westerly line of a 21.826 acre parcel of land now or formerly owned by Brett M. Loose, et ux as described in Wyandot County Deed Volume 204, Page 340 to a found iron rod;

thence S 87° 53' 09" W eight hundred seventy-seven and eighty-one hundredths (877.81) feet along the northerly line of said Loose's 21.826 acre parcel and along the northerly line of a 21.826 acre parcel of land now or formerly owned by John K. Blackburn as described in Wyandot County Official Record Volume 9, Page 823 to a found wood post marking the northwesterly corner thereof and the east line of the former Wyandot Indian Reservation, referenced by a found iron rod on the easterly side of said post;

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(TRACT 2)

thence **N 00° 04' 56" W** four hundred eighty-four and twenty-eight hundredths (**484.28**) feet along the easterly line of the former Indian Reservation to **THE POINT OF BEGINNING**.

Containing in all, **9.696** acres of land, more or less, subject to all legal highways and easements.

The bearing of State Route 231 is assumed S 00° 08' 06" W.

Bearings are assumed and for angular measurement only.

All iron rods set are 5/8" diameter by 30" length with personalized caps marked HANK AND ASSOC. Driven flush.

This 9.696 acre legal description is based upon a survey done by James G. Homan, Jr., P.S. #6972, in July, 2001.

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