

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

**LEGAL DESCRIPTION OF A 1.880 ACRE PARCEL
FOR JEFF PICKETT**

Being a parcel of land situated in part of the Northwest Quarter of Section 22, T-2-S, R-12-E, in the Village of Wharton, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Northwest Corner of said Section 22;

thence on an assumed bearing of N 90° 00' 00" E along the centerline of County Highway 47 a distance of 1315.69 feet to a found nail marking the northeast corner of a parcel of land currently owned by P.L. Miller and being the **POINT OF BEGINNING**, referenced by a found iron pipe situated S 00° 17' 35" W a distance of 20.00 feet;

thence continuing N 90° 00' 00" E along said centerline a distance of 175.00 feet to a set MAG nail;

thence S 00° 17' 35" W a distance of 468.00 feet to a set iron rod, passing a set iron rod a distance of 20.00 feet;

thence S 90° 00' 00" W a distance of 175.00 feet to a set iron rod on the east line of said Miller parcel;

thence N 00° 17' 35" E along the east line of said Miller parcel a distance of 468.00 feet to the **POINT OF BEGINNING**, passing a found iron pipe a distance of 448.00 feet.

Containing in all 1.880 acres of land, more or less, of which 0.080 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 August, 2003.

Prior Deed Reference – OR Volume 49, Page 394
OR Volume 49, Page 399

03135-S

(LANDS 22-2-12)

REFERENCE SURVEY VOL. C
PAGE 730 IN THE TAX MAP OFFICE