

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

**LEGAL DESCRIPTION OF A 1.063 ACRE PARCEL
FOR L. C. SCHOENBERGER**

Being a parcel of land situated in part of the Southeast Quarter of Section 30, T-2-S, R-13-E, Salem Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the Southeast Corner of the Southwest quarter of the Southeast Quarter of said Section 30 and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 00° 02' 35" E a distance of 30.00 feet;

thence on an assumed bearing of N 89° 56' 46" W along the centerline of United States Route 30 a distance of 193.00 feet to a set MAG nail;

thence N 00° 02' 35" E a distance of 240.00 feet to a set iron rod on the north line of a parcel of land currently owned by E. D. Schoenberger, et al, passing a set iron rod a distance of 30.00 feet;

thence S 89° 56' 46" E along the north line of said E. D. Schoenberger parcel a distance of 193.00 feet to a set iron rod on the east line of the southwest quarter of the southeast quarter of said Section 30, marking the northeast corner of said E. D. Schoenberger parcel;

thence S 00° 02' 35" W along the east line of the southwest quarter of the southeast quarter of said Section 30 (east line of said E. D. Schoenberger parcel) a distance of 240.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 210.00 feet.

Containing in all 1.063 acres of land, more or less, of which 0.133 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 July, 2004.

Prior Deed Reference – OR Volume 44, Page 226.

04108-S

Tract 1

REFERENCE SURVEY VOL. C
PAGE 824 IN THE TAX MAP OFFICE

TRACT 1

1.063 Ac

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

**LEGAL DESCRIPTION OF A 1.060 ACRE PARCEL
FOR L. C. SCHOENBERGER**

Being a parcel of land situated in part of the Southeast Quarter of Section 30, T-2-S, R-13-E, Salem Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the Southeast Corner of the Southwest quarter of the Southeast Quarter of said Section 30, referenced by a set iron rod situated N 00° 02' 35" E a distance of 30.00 feet;

thence on an assumed bearing of N 89° 56' 46" W along the centerline of United States Route 30 a distance of 193.00 feet to a set MAG nail, and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 00° 02' 35" E a distance of 30.00 feet;

thence continuing N 89° 56' 46" W along said centerline a distance of 184.86 feet to a set MAG nail;

thence N 00° 02' 35" E a distance of 255.00 feet to a set iron rod, passing a set iron rod a distance of 32.00 feet;

thence S 88° 14' 05" E a distance of 83.82 feet to a set iron rod;

thence S 82° 53' 53" E a distance of 101.85 feet to a set iron rod on the north line of a parcel of land currently owned by E. D. Schoenberger, et al;

thence S 00° 02' 35" W a distance of 240.00 to the **POINT OF BEGINNING**, passing a set iron rod a distance of 210.00 feet.

Containing in all 1.060 acres of land, more or less, of which 0.127 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 July, 2004.

Prior Deed Reference – OR Volume 44, Page 226; Volume 187, Page 987;
Volume 213, Page 705.

04108-S
Tract 2

REFERENCE SURVEY VOL. C
PAGE 824 IN THE TAX MAP OFFICE

TRACT 2 1.060 AC.