

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

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**LEGAL DESCRIPTION OF A 1.466 ACRE PARCEL  
FOR ANN GOODMAN BAKER**

Being a parcel of land situated in part of the Northeast Quarter of Section 26, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the North Quarter Post of said Section 26;

thence on an assumed bearing of N 89° 42' 01" E along the centerline of Township Highway 51 a distance of 1323.78 feet to a set railroad spike marking the northwest corner of the east half of the northeast quarter of said Section 26 and being the **POINT OF BEGINNING**, referenced by a set iron rod situated S 00° 39' 29" E a distance of 15.00 feet;

thence continuing N 89° 42' 01" E along said centerline a distance of 175.00 feet to a set MAG nail;

thence S 00° 39' 29" E a distance of 365.00 feet to a set iron rod, passing a set iron rod a distance of 15.00 feet;

thence S 89° 42' 01" W a distance of 175.00 feet to a set iron rod on the west line of the east half of the northeast quarter of said Section 26;

thence N 00° 39' 29" W along said line a distance of 365.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 350.00 feet.

Containing in all 1.466 acres of land, more or less, of which 0.060 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 October, 2004.

Prior Deed Reference – Volume 209, Page 997.

04166-S

Tract #1

REFERENCE SURVEY VOL. C  
PAGE 859 IN THE TAX A  
TRACT 1

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Commencing at a found stone marking the North Quarter Post of said Section 26;

thence on an assumed bearing of N 89° 42' 01" E along the centerline of Township Highway 51, passing a set railroad spike a distance of 1323.78 feet, a total distance of 1498.78 feet to a set MAG nail and being the **POINT OF BEGINNING**, referenced by a set iron rod situated S 00° 39' 29" E a distance of 15.00 feet;

thence continuing N 89° 42' 01" E along said centerline a distance of 175.00 feet to a set MAG nail;

thence S 00° 39' 29" E a distance of 365.00 feet to a set iron rod, passing a set iron rod a distance of 15.00 feet;

thence S 89° 42' 01" W a distance of 175.00 feet to a set iron rod;

thence N 00° 39' 29" W a distance of 365.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 350.00 feet.

Containing in all 1.466 acres of land, more or less, of which 0.060 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.

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**Tract #2**

REFERENCE SURVEY VOL. C  
PAGE 859 IN THE TAX MA

TRACT 2