

KOEHLER SURVEYING, INC.
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LEGAL DESCRIPTION OF A 10.232 ACRE PARCEL
FOR ANNA M. BINAU

Being a parcel of land situated in part of the Southwest Quarter of Section 1, T-2-S, R-13-E, Salem Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the South Quarter Post of said Section 1 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 55' 44" W along the centerline of County Highway 42 a distance of 792.02 feet to a set MAG nail marking the southwest corner of a 2.128 acre parcel of land currently owned by A. M. Binau, et al, Trust;

thence N 01° 23' 30" E along the west line of said 2.128 acre parcel a distance of 523.14 feet to a point in a creek marking the northwest corner of said 2.128 acre parcel, passing a found iron pipe a distance of 18.27 feet and a set iron rod a distance of 499.94 feet;

thence N 85° 35' 52" E along the north line of said 2.128 acre parcel a distance of 168.74 feet to a point on the west line of a 3.236 acre parcel of land currently owned by P. & J. Karg, Trustees, referenced by a found iron pipe situated S 00° 07' 08" E a distance of 13.00 feet;

thence N 00° 07' 08" W along the west line of said 3.236 acre parcel a distance of 42.93 feet to a set iron rod marking the northwest corner of said 3.236 acre parcel;

thence N 89° 53' 43" E along the north line of said 3.236 acre parcel a distance of 609.85 feet to a set iron rod on the north-south half section line marking the northeast corner of said 3.236 acre parcel;

thence S 00° 07' 47" E along said half section line a distance of 579.00 feet to the **POINT OF BEGINNING**.

Containing in all 10.232 acres of land, more or less, of which 0.364 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, 2006.

Prior Deed Reference – Volume 203, Page 362; Volume 210, Page 676.
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