

KOEHLER SURVEYING, INC.
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LEGAL DESCRIPTION OF A 5.770 ACRE PARCEL
FOR FRED & SUE THOMPSON

Being a parcel of land situated in part of the Northwest Quarter of Section 23, T-1-S,
R-12-E, Ridge Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Center of said Section 23;

thence on an assumed bearing of S 89° 56' 50" W along the centerline of Township
Highway 23 a distance of 1519.60 feet to a set MAG nail and being the **POINT OF
BEGINNING**, referenced by a set iron rod situated N 00° 58' 20" W a distance of 20.00
feet;

thence continuing S 89° 56' 50" W along said centerline a distance of 159.75 feet to a
point marking the southeast corner of a parcel of land currently owned by Sue Thompson;

thence N 01° 08' 10" W along the east line of said Thompson parcel a distance of 259.87
feet to a set iron rod marking the northeast corner of said parcel, passing a found nail a
distance of 0.05 feet and a set iron rod for reference a distance of 20.00 feet;

thence S 89° 56' 50" W along the north line of said Thompson parcel a distance of
260.25 feet to a set iron rod marking the northwest corner of said parcel;

thence S 01° 08' 10" E along the west line of said Thompson parcel a distance of 259.87
feet to a set MAG nail on the centerline of Township Highway 23 marking the southwest
corner of said parcel, passing a found iron pipe for reference a distance of 241.87 feet;

thence S 89° 56' 50" W along said centerline a distance of 5.09 feet to a set MAG nail;

thence N 01° 15' 03" W a distance of 745.67 feet to a set iron rod, passing a set iron rod
for reference a distance of 20.00 feet;

thence N 89° 30' 10" E a distance of 428.67 feet to a set iron rod;

thence S 00° 58' 20" E a distance of 748.93 feet to the **POINT OF BEGINNING**,
passing a set iron rod a distance of 728.93 feet.

Containing in all 5.770 acres of land, more or less, of which 0.076 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.

REFERENCE SURVEY VOL. C
PAGE 1072 IN THE TAX MAP OFFICE

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 April, 2007.

Prior Deed Reference – Volume 205, Page 319; Volume 185, Page 919.

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