



LAND DESCRIPTION
5.785 ACRES

Situated in the State of Ohio, County of Wyandot, Village of Wharton, Township of Richland and being part of the East half of the Southeast Quarter of Section 15, Township 2 South, Range 12 East and being Lot 9 in Wickhiser Addition to the Town of Wharton, and Lots 17, 18 and 19 in William Bristoll's Addition to said Village, and being the same property conveyed to Continental Hydraulic Hose Corp. recorded in Deed Volume 182, Page 594, Deed Volume 182, Page 651, Deed Volume 182, Page 653 and Deed Volume 182, Page 655; also property conveyed to Brake Realty, Inc. recorded in Deed Volume 196, Page 982 of the Wyandot County Records, more particularly described as follows:

Commencing at a stone and monument box at the Southwest corner of the East half of the Southeast Quarter of said Section 15; thence along the centerline of Sandusky Street North $89^{\circ}05'55''$ East, 615.31 feet to a set mag nail witnessed by a found $5/8''$ iron pin (Makeever & Assoc.) at North $00^{\circ}05'07''$ East, 33.00 feet;

thence leaving said centerline North $00^{\circ}05'07''$ East, 33.00 feet to a found $5/8''$ iron pin (Makeever) at the southwest corner of said lot 9 and the north right-of-way line of Sandusky Street and the TRUE POINT OF BEGINNING;

thence leaving said north line of Sandusky Street and with the east lines of M. E. Church (Deed Vol. 14, Pg. 468) and Jack D. Oppen ETUX, trustees (DB. 213, Pg. 227), North $00^{\circ}05'07''$ East, passing a found $5/8''$ iron pin at the northwest corner of said Lot 9 at 264.01 feet a total distance of 282.27 feet to a set $5/8''$ iron pin;

thence with the south right-of-way line of Wyandot Street North $88^{\circ}56'14''$ East, 9.78 feet to a set $5/8''$ iron pin;

thence with the terminus of Wyandot Street, North $00^{\circ}11'42''$ West, 66.00 feet to a set $5/8''$ iron pin;

thence with the north right-of-way line of Wyandot Street, South $88^{\circ}56'14''$ West, 260.61 feet to a set $5/8''$ iron pin;

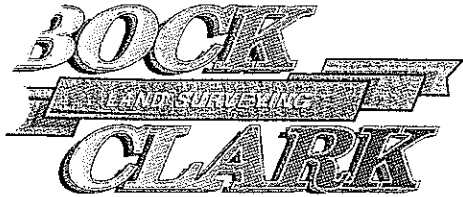
thence with the east right-of-way line of Jefferson Street as vacated in ordinance #417 North $00^{\circ}11'42''$ West, 148.50 feet to a set $5/8''$ iron pin;

thence with the north line of a 16.5 foot Alley, South $88^{\circ}56'15''$ West, 183.00 feet to a set $5/8''$ iron pin;

thence leaving said Alley North $00^{\circ}07'38''$ East, 94.58 feet to a found 1" pipe (5647);

thence with the south line of Herbert W. Baker Jr. ETUX (DB. 181, Pg. 827 & DB. 196, Pg. 979), North $88^{\circ}39'38''$ East, 155.13 feet to a set $5/8''$ iron pin;

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thence North $24^{\circ}25'38''$ East, 37.72 feet to a set 5/8" iron pin;

thence North $86^{\circ}10'12''$ East, passing a found 5/8" iron pin at 34.06 feet a total distance of 272.76 feet to a found 1" pipe (5647);

thence with the east line of said Baker, Etux North $00^{\circ}18'11''$ West, 497.48 feet to a found 5/8" iron pin (VBK 7457);

thence with the south line of Kenneth D. and Retta J. Koontz T.O.D. (O.R. 153, Pg. 767 & 764), North $89^{\circ}18'35''$ East, 166.40 feet to a set 5/8" iron pin;

thence with the west lines of Robert J. Walter, ETUX (DB. 172, Pg. 412) and Gerald W. Haefer, Jr., ETUX (DB. 167, Pg. 193), South $00^{\circ}08'41''$ East, 873.59 feet to a found capped 5/8" iron pin;

thence with the north lines of Donald Long (DB. 215, Pg. 469) and Ronald P. & Barbara S. Buess (DB. 152, Pg. 503), South $89^{\circ}31'18''$ West, 116.93 feet to a found 5/8" iron pin (Makeever & Assoc.);

thence with the west line of said Buess South $00^{\circ}03'55''$ West, 263.48 feet to a found 5/8" iron pin (Makeever & Assoc.);

thence with the north right-of-way line of Sandusky Street, South $89^{\circ}05'55''$ West, 57.73 feet to the TRUE POINT OF BEGINNING.

Containing 5.785 acres more or less and subject to all easements and rights-of-way of record.

Bearings are based on the Easterly line of Subject's property, bearing South $00^{\circ}08'41''$ East, recorded in Vol. 182, Pg. 651 & DB. 182, Pg. 594 of the Wyandot County, Ohio Recorder's Office.

All set pins are 5/8 inch diameter x 30 inches in length rebar with a plastic cap bearing the number 7911.

The above description is prepared from and accordance with a field survey and plat by David J. Kuethe, Registered Surveyor No. 7911 dated July 11, 2007.

