

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

LEGAL DESCRIPTION OF A 20.422 ACRE PARCEL
FOR THE ESTATE OF MILTON R. KALMBACH

Being a parcel of land situated in part of the Northeast and Southeast Quarters of Section 29 and the Northwest Quarter of Section 28, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a railroad spike marking the intersection of the centerlines of State Route 53 and Township Highway 29;

thence on an assumed bearing of N 86° 30' 00" E along the centerline of Township Highway 29 a distance of 1801.12 feet to a railroad spike marking a northwesterly corner of a 11.222 acre parcel of land currently owned by Kalmbach Wagner Swine Research Farm and being the POINT OF BEGINNING;

thence continuing N 86° 30' 00" E along said centerline a distance of 110.82 feet to a P-K nail, passing a railroad spike a distance of 15.01 feet;

thence N 89° 17' 04" E along said centerline a distance of 117.89 feet to a P-K nail marking the northeasterly corner of 1.458 acre parcel of land currently owned by Kalmbach Wagner Swine Research Farm;

thence S 03° 48' 10" W along the east line of said 1.458 acre parcel a distance of 169.63 feet to an iron rod, passing an iron rod a distance of 20.06 feet;

thence S 13° 21' 09" W along the east line of said 1.458 acre parcel a distance of 199.51 feet to an iron rod marking the southeasterly corner of said 1.458 acre parcel;

thence N 86° 38' 40" W along the south line of said 1.458 acre parcel a distance of 30.42 feet to an iron rod marking the northeasterly corner of a 0.775 acre parcel of land currently owned by Kalmbach Wagner Swine Research Farm;

thence S 03° 21' 20" W along the east line of said 0.775 acre parcel a distance of 391.67 feet to an iron rod marking the southeast corner of said 0.775 acre parcel;

thence N 86° 38' 40" W along the south line of said 0.775 acre parcel a distance of 90.00 feet to an iron rod marking the northeast corner of a 1.594 acre parcel of land currently owned by M. P. Kalmbach, et ux;

thence S 03° 21' 20" W along the east line of said 1.594 acre parcel a distance of 330.65 feet to an iron rod marking the southeast corner of said 1.594 acre parcel;

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(20.422 A)
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thence N 86° 38' 40" W along the south line of said 1.594 acre parcel a distance of 210.00 feet to an iron rod marking the northeast corner of a 5.372 acre parcel of land currently owned by Kalmbach Wagner Swine Research Farm;

thence S 03° 21' 20" W along the east line of said 5.372 acre parcel a distance of 450.00 feet to an iron rod marking the southeast corner of said 5.372 acre parcel;

thence N 86° 38' 40" W along the south line of said 5.372 acre parcel a distance of 520.00 feet to an iron rod marking the southwest corner of said 5.372 acre parcel;

thence N 03° 21' 20" E along the west line of said 5.372 acre parcel and the west line of the aforementioned 11.222 acre parcel a distance of 1200.00 feet to an iron rod marking a northwesterly corner of said 11.222 acre parcel, passing an iron rod a distance of 450.00 feet;

thence S 86° 38' 40" E along a northerly line of said 11.222 acre parcel a distance of 675.36 feet to an iron rod marking a corner of said 11.222 acre parcel;

thence N 00° 21' 20" E along an westerly line of said 11.222 acre parcel a distance of 317.27 feet to the **POINT OF BEGINNING**.

Containing in all 20.422 acres of land, more or less, being subject to all legal highways and easements of record.

Bearings are assumed and are for angular measurement only.

This legal description has been written by Victor B. Koehler, P.S. #7457 in September, 2007 and is based upon Survey Volume 6, Page 107, Survey Volume 7, Page 103 and Survey Volume C, Page 41, recorded in the Wyandot County Tax Map Office.

Prior Deed References - Volume 211, Page 131; Volume 180, Page 861; Volume 192, Page 190.

07122-S

Combination #1

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COEHLER SURVEYING, INC.
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LEGAL DESCRIPTION OF A 3.281 ACRE PARCEL
FOR THE ESTATE OF MILTON R. KALMBACH

Being a parcel of land situated in part of the Southeast Quarter of Section 29, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found railroad spike marking the intersection of the centerlines of State Route 53 and Township Highway 29, referenced by a set iron rod situated S 50° 18' 57" E a distance of 31.32 feet;

thence on an assumed bearing of S 02° 38' 02" W along the centerline of State Route 53 a distance of 2320.59 feet to a found P-K- nail marking the northwest corner of a parcel of land currently owned by James Wagner, et ux and being the POINT OF BEGINNING;

thence S 87° 43' 40" E along the north line of said Wagner parcel a distance of 468.13 feet to a found iron rod marking the northeast corner of said Wagner parcel, passing 2 found iron pipes a distance of 29.35 feet and 255.13 feet respectively;

thence S 02° 04' 08" W along the east line of said Wagner parcel a distance of 304.17 feet to a found iron rod marking the southeast corner of said Wagner parcel;

thence N 87° 46' 07" W along the south line of said Wagner parcel a distance of 471.18 feet to a set MAG nail on the centerline of State Route 53 marking the southwest corner of said Wagner parcel, passing 2 found iron pipes a distance of 213.00 feet and 441.79 feet respectively;

thence N 02° 38' 32" E along said centerline a distance of 304.51 feet to the POINT OF BEGINNING.

Containing in all 3.281 acres of land, more or less, of which 0.175 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 September, 2007.

Prior Deed Reference – Volume 186, Page 627; Volume 210, Page 427.

07122-S Combination #2

REFERENCE SURVEY VOL. C
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(COMBINATION #2)