

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

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**LEGAL DESCRIPTION OF A 17.957 ACRE PARCEL  
FOR DON JONES**

Being a parcel of land situated in part of the Northwest Quarter of Section 33, T-3-S,  
R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found railroad spike marking the intersection of the centerlines of State  
Route 294 and Township Highway 97 and being the **POINT OF BEGINNING**,  
referenced by a set iron rod situated N 34° 07' 38" E a distance of 35.57 feet;

thence on an assumed bearing of N 00° 04' 51" W along the centerline of Township  
Highway 97 a distance of 1251.00 feet to a found MAG nail marking the southwest  
corner of a parcel of land currently owned by M. Boyce, et ux; .

thence S 87° 49' 14" E along the south line of said Boyce parcel a distance of 627.36 feet  
to a point on the west line of a parcel of land currently owned by R. Miller, et ux, passing  
for reference a found railroad spike a distance of 1.76 feet, a found iron rod a distance of  
31.79 feet and a set iron rod a distance of 622.36 feet;

thence S 00° 04' 27" E along the west line of said Miller parcel a distance of 1244.85 feet  
to a set MAG nail on the centerline of State Route 294, passing a set iron rod for  
reference a distance of 1214.84 feet;

thence N 88° 22' 56" W along said centerline a distance of 627.00 feet to the **POINT OF  
BEGINNING**.

Containing in all 17.957 acres of land, more or less, of which 0.992 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.

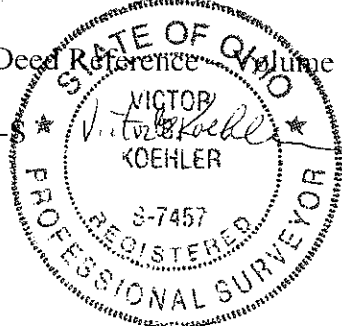
Bearings are assumed and are for angular measurement only.

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 January, 2008.

Prior Deed Reference Volume 191, Page 394.

09002-S



REFERENCE SURVEY VOL. C  
PAGE 1184 IN THE TAX MAP OFFICE