

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

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LEGAL DESCRIPTION OF A 2.500 ACRE PARCEL  
FOR VAUGHN EQUITY SERVICES, LLC

Being a parcel of land situated in part of the Northeast Quarter of Section 21, T-1-S,  
R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the intersection of the centerline of the  
Northeast Quarter of said Section 21 and the centerline of Township Highway 98,  
referenced by a found iron rod situated S 88° 47' 09" E a distance of 30.00 feet;

thence on an assumed bearing of N 00° 01' 39" E along the centerline of Township  
Highway 98 a distance of 40.01 feet to a set MAG nail and being the **POINT OF  
BEGINNING**, referenced by a set iron rod situated S 88° 47' 09" E a distance of 30.00  
feet;

thence continuing N 00° 01' 39" E along said centerline a distance of 200.00 feet to a set  
MAG nail;

thence S 88° 47' 09" E a distance of 544.62 feet to a set iron rod, passing a set iron rod  
for reference a distance of 30.00 feet;

thence S 00° 01' 39" W a distance of 200.00 feet to a set iron rod;

thence N 88° 47' 09" W a distance of 544.62 feet to the **POINT OF BEGINNING**,  
passing a set iron rod a distance of 514.62 feet.

Containing in all 2.500 acres of land, more or less, of which 0.138 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, 2010.

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REFERENCE SURVEY VOL. C  
PAGE 1260 IN THE TAX MAP OFFICE

(TRACT 1)

Prior Deed Reference -- OR Volume 77, Pages 881 and 889.

10069-S

Tract 1

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**LEGAL DESCRIPTION OF A 2.500 ACRE PARCEL  
FOR VAUGHN EQUITY SERVICES, LLC**

Being a parcel of land situated in part of the Northeast Quarter of Section 21, T-1-S, R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the intersection of the centerline of the Northeast Quarter of said Section 21 and the centerline of Township Highway 98, referenced by a found iron rod situated S 88° 47' 09" E a distance of 30.00 feet;

thence on an assumed bearing of N 00° 01' 39" E along the centerline of Township Highway 98, passing a set MAG nail a distance of 40.01 feet, a total distance of 240.01 feet to a set MAG nail and being the **POINT OF BEGINNING**, referenced by a set iron rod situated S 88° 47' 09" E a distance of 30.00 feet;

thence continuing N 00° 01' 39" E along said centerline a distance of 200.00 feet to a set MAG nail;

thence S 88° 47' 09" E a distance of 544.62 feet to a set iron rod, passing a set iron rod for reference a distance of 30.00 feet;

thence S 00° 01' 39" W a distance of 200.00 feet to a set iron rod;

thence N 88° 47' 09" W a distance of 544.62 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 514.62 feet.

Containing in all 2.500 acres of land, more or less, of which 0.138 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, 2010.

Prior Deed Reference – OR Volume 77, Pages 881 and 889.

10089-S

Tract 2

