

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

**LEGAL DESCRIPTION OF A 0.032 ACRE PARCEL
FOR CASEY DYER**

Being part of an alley situated in part of Ardmore's Addition, in the Village of Carey, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod on the north right-of-way line of Newhard Street marking the southeast corner of Lot 46 of Ardmore's Addition, the southwest corner of a 12 foot wide alley and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 28° 40' 10" W along the east line of said Lot 46 and the west right-of-way line of said alley a distance of 112.74 feet to a set iron rod marking the northerly corner of said Lot 46;

thence N 61° 19' 50" E a distance of 12.00 feet to a set iron rod on the east right-of-way line of said alley;

thence S 28° 40' 10" E along said right-of-way line a distance of 119.19 feet to a set iron rod marking the southeast corner of said alley and the northeast corner of said Newhard Street;

thence S 89° 35' 52" W along the south right-of-way line of said alley and the north right-of-way line of Newhard Street a distance of 13.62 feet to the **POINT OF BEGINNING**.

Containing in all 0.032 acre of land, more or less, 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 May, 2011.



REFERENCE SURVEY VOL. C
PAGE 1295 IN THE TAX MAP OFFICE