

KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 1.667 ACRE PARCEL
FOR THE SHIRLEY FRANK ESTATE**

Being a parcel of land situated in part of the Southwest Quarter of Section 30, T-2-S,
R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southwest Corner of said
Section 30;

thence on an assumed bearing of N 89° 58' 13" E along the centerline of County
Highway 330 a distance of 2160.74 feet to a set MAG nail and being the **POINT OF
BEGINNING**;

thence N 00° 01' 47" W a distance of 300.00 feet to a set iron rod, passing a set iron rod a
distance of 30.00 feet;

thence N 89° 58' 13" E a distance of 242.00 feet to a set iron rod;

thence S 00° 01' 47" E a distance of 300.00 feet to a set MAG nail on the centerline of
County Highway 330, passing a set iron rod for reference a distance of 270.00 feet;

thence S 89° 58' 13" W along said centerline a distance of 242.00 feet to the **POINT OF
BEGINNING**.

Containing in all 1.667 acres of land, more or less, of which 0.167 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 October, 2012.

Prior Deed Reference – Volume 168, Page 215; OR Volume 56, Page 472.

12124-S

REFERENCE SURVEY VOL. C
PAGE 1395 IN THE TAX MAP OFFICE

