

Legal Description

BEING A PARCEL, WHICH HAS ITS ORIGINS IN A PARCEL, CONVEYED IN DEED BOOK 214 AT PAGE 378 WHICH IS SITUATED IN THE STATE OF OHIO, COUNTY OF WYANDOT, TOWNSHIP OF CRAWFORD, IN THE VILLAGE OF CAREY, AND BEING PART OF SECTION 20, TOWNSHIP 1 SOUTH, RANGE 13 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT WITH CENTER METAL PIN FOUND AT THE SOUTHEAST CORNER LOT 6 IN FRAZIER'S FIRST SUBDIVISION [PLAT BOOK 3 AT PAGE 152] OF SAID SECTION 20.

THENCE ON AN ASSUMED BEARING OF SOUTH 52 DEGREES, 33 MINUTES, 20 SECONDS EAST (THIS BEARING IS ASSUMED AND ALL OTHER BEARINGS ARE FROM ANGLES AND DISTANCES MEASURED IN THE FIELD) ALONG THE SOUTHWEST LINE OF BARBARA J. TROIANO [O.R. 177 PG. 1042] FOR A DISTANCE 149.66 FEET TO A HALF INCH IRON PIPE SET WITH CAP 5647 ON NORTHWEST LINE OF VANCE STREET [ALSO BEING KNOWN AS STATE ROUTE 103 AND U.S. ROUTE 23]

THENCE SOUTH 42 DEGREES, 17 MINUTES, 00 SECONDS WEST ON SAID LINE FOR A DISTANCE OF 229.34 FEET TO A HALF INCH IRON PIPE SET WITH CAP 5647 ON THE SAID NORTHWEST LINE.

THENCE SOUTH 42 DEGREES, 51 MINUTES, 40 SECONDS WEST ON SAID LINE FOR A DISTANCE OF 395.96 FEET TO A HALF INCH IRON PIPE SET WITH CAP 5647 ON SAID NORTHWEST LINE

THENCE SOUTH 50 DEGREES, 21 MINUTES, 21 SECONDS WEST ON SAID LINE FOR A DISTANCE OF 307.44 FEET TO A HALF INCH IRON PIN FOUND ON THE HALF SECTION LINE OF SAID SECTION 20. [SEE PLAT FOR ADJOINERS]

THENCE NORTH 00 DEGREES 37 MINUTES, 49 SECONDS EAST ON SAID LINE FOR A DISTANCE OF 209.39 FEET TO A HALF INCH IRON PIPE SET WITH CAP 5647 ON SOUTHEAST LINE OF SAID FRAZIER'S FIRST SUBDIVISION OF 6 LOTS.

THENCE NORTH 45 DEGREES 05 MINUTES 00 SECONDS EAST ON SAID LINE FOR A DISTANCE OF 761.51 FEET TO A CONCRETE MONUMENT.

THE PLACE OF BEGINNING AND CONTAINING 3.1727 ACRES MORE OR LESS BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD AS SURVEYED BY JERRY B. WEININGER, REGISTERED SURVEYOR #5647 OF 6569 COUNTY HIGHWAY 2, McCUTCHENVILLE, OHIO 44844-0186 IN MARCH 12, 2013.