

**KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 2.444 ACRE PARCEL
FOR PAUL KOTTERMAN**

Being a parcel of land situated in part of the Southwest Quarter of Section 31, T-2-S, R-15-E, Eden Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found nail marking the West Quarter Post of said Section 31, referenced by a found iron rod situated S 30° 01' 45" E a distance of 40.34 feet;

thence on an assumed bearing of S 00° 18' 29" E along the centerline of County Highway 128 a distance of 1326.67 feet to a found MAG nail marking the southwest corner of a parcel of land currently owned by S. Smith, et ux, and being the **POINT OF BEGINNING**;

thence N 89° 49' 47" E along the south line of said Smith parcel a distance of 300.00 feet to a found iron rod, passing a found iron rod for reference a distance of 20.00 feet;

thence S 00° 18' 29" E a distance of 366.34 feet to a set iron rod;

thence N 85° 46' 11" W a distance of 300.94 feet to a set MAG nail on the centerline of County Highway 128, passing a set iron rod for reference a distance of 280.88 feet;

thence N 00° 18' 29" W along said centerline a distance of 343.25 feet to the **POINT OF BEGINNING**.

Containing in all 2.444 acres of land, more or less, of which 0.158 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 March & October, 2013.

Prior Deed Reference – OR Volume 199, Page 721.

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