

KOEHLER SURVEYING, INC.  
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LEGAL DESCRIPTION OF A 0.487 ACRE PARCEL  
FOR JOHN BRODMAN

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

Commencing at a found railroad spike marking the North Quarter Post of said Section 13, referenced by a found iron pipe S 00° 09' 05" W a distance of 30.00 feet;

thence on an assumed bearing of S 89° 50' 55" E along the centerline of County Highway 16 a distance of 308.09 feet to a found nail marking the northwest corner of a parcel of land currently owned by John Brodman, et ux;

thence S 00° 30' 43" W along said Brodman parcel a distance of 188.00 feet to a found iron pipe marking the southwest corner of said parcel and being the **POINT OF BEGINNING**, passing a found iron pipe for reference a distance of 30.00 feet;

thence S 89° 50' 55" E along said Brodman parcel a distance of 326.46 feet to a found iron pipe marking the southeast corner of said parcel;

thence S 00° 30' 43" W a distance of 65.00 feet to a set iron rod;

thence N 89° 50' 55" W a distance of 326.46 feet to a set iron rod;

thence N 00° 30' 43" E a distance of 65.00 feet to the **POINT OF BEGINNING**.

Containing in all 0.487 acres 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 April, 2014.

Prior Deed Reference – OR Volume 162, Page 707.

14057-S

REFERENCE SURVEY VOL. C  
PAGE 1507 IN THE TAX MAP OFFICE