

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

**LEGAL DESCRIPTION OF A 9.000 ACRE PARCEL
FOR PAULINE FADLEY**

Being a parcel of land situated in part of the Southwest Quarter of Section 17, T-1-S, R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Beginning at a set MAG nail marking the intersection of the Village of Sycamore corporation line and the centerline of State Highway 103, referenced by a set iron rod situated N 02° 30' 48" W a distance of 30.00 feet and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence on an assumed bearing of N 02° 30' 48" W along the east line of said Village of Sycamore a distance of 1262.58 feet to a set iron rod marking a corner of a parcel of land now or formerly owned by N. Robinson, Trustee;

thence N 87° 34' 11" E along said Robinson parcel a distance of 379.50 feet to a set iron rod;

thence S 02° 30' 48" E along said N. Robinson parcel a distance of 826.98 feet to a set iron rod;

thence S 87° 34' 11" W a distance of 200.00 feet to a set iron rod;

thence S 02° 30' 48" E a distance of 435.60 feet to a set MAG nail on the centerline of State Highway 103, passing a set iron rod a distance of 405.60 feet;

thence S 87° 34' 11" W along the centerline of said State Highway 103 a distance of 179.50 feet to the **POINT OF BEGINNING**.

Containing in all 9.000 acres of land, more or less, of which 0.124 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.

REFERENCE SURVEY VOL. C
PAGE 1616 IN THE TAX MAP OFFICE
TRACT 2
(9.00 A) 2016

This legal description is based upon a survey performed by Victor B. Koehler, P.S.
#7457, in May 2016.

Prior Deed References -- DV 131, Page 253, DV 190, Page 628

16043-S Tract 2



PT: 1 N: 0.0000 E: 0.0000
N2°30'48"W DIST: 1262.58
PT: 2 N: 1261.3655 E: -55.3665
N87°34'11"E DIST: 379.50
PT: 3 N: 1277.4576 E: 323.7922
S2°30'48"E DIST: 826.98
PT: 4 N: 451.2731 E: 360.0568
S87°34'11"W DIST: 200.00
PT: 5 N: 442.7924 E: 160.2367
S2°30'48"E DIST: 435.60
PT: 6 N: 7.6115 E: 179.3386
S87°34'11"W DIST: 179.50
PT: 7 N: 0.0000 E: 0.0000

CLOSING BEARING/DISTANCE: N0°00'00"E DIST: 0.00

MISCLOSURE: N= 0.0000, E= 0.0000

AREA: 9.000 ACRES



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2016

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

**LEGAL DESCRIPTION OF A 2.000 ACRE PARCEL
FOR PAULINE FADLEY**

Being a parcel of land situated in part of the Southwest Quarter of Section 17, T-1-S,
R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the intersection of the Village of Sycamore
corporation line and the centerline of State Highway 103, referenced by a set iron rod
situated N 02° 30' 48" W a distance of 30.00 feet;

thence on an assumed bearing of N 87° 34' 11" E along the centerline of said State
Highway 103 a distance of 179.50 feet to a set MAG nail and being the **POINT OF
BEGINNING** of the hereinafter described parcel;

thence N 02° 30' 48" W a distance of 435.60 feet to a set iron rod, passing a set iron rod a
distance of 30.00 feet;

thence N 87° 34' 11" E a distance of 200.00 feet to a set iron rod on the west line of a
parcel of land now or formerly owned by N. Robinson, Trustee;

thence S 02° 30' 48" E along the west line of said N. Robinson parcel a distance of
435.60 feet to a found iron rod on the centerline of State Highway 103, passing a set iron
rod a distance of 403.60 feet;

thence S 87° 34' 11" W along said centerline a distance of 200.00 feet to the **POINT OF
BEGINNING**.

Containing in all 2.000 acres of land, more or less, of which 0.138 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 May 2016.

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16043-S Tract 1



PT: 1 N: 0.0000 E: 0.0000
 N2°30'48"W DIST: 435.60
 PT: 2 N: 435.1810 E: -19.1019
 N87°34'11"E DIST: 200.00
 PT: 3 N: 443.6617 E: 180.7182
 S2°30'48"E DIST: 435.60
 PT: 4 N: 8.4807 E: 199.8201
 S87°34'11"W DIST: 200.00
 PT: 5 N: 0.0000 E: 0.0000

CLOSING BEARING/DISTANCE: N0°00'00"E DIST: 0.00

MISCLOSURE: N= 0.0000, E= 0.0000

AREA: 2.000 ACRES



REFERENCE SURVEY NO. C
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