

**KOEHLER SURVEYING, INC.
P.O. BOX 28
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**LEGAL DESCRIPTION OF A 9.351 ACRE PARCEL
FOR FIRST CITIZENS NATIONAL BANK**

Being a parcel of land situated in part of the Northwest Quarter of Section 17, T-4-S, R-13-E, Marseilles Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the intersection of the east-west half section line of said Section 17 and the centerline of State Route 37 marking the northeast corner of a parcel of land now or formerly owned by S. Snyder and being the **POINT OF BEGINNING** of the herein after described parcel, referenced by a found iron rod situated N 89° 19' 43" W a distance of 33.73 feet;

thence N 89° 19' 43" W along the east-west half section line of said Section 17 and the north line of said S. Snyder parcel, passing two found iron rods a distance of 33.73 feet and 262.07 feet respectively, a total distance of 519.14 feet to a point marking the easterly line of a parcel of land now or formerly owned by W. Thomas (also known as the west bank of the Tymochtee Creek), reference by a found iron rod situated N 23° 58' 09" E a distance of 3.82 feet;

thence N 23° 58' 09" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 3.82 feet to a found iron rod;

thence N 30° 28' 36" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 223.60 feet to a found iron rod;

thence N 45° 22' 43" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 297.58 feet to a found iron rod;

thence N 43° 56' 04" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 307.76 feet to a found iron rod;

thence N 43° 36' 36" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 304.52 feet to a found iron rod;

thence N 25° 45' 09" E along said Thomas parcel and the west bank of the Tymochtee Creek a distance of 97.62 feet to a set iron rod;

thence S 57° 07' 19" E on a line and along a boundary agreement line (SV. D, Pg. 58) a distance of 346.24 feet to a found nail marking the centerline of said State Highway 37, passing a found iron rod a distance of 316.23 feet;

thence along the centerline of said State Highway 37 on a curve to the right a distance of 198.62 feet, said curve having a chord of 198.42 feet and a chord bearing of S 35° 44' 25" W to a set MAG nail, referenced by a set iron rod situated N 49° 47' 31" W a distance of 30.00 feet;

thence S 40° 12' 29" W along said centerline of State Highway 37 a distance of 366.17 feet to a set MAG nail, referenced by a set iron rod situated N 49° 47' 31" W a distance of 30.00 feet;

thence continuing along said centerline of State Highway 37 on a curve to the left a distance of 378.57 feet, said curve having a chord of 377.86 feet and a chord bearing of S 34° 09' 17" W, to the **POINT OF BEGINNING**.

Containing in all 9.351 acres of land, more or less, of which 0.656 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 September 2018.

18108-S



PT: 1 N: 0.0000 E: 0.0000
N89°19'43"W DIST: 519.14
PT: 2 N: 6.0831 E: -519.1044
N23°58'09"E DIST: 3.82
PT: 3 N: 9.5737 E: -517.5525
N30°28'36"E DIST: 223.60
PT: 4 N: 202.2802 E: -404.1454
N45°22'43"E DIST: 297.58
PT: 5 N: 411.3060 E: -192.3387
N43°56'04"E DIST: 307.76
PT: 6 N: 632.9344 E: 21.1959
N43°36'36"E DIST: 304.52
PT: 7 N: 853.4226 E: 231.2374
N25°45'09"E DIST: 97.62
PT: 8 N: 941.3469 E: 273.6517
S57°07'19"E DIST: 346.24
PT: 9 N: 753.3896 E: 564.4337
S35°44'25"W DIST: 198.42
PT: 10 N: 592.3374 E: 448.5342
S40°12'29"W DIST: 366.17
PT: 11 N: 312.6914 E: 212.1477
S34°09'17"W DIST: 377.86
PT: 12 N: 0.0030 E: 0.0059

CLOSING BEARING/DISTANCE: S62°56'19"W DIST: 0.0066

MISCLOSURE: N: 0.0030 E: 0.0059

AREA: 9.351 ACRES



REFERENCE SURVEY VOL. C
PAGE 1702 IN THE TAX MAP OFFICE
"2018"