

KOEHLER SURVEYING, INC.
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LEGAL DESCRIPTION OF A 0.166 ACRE PARCEL
FOR PAT SWAVEL

Being a parcel of land situated in part of Outlot #4 of Merriman's Second Addition to the Village of Marseilles, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the southeast corner of Outlot #3 and the southwest corner of Outlot #4 in said Merriman's Second Addition to the Village of Marseilles and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence on an assumed bearing of N 31° 00' 00" W along the common line between said Outlot #3 and Outlot #4 a distance of 285.15 feet to a point on the southeast bank of the Tymochtee Creek marking the northeast corner of said Outlot #3 and the northwest corner of said Outlot #4, passing a set iron rod a distance of 273.57 feet;

thence N 50° 51' 35" E along the southeast bank of said Tymochtee Creek and the northwest line of said Outlot #4 a distance of 25.51 feet to a point marking a corner of a parcel of land now or formerly owned by L. Swavel, referenced by a found iron rod situated S 31° 00' 00" E a distance of 10.50 feet;

thence S 31° 00' 00" E along said L. Swavel parcel a distance of 288.76 feet to a found iron rod marking a corner of said L. Swavel parcel and the southeast line of said Outlot #4, passing the aforementioned set iron rod a distance of 10.50 feet;

thence S 59° 00' 00" W along the southeast line of said Outlot #4 a distance of 25.25 feet to the **POINT OF BEGINNING**.

Containing in all 0.166 acres of land, more or less. 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 November 2018.

Prior Deed References – DV 172, Page 766

18012-S2

Adjoiner Only Tract

REFERENCE SURVEY BY
IN THE TAX MAP OFFICE
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42018"



PT: 1 N: 0.0000 E: 0.0000
N31°00'00"W DIST: 285.15
PT: 2 N: 244.4213 E: -146.8631
N50°51'35"E DIST: 25.51
PT: 3 N: 260.5237 E: -127.0775
S31°00'00"E DIST: 288.76
PT: 4 N: 13.0081 E: 21.6449
S59°00'00"W DIST: 25.25
PT: 5 N: 0.0034 E: 0.0014

CLOSING BEARING/DISTANCE: S23°11'02"W DIST: 0.0037

MISCLOSURE: N: 0.0034 E: 0.0014

AREA: 0.166 ACRES

