

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

**LEGAL DESCRIPTION OF A 1.669 ACRE PARCEL
FOR THE BRINGMAN CLARK FAMILY LIMITED PARTNERSHIP**

Being a parcel of land situated in part of the Northeast Quarter of Section 9, T-3-S, R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the north quarter post of said Section 9 and the centerline of State Highway 53;

thence on an assumed bearing of N 89° 40' 23" E along the north line of said Section 9 and the centerline of said State Highway 53 a distance of 218.68 feet to a set MAG nail marking a corner of a parcel of land now or formerly owned by D. Ackman and being the **POINT OF BEGINNING** of the hereinafter described parcel, referenced by a set iron rod situated S 00° 21' 52" W a distance of 22.50 feet;

thence continuing N 89° 40' 23" E along the north line of said Section 9 and the centerline of said State Highway 53 a distance of 326.71 feet to a set MAG nail, referenced by a set iron rod situated S 00° 21' 52" W a distance of 22.50 feet;

thence S 00° 21' 52" W on a line a distance of 222.52 feet to a set iron rod, passing the aforementioned set iron rod a distance of 22.50 feet;

thence S 89° 40' 23" W on a line a distance of 326.71 feet to a set iron rod marking the east line of said D. Ackman parcel;

thence N 00° 21' 52" E along said D. Ackman parcel a distance of 222.52 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 200.02 feet.

Containing in all 1.669 acres of land, more or less, of which 0.169 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 July 2019.

Prior Deed References – OR 254, Page 1630

19036-S Tract 1



PT: 1 N: 0.0000 E: 0.0000
N89°40'23"E DIST: 326.71
PT: 2 N: 1.8643 E: 326.7047
S0°21'52"W DIST: 222.52
PT: 3 N: -220.6512 E: 325.2893
S89°40'23"W DIST: 326.71
PT: 4 N: -222.5155 E: -1.4154
N0°21'52"E DIST: 222.52
PT: 5 N: 0.0000 E: 0.0000

CLOSING BEARING/DISTANCE: N00°00'00"E DIST: 0.0000

MISCLOSURE: N: 0.0000 E: 0.0000

AREA: 1.669 ACRES



REFERENCE SURVEY VOL. C
PAGE 1732 IN THE TAX MAP OFFICE

"2019"

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

**LEGAL DESCRIPTION OF A 3.943 ACRE PARCEL
FOR THE BRINGMAN CLARK FAMILY LIMITED PARTNERSHIP**

Being a parcel of land situated in part of the Northeast Quarter of Section 9, T-3-S, R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the north quarter post of said Section 9 and the centerline of State Highway 53;

thence on an assumed bearing of N 89° 40' 23" E along the north line of said Section 9 and the centerline of said State Highway 53 a distance of 218.68 feet to a set MAG nail marking a corner of a parcel of land now or formerly owned by D. Ackman, referenced by a set iron rod situated S 00° 21' 52" W a distance of 22.50 feet;

thence S 00° 21' 52" W along the east line of said D. Ackman parcel a distance of 222.52 feet to a set iron rod and being the **POINT OF BEGINNING** of the hereinafter described parcel, passing the aforementioned set iron rod a distance of 22.50 feet;

thence N 89° 40' 23" E on a line a distance of 326.71 feet to a set iron rod;

thence N 00° 21' 52" E on a line a distance of 222.52 feet to a set MAG nail marking the north line of said Section 9 and the centerline of said State Highway 53, passing a set iron rod a distance of 200.02 feet;

thence N 89° 40' 23" E along the north line of said Section 9 and the centerline of said State Highway 53 a distance of 114.81 feet to a set MAG nail marking the west line of the east half of the west half of the northeast quarter of said Section 9, referenced by a set iron rod situated S 00° 18' 29" W a distance of 22.50 feet;

thence S 00° 18' 29" W along the west line of the east half of the west half of the northeast quarter of said Section 9 a distance of 554.56 feet to a point marking a north line of a parcel of land now or formerly owned by C. Boes, Jr. and P. Boes Trustees, referenced by a set iron rod situated N 89° 59' 32" W a distance of 10.00 feet, passing the aforementioned set iron rod a distance of 22.50 feet;

thence N 89° 59' 32" W along a north line of said C. Boes, Jr. and P. Boes, Trustees parcel, a distance of 442.25 feet to a found iron pipe marking a corner of said C. Boes, Jr. and P. Boes Trustees parcel;

thence N 00° 25' 48" E along an east line of said C. Boes, Jr. and P. Boes, Trustees parcel a distance of 175.84 feet to a found iron pipe marking a corner of said D. Ackman parcel;

thence N 00° 21' 52" E along said D. Ackman parcel a distance of 153.62 feet to the **POINT OF BEGINNING**.

Containing in all 3.943 acres of land, more or less, of which 0.059 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 July 2019.

Prior Deed References – OR 254, Page 1630

19036-S Tract 2



PT: 1 N: 0.0000 E: 0.0000
N89°40'23"E DIST: 326.71
PT: 2 N: 1.8643 E: 326.7047
N0°21'52"E DIST: 222.52
PT: 3 N: 224.3798 E: 328.1201
N89°40'23"E DIST: 114.81
PT: 4 N: 225.0349 E: 442.9282
S0°18'29"W DIST: 554.56
PT: 5 N: -329.5171 E: 439.9466
N89°59'32"W DIST: 442.25
PT: 6 N: -329.4570 E: -2.3034
N0°25'48"E DIST: 175.84
PT: 7 N: -153.6220 E: -0.9838
N0°21'52"E DIST: 153.62
PT: 8 N: -0.0051 E: -0.0066

CLOSING BEARING/DISTANCE: N52°28'23"E DIST: 0.0084

MISCLOSURE: N: -0.0051 E: -0.0066

AREA: 3.943 ACRES



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