

KOEHLER SURVEYING, INC.
P.O. BOX 28
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**LEGAL DESCRIPTION OF A 1.137 ACRE PARCEL
FOR CHAD WALTER**

Being a parcel of land situated in part of the Southwest Quarter of Section 17, T-1-S, R-13-E, in the Village of Carey, Wyandot County, Ohio, and further described as follows:

Commencing at a found iron pipe marking the southwest corner of said Section 17; thence on an assumed bearing of S 86° 39' 43" E along the south line of said Section 17 a distance of 1342.32 feet to a found iron rod marking the east line of the west half of the southwest quarter of said Section 17; thence N 02° 56' 03" E along said east line of the west half of the southwest quarter of said Section 17 a distance of 1516.41 feet to a set iron rod marking a corner of a parcel of land now or formerly owned by C. Walter and being the **POINT OF BEGINNING** of the hereinafter described parcel, passing a found iron rod a distance of 1214.17 feet; thence N 02° 56' 03" E along said east line of the west half of the southwest quarter of said Section 17 a distance of 73.35 feet to a set iron rod marking a corner of a parcel of land now or formerly owned by The Village of Carey; thence N 57° 49' 08" E along said The Village of Carey parcel a distance of 794.53 feet to a found MAG nail marking the centerline of Findlay Street, passing a found iron rod a distance of 762.85 feet; thence S 50° 56' 28" E along the centerline of said Findlay Street a distance of 63.37 feet to a found MAG nail, referenced by a found iron rod situated S 57° 49' 08" W a distance of 40.68 feet marking the northwest line of a parcel of land now or formerly owned by D. & C. Stombaugh; thence S 57° 49' 08" W along said D. & C. Stombaugh parcel and said C. Walter parcel a distance of 857.11 feet to the **POINT OF BEGINNING**, passing the aforementioned found iron rod a distance of 40.68 feet.

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Containing in all 1.137 acres of land, more or less, of which 0.044 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.

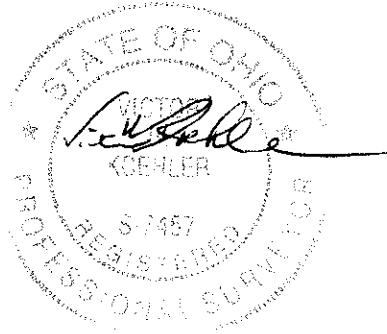
All set iron rods are 5/8" diameter with personalized plastic caps.

This legal description is based upon a survey performed by Victor B. Koehler, P.S. #7457, in December 2019.

Prior Deed References – OR 168, Page 964

19204-S

Adjoiner Only Parcel

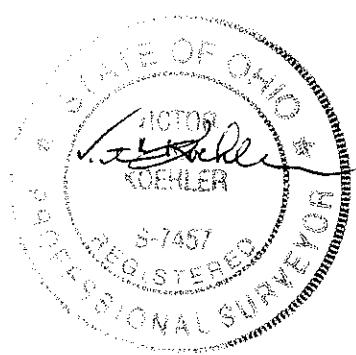


PT: 1 N: 0.0000 E: 0.0000
N2°56'03"E DIST: 73.35
PT: 2 N: 73.2538 E: 3.7547
N57°49'08"E DIST: 794.53
PT: 3 N: 496.4184 E: 676.2201
S50°56'28"E DIST: 63.37
PT: 4 N: 456.4877 E: 725.4268
S57°49'08"W DIST: 857.11
PT: 5 N: -0.0067 E: -0.0044

CLOSING BEARING/DISTANCE: N32°56'17"E DIST: 0.0080

MISclosure: N: -0.0067 E: -0.0044

AREA: 1.137 ACRES



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