

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

**LEGAL DESCRIPTION OF A 5.568 ACRE PARCEL
FOR KENNETH ALLSUP**

Being a parcel of land situated in part of the Northeast Quarter of Section 28, 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 28 and the centerline of County Highway 64;

thence on an assumed bearing of N 88° 32' 57" E along the north line of said Section 28 and the centerline of said County Highway 64 a distance of 406.27 feet to a set MAG nail and being the **POINT OF BEGINNING** of the hereinafter described parcel, referenced by a set iron rod situated S 01° 27' 03" E a distance of 25.00 feet;

thence continuing N 88° 32' 57" E along the north line of said Section 28 and the centerline of said County Highway 64 a distance of 136.78 feet to a found MAG nail marking a corner of a parcel of land now or formerly owned by D. & K. Allsup, referenced by a found iron rod situated S 01° 27' 03" E a distance of 25.00 feet;

thence S 01° 27' 03" E along said D. & K. Allsup parcel a distance of 400.00 feet to a found iron rod marking a corner of said D. & K. Allsup parcel, passing the aforementioned found iron rod a distance of 25.00 feet;

thence N 88° 32' 57" E along said D. & K. Allsup parcel a distance of 321.65 feet to a found iron rod marking a corner of said D. & K. Allsup parcel;

thence N 01° 06' 15" E along said D. & K. Allsup parcel a distance of 400.40 feet to found MAG nail marking the north line of said Section 28 and the centerline of said County Highway 64, passing a found iron rod a distance of 375.40 feet;

thence N 88° 32' 57" E along the north line of said Section 28 and the centerline of said County Highway 64 a distance of 568.97 feet to a set MAG nail, referenced by a set iron rod situated S 01° 06' 15" W a distance of 20.02 feet;

thence S 01° 06' 15" W on a line a distance of 314.00 feet to a set iron rod, passing the aforementioned set iron rod a distance of 20.02 feet;

thence S $89^{\circ} 44' 22''$ W on a line a distance of 61.51 feet to a set iron rod;
thence N $75^{\circ} 30' 55''$ W on a line a distance of 107.12 feet to a set iron rod;
thence S $74^{\circ} 11' 54''$ W on a line a distance of 76.98 feet to a set iron rod;
thence S $35^{\circ} 57' 01''$ W on a line a distance of 77.74 feet to a set iron rod;
thence S $04^{\circ} 19' 25''$ E on a line a distance of 37.21 feet to a set iron rod;
thence S $88^{\circ} 32' 57''$ W on a line a distance of 611.04 feet to a set iron rod;
thence N $35^{\circ} 29' 25''$ W on a line a distance of 242.56 feet to a set iron rod;
thence N $01^{\circ} 27' 03''$ W on a line a distance of 200.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 175.00 feet.

Containing in all 5.568 acres of land, more or less, of which 0.390 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 April 2020.

Prior Deed References – OR 222, Page 1076

20042-S



PT: 1 N: 0.0000 E: 0.0000
N88°32'57"E DIST: 136.78
PT: 2 N: 3.4631 E: 136.7362
S1°27'03"E DIST: 400.00
PT: 3 N: -396.4086 E: 146.8638
N88°32'57"E DIST: 321.65
PT: 4 N: -388.2647 E: 468.4107
N1°06'15"E DIST: 400.40
PT: 5 N: 12.0609 E: 476.1264
N88°32'57"E DIST: 568.97
PT: 6 N: 26.4667 E: 1044.9140
S1°06'15"W DIST: 314.00
PT: 7 N: -287.4750 E: 1038.8632
S89°44'22"W DIST: 61.51
PT: 8 N: -287.7547 E: 977.3539
N75°30'55"W DIST: 107.12
PT: 9 N: -260.9616 E: 873.6387
S74°11'54"W DIST: 76.98
PT: 10 N: -281.9239 E: 799.5678
S35°57'01"W DIST: 77.74
PT: 11 N: -344.8565 E: 753.9280
S4°19'25"E DIST: 37.21
PT: 12 N: -381.9606 E: 756.7332
S88°32'57"W DIST: 611.04
PT: 13 N: -397.4316 E: 145.8891
N35°29'25"W DIST: 242.56
PT: 14 N: -199.9359 E: 5.0673
N1°27'03"W DIST: 200.00
PT: 15 N: 0.0000 E: 0.0035

CLOSING BEARING/DISTANCE: S89°36'50"W DIST: 0.0035

MISCLOSURE: N: 0.0000 E: 0.0035

AREA: 5.568 ACRES



REFERENCE SURVEY VOL. C

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"2020"