

**KOEHLER SURVEYING, INC.  
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**LEGAL DESCRIPTION OF A 6.164 ACRE PARCEL  
FOR MARK WALTON**

Being a parcel of land situated in part of the Southeast Quarter of Section 36, T-3-S, R-14-E, Pitt Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found iron rod marking the south quarter post of said Section 36; thence on an assumed bearing of N 00° 03' 52" E along the north-south half section line of said Section 36 a distance of 1626.68 feet to a set iron rod and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence continuing N 00° 03' 52" E along the north-south half section line of said Section 36 a distance of 846.00 feet to a set iron rod marking a corner of a parcel of land now or formerly owned by S. Goble, Etal.;

thence N 89° 57' 42" E along said S. Goble, Etal. parcel a distance of 180.04 feet to a found iron rod marking a corner of said S. Goble, Etal. parcel, passing a found iron rod a distance of 5.04 feet;

thence S 00° 02' 13" E on a line a distance of 400.00 feet to a set iron rod;

thence S 89° 35' 17" E on a line a distance of 174.93 feet to set iron rod;

thence S 20° 24' 32" E on a line a distance of 123.27 feet to a set iron rod;

thence S 38° 21' 14" E on a line a distance of 153.89 feet to a set iron rod;

thence S 00° 35' 46" W on a line a distance of 190.67 feet to a set iron rod;

thence S 87° 54' 32" W on a line a distance of 493.00 feet to the **POINT OF BEGINNING**.

Containing in all 6.164 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 2022.

Prior Deed References – OR 268, Page 1340

22160-S



PT: 1 N: 0.0000 E: 0.0000  
N0°03'52"E DIST: 846.00  
PT: 2 N: 845.9995 E: 0.9516  
N89°57'42"E DIST: 180.04  
PT: 3 N: 846.1199 E: 180.9915  
S0°02'13"E DIST: 400.00  
PT: 4 N: 446.1200 E: 181.2494  
S89°35'17"E DIST: 174.93  
PT: 5 N: 444.8623 E: 356.1749  
S20°24'32"E DIST: 123.27  
PT: 6 N: 329.3302 E: 399.1613  
S38°21'14"E DIST: 153.89  
PT: 7 N: 208.6507 E: 494.6527  
S0°35'46"W DIST: 190.67  
PT: 8 N: 17.9911 E: 492.6689  
S87°54'32"W DIST: 493.00  
PT: 9 N: 0.0021 E: -0.0028

CLOSING BEARING/DISTANCE: S52°02'41"E DIST: 0.0035

MISCLOSURE: N: 0.0021 E: -0.0028

AREA: 6.164 ACRES



REFERENCE SURVEY VOL. C  
PAGE 1864 IN THE TAX MAP OFFICE

"2022"