

# HANK AND ASSOCIATES, INC.



ENGINEERING SURVEYING



*Daniel J. Nichols, P.S.*

*James G. Homan, Jr., P.S.*

**137 South Washington Street • Tiffin, Ohio 44883**  
**Telephone: (419) 447-4300 • Facsimile: (419) 447-2076**

## PARCEL # 2 LEGAL DESCRIPTION

Being a parcel of land situated in the Northeast Quarter of Section 3, Sycamore Township, Township-1-South, Range-15-East, Wyandot County, Ohio, described as follows:

**BEGINNING** at a found iron rod marking the Northeast Corner of Section 3 and the centerline intersection of County Road 1 and Township Road 10 referenced by a set iron rod at **S 47° 32' 10" W** forty-five and eighteen hundredths (45.18) feet;

thence **S 00° 37' 19" W** six hundred sixty and twenty-eight hundredths (**660.28**) feet along the easterly line of said section and the centerline of Township Highway 10 to a set nail marking the Northeasterly corner of a 60 acre parcel of land now or formerly owned by Glen Wickham as described in Wyandot County Deed Volume 204, Page 709, 711 referenced by a set iron rod at **S 89° 50' 02" W** thirty-three and zero hundredths (33.00) feet;

thence **S 89° 50' 02" W** two hundred sixty-three and eight hundredths (**263.08**) feet along Wickham's northerly line to the centerline of a ditch, referenced by a set iron rod at **S 89° 50' 02" W** thirty-five (35) feet;

thence along the centerline of ditch as follows:

thence **N 07° 38' 28" E** ninety-six and twenty-five hundredths (**96.25**) feet from which a set iron rod for reference bears **S 90° 00' 00" W** forty-five (45) feet;

thence **N 09° 06' 24" W** one hundred thirty-three and fifty-one hundredths (**133.51**) feet from which a set iron rod for reference bears **S 90° 00' 00" W** twenty (20) feet;

thence **N 03° 55' 34" W** one hundred twenty-two and twenty-nine hundredths (**122.29**) feet from which a set iron rod for reference bears **S 90° 00' 00" W** fifteen (15) feet;

thence **N 04° 08' 36" W** ninety-eight and eighty-three hundredths (**98.83**) feet from which a set iron rod for reference bears **S 90° 00' 00" W** thirty-five (35) feet;

thence **N 32° 45' 10" W** eighty-one and fourteen hundredths (**81.14**) feet from which a set iron rod for reference bears **S 90° 00' 00" W** twenty (20) feet;

thence **N 59° 39' 04" W** one hundred twenty-eight and forty-nine hundredths (**128.49**) feet from which a set iron rod for reference bears **S 00° 00' 00" W** thirty-five (35) feet;

REFERENCE SURVEY VOL. D  
PAGE 202 IN THE TAX MAP OFFICE

PARCEL 2

5.036 4e

thence **N 74° 00' 50" W** one hundred twenty-four and ninety-six hundredths (**124.96**) feet from which a set iron rod for reference bears **S 00° 00' 00" W** twenty (20) feet;

thence **S 67° 25' 23" W** one hundred nineteen and ninety-one hundredths (**119.91**) feet from which a set iron rod for reference bears **S 00° 00' 00" W** fifteen (15) feet;

thence **N 00° 00' 00" E** ninety-one and sixty-six hundredths (**91.66**) feet to a set nail marking the northerly line of said section and the centerline of County Highway 1, passing a set iron rod at sixty-one and sixty-six hundredths (61.66) feet marking the southerly right-of-way of said highway;

thence **S 90° 00' 00" E** six hundred seventy-nine and seventy-two hundredths (**679.72**) feet along said northerly section line and said centerline to **THE POINT OF BEGINNING**.

Containing in all, **5.036 acres** of land, more or less, of which 0.946 acres is currently contained in the road right-of-way, subject to all legal highways and easements.

The bearing of County Highway 1 is assumed **S 90° 00' 00" E**.

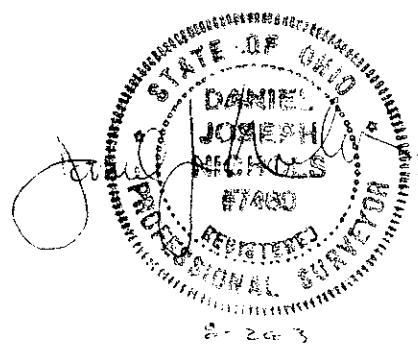
Bearings are assumed and for angular measurement only.

All iron rods set are **5/8" diameter by 30" length** with personalized caps marked **HANK AND ASSOC.** Driven flush.

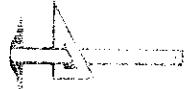
This 5.036 acre legal description is based upon an actual field survey done by Daniel J. Nichols, P.S. #7460, Hank and Associates, Inc., 137 South Washington Street, Tiffin, Ohio, 44883, in July, 2003.

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*revised 8-01-2003*



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## PARCEL #1 LEGAL DESCRIPTION

Being a parcel of land situated in the Northeast Quarter of Section 3, Sycamore Township, Township-1-South, Range-15-East, Wyandot County, Ohio, described as follows:

Commencing at a found iron rod marking the Northeast Corner of Section 3 and the centerline intersection of County Road 1 and Township Road 10 referenced by a set iron rod at S 47° 32' 10" W forty-five and eighteen hundredths (45.18) feet;

thence N 90° 00' 00" W six hundred seventy-nine and seventy-two hundredths (679.72) feet along the northerly line of Section 3 and the centerline of County Highway 1 to a set nail, **THE POINT OF BEGINNING**; referenced by a set iron rod at S 00° 00' 00" W thirty and zero hundredths (30.00) feet;

thence **S 00° 00' 00" W** ninety-one and sixty-six hundredths (91.66) feet to the centerline of a ditch referenced by a set iron rod at S 00° 00' 00" W fifteen (15) feet;

thence along the centerline of ditch as follows:

thence **S 73° 28' 00" W** one hundred thirty-six and seventy-five hundredths (136.75) feet from which a set iron rod for reference bears S 00° 00' 00" W twenty (20) feet;

thence **N 88° 49' 18" W** one hundred sixty-two and seventy-two hundredths (162.72) feet from which a set iron rod for reference bears S 00° 00' 00" W eighteen (18) feet;

thence **S 72° 41' 41" W** three hundred sixty-eight and seventy-one hundredths (368.71) feet to a set iron rod;

thence **S 00° 36' 04" W** one hundred twenty and fifty-nine hundredths (120.59) feet to a set iron rod;

thence **N 87° 34' 44" W** three hundred forty-four and ninety-eight hundredths (344.98) feet to a set iron rod;

thence **N 00° 00' 00" W** three hundred forty-two and ninety-two hundredths (342.92) feet to a set nail, passing a set iron rod at three hundred twelve and ninety-two hundredths (312.92) feet marking the southerly right-of-way of said highway;

thence **S 90° 00' 00" E** nine hundred ninety-one and seventy-five hundredths (991.75) feet along said northerly section line and said centerline to **THE POINT OF BEGINNING**.

REFERENCE SURVEY VOL. D  
PAGE 202 IN THE TAX MAP OFFICE

PARCEL 1

5.0674c

Containing in all, **5.067 acres** of land, more or less, of which 0.683 acres is currently contained in the road right-of-way, subject to all legal highways and easements.

The bearing of County Highway 1 is assumed S  $90^{\circ} 00' 00''$  E.

Bearings are assumed and for angular measurement only.

All iron rods set are 5/8" diameter by 30" length with personalized caps marked HANK AND ASSOC. Driven flush.

This 5.067 acre legal description is based upon an actual field survey done by Daniel J. Nichols, P.S. #7460, Hank and Associates, Inc., 137 South Washington Street, Tiffin, Ohio, 44883, in July, 2003.

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