

KOEHLER SURVEYING, INC.  
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LEGAL DESCRIPTION OF A 52.480 ACRE PARCEL  
FOR REGINA K. GABRIEL

Being a parcel of land situated in part of the Southwest Quarter of Section 32, T-3-S, R-14-E, Pitt Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the Northwest Corner of Section 5, T-4-S, R-14-E;

thence on an assumed bearing of N 89° 37' 38" E along the north line of said Section 5 a distance of 181.50 feet to a set iron rod marking the southeast corner of a parcel of land now or formerly owned by T. S. Anderson and E. G. Coffman and being the **POINT OF BEGINNING**;

thence N 00° 27' 17" E along the east line of said Anderson/Coffman parcel a distance of 2646.86 feet to a set MAG nail on the centerline of State Route 294 marking the most northerly corner of said Anderson/Coffman parcel, passing a set iron rod a distance of 2616.86 feet;

thence N 89° 29' 02" E along said centerline a distance of 185.62 feet to a point marking the northwest corner of a parcel of land currently owned by C. & P. Stansberry;

thence S 00° 33' 02" E along the west line of said Stansberry parcel a distance of 422.28 feet to a found iron pipe marking the southwest corner of said Stansberry parcel, passing a found nail a distance of 0.14 feet and a found iron pipe a distance of 30.12 feet;

thence N 89° 29' 57" E along the south line of said Stansberry parcel a distance of 174.94 feet to a found iron pipe marking the southeast corner of said Stansberry parcel;

thence N 00° 32' 08" W along the east line of said Stansberry parcel a distance of 422.33 feet to a point on the centerline of State Route 294 marking the northeast corner of said Stansberry parcel, passing a found iron pipe a distance of 391.68 feet and a found nail a distance of 422.25 feet;

thence N 89° 29' 02" E along said centerline a distance of 347.18 feet to a found nail marking the northwest corner of a parcel of land currently owned by G. & M. Rowland;

thence S 01° 26' 56" W along the west line of said Rowland parcel a distance of 330.00 feet to a found iron rod marking the southwest corner of said Rowland parcel, passing a set iron rod a distance of 30.02 feet;

thence N 89° 29' 49" E along the south line of said Rowland parcel a distance of 120.36 feet to a set iron rod on the west line of a parcel of land currently owned by T. & M. Farms, LTD., marking the southeast corner of said Rowland parcel;

thence S 01° 21' 37" W along the west line of said T. & M. Farms parcel a distance of 1366.22 feet to a found wood post marking a corner of said T. & M. Farms parcel, passing a set iron rod a distance of 1363.22 feet;

thence N 84° 42' 54" E along a line of said T. & M. Farms parcel a distance of 253.44 feet to a set iron rod marking a corner of said T. & M. Farms parcel;

thence S 01° 09' 18" E along a line of said T. & M. Farms parcel a distance of 974.99 feet to a set iron rod on the south line of said Section 32 (north line Section 5) marking a corner of said T. & M. Farms parcel;

thence S 89° 37' 38" W along the south line of said Section 32 (north line Section 5) a distance of 1080.44 feet to the **POINT OF BEGINNING**.

Containing in all 52.480 acres of land, more or less, of which 0.367 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, 2004.

Prior Deed Reference – Volume 117, Page 33.

04200-S