

# 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

## LEGAL DESCRIPTION

Being a parcel of land situated in the northeast quarter of Section 4, Crawford Township, Township-1-South, Range-13-East, Wyandot County, Ohio, described as follows:

Commencing at a found stone marking the centerline intersection of County Highway 3 and County Highway 99;

thence **S 00° 00' 00"** W one thousand six hundred forty-nine and fifty-two hundredths (1649.52) feet along the centerline of County Highway 99 to a found railroad spike from which a set iron rod for reference bears **N 90° 00' 0"** E twenty and zero hundredths (20.00) feet;

thence **S 10° 05' 29"** E one hundred thirty-two and fifty-four hundredths (132.54) feet along said centerline to a found stone marking the southwesterly corner of a 56.70 acre parcel of land now or formerly owned by H.E. Fredritz as described in Wyandot County Official Record Volume 118, page 824, **THE POINT OF BEGINNING**, from which a set iron rod for reference bears **S 89° 41' 01"** E twenty and two hundredths (20.02) feet;

thence **S 89° 41' 01"** E two hundred twenty-three and seventy-one hundredths (223.71) feet along said Fredritz's southerly line to a set iron rod;

thence **S 14° 18' 19"** W one hundred twenty-one and seventy hundredths (121.70) feet to a set iron rod;

thence **S 02° 13' 39"** E one hundred forty and two hundredths (140.02) feet to a found iron rod;

thence **N 89° 59' 33"** W one hundred eighty-eight and sixty-seven hundredths (188.67) feet to a set nail marking the centerline of County Highway 99, from which a found iron rod for reference bears **S 89° 59' 33"** E seventeen and ninety hundredths (17.90) feet;

thence **N 02° 18' 00"** W two hundred fifty-nine and twenty-six hundredths (259.26) feet along said centerline to **THE POINT OF BEGINNING**.

Containing in all, **1.168** acres of land, more or less, subject to all legal highways and easements of which **0.119** acres, more or less, is currently contained within the highway right-of-way.

The bearing of County Highway 99 is assumed N 02° 18' 00" W.

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 1.168 acre legal description is based upon an actual field survey done by James G. Homan, Jr., P.S. #6972, HANK and Associates, Inc., 137 South Washington Street, Tiffin, Ohio in May, 2005.

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