



ENGINEERS • SURVEYORS

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**LEGAL DESCRIPTION FOR McCREARY ESTATES
10.000 ACRE TRACT
PITT TOWNSHIP, WYANDOT COUNTY, OHIO**

SITUATED IN THE STATE OF OHIO, COUNTY OF WYANDOT, TOWNSHIP OF PITT, AND BEING PART OF THE SOUTHWEST AND SOUTHEAST QUARTERS OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 14 EAST, BEING A 10.000 ACRE TRACT OUT OF AN ORIGNAL 52.500 TRACT CONVEYED TO JAMES MCCLAIN, (L.E.), OF RECORD IN DEED BOOK 103, PAGE 430, RECORDS REFER TO THE COUNTY RECORDER'S OFFICE, WYANDOT COUNTY, OHIO, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR REFERENCE AT A STONE AND MONUMENT BOX FOUND MARKING THE NORTHWEST CORNER OF SAID SECTION 30, WHICH POINT ALSO MARKS THE INTERSECTION OF THE CENTERLINE OF TOWNSHIP HIGHWAY 65 WITH THE EAST RIGHT OF WAY LINE OF COUNTY HIGHWAY 109 (33 FEET IN WIDTH);

THENCE ON AN ASSUMED BEARING OF SOUTH 00 DEGREES 58 MINUTES 56 SECONDS WEST, A DISTANCE OF 4222.36 FEET ALONG THE WEST LINE OF SAID SECTION 30 AND EAST RIGHT OF WAY LINE OF COUNTY HIGHWAY 109 TO A 5/8 INCH IRON PIN FOUND AT A SOUTHWEST CORNER OF A TRACT CONVEYED TO MARY E. TAYLOR MCCREARY OF RECORD IN DEED BOOK 103, PAGE 430 AND THE NORTHWEST CORNER OF SAID MCCLAIN TRACT, SAID IRON PIN MARKING THE POINT OF BEGINNING;

THENCE SOUTH 89 DEGREES 47 MINUTES 15 SECONDS EAST, A DISTANCE OF 4441.28 FEET ALONG THE NORTH LINE OF SAID MCCLAIN TRACT AND THE SOUTH LINE OF SAID MCCREARY TRACT TO A RAILROAD SPIKE SET IN THE CENTERLINE OF COUNTY HIGHWAY 115 (60 FEET IN WIDTH), SAID SPIKE REFERENCED BY A 5/8 INCH IRON PIN SET NORTH 89 DEGREES 47 MINUTES 15 SECONDS WEST A DISTANCE OF 30.00 FEET;

THENCE SOUTH 00 DEGREES 28 MINUTES 35 SECONDS WEST, A DISTANCE OF 98.07 FEET WITH THE EAST LINE OF SAID MCCLAIN TRACT AND THE CENTERLINE OF SAID COUNTY HIGHWAY 115 TO A RAILROAD SPIKE SET REFERENCED BY A 5/8 INCH IRON PIN SET NORTH 89 DEGREES 47 MINUTES 15 SECONDS WEST A DISTANCE OF 30.00 FEET;

THENCE NORTH 89 DEGREES 47 MINUTES 15 SECONDS WEST, A DISTANCE OF 4442.14 FEET OVER AND ACROSS SAID MCCLAIN TRACT PASSING AN IRON PIN SET AT 30.00 FEET, TO A 5/8 INCH IRON PIN SET ON THE WEST LINE OF SAID MCCLAIN TRACT AND THE WEST LINE OF SAID SECTION 30;

THENCE NORTH 00 DEGREES 58 MINUTES 56 SECONDS EAST A DISTANCE OF 98.08 FEET WITH THE WEST LINE OF SAID MCCLAIN TRACT AND THE WEST LINE OF SAID SECTION 30 TO A 5/8 INCH IRON PIN FOUND MARKING THE POINT OF BEGINNING, CONTAINING 10.000 ACRES OF LAND, OF WHICH 0.068 ACRES ARE IN THE RIGHT-OF-WAY OF SAID COUNTY HIGHWAY 115, MORE OR LESS.

THE ABOVE DESCRIPTION WAS BASED ON A SURVEY PREPARED BY MAKEEVER AND ASSOCIATES, INC. UNDER THE DIRECT SUPERVISION OF JEFFERY M. ROWE, P.S, PROFESSIONAL SURVEYOR NO. 7463, DATED MAY, 2005, AND IS SUBJECT TO ALL HIGHWAYS, EASEMENTS, AND RESTRICTIONS OF RECORD.

ALL IRON PINS SET ARE 5/8" O.D. X 30" LONG REINFORCING RODS WITH YELLOW PLASTIC CAPS STAMPED "MAKEEVER & ASSOC." UNLESS OTHERWISE NOTED.

BEARINGS SHOWN HEREON ARE TO AN ASSUMED AZIMUTH AND ARE USED TO DENOTE ANGLES ONLY.

PRIOR DEED REFERENCE: DEED RECORD 103, PAGE 430