

**KOEHLER SURVEYING, INC.
P.O. BOX 28
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(419) 294-5388**

**LEGAL DESCRIPTION OF A 21.912 ACRE PARCEL
FOR PATRICE EDWARDS**

Being a parcel of land situated in part of the Northwest Quarter of Section 14, T-3-S.
R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows

Commencing at a found stone in a monument box marking the Northwest Corner of said
Section 14;

thence on an assumed bearing of N 88° 59' 08" E along the north line of said Section 14
a distance of 729.00 feet to a set MAG nail and being the **POINT OF BEGINNING**
referenced by a set iron rod situated S 01° 00' 52" E a distance of 60.00 feet;

thence continuing N 88° 59' 08" E along said section line a distance of 599.45 feet to a
set iron rod marking the northwest corner of a parcel of land currently owned by T. & S.
Miller, passing a found iron rod a distance of 559.45 feet;

thence S 00° 01' 41" E along the west line of said Miller parcel a distance of 1327.58 feet
to a set iron rod marking the southwest corner of said Miller parcel;

thence N 88° 58' 20" E along the south line of said Miller parcel and the south line of a
parcel of land currently owned by G. & B. Bowen a distance of 692.83 feet to a set iron
rod;

thence S 00° 22' 59" W a distance of 689.94 feet to a set iron rod;

thence N 88° 32' 34" W a distance of 688.00 feet to a set iron rod;

thence N 00° 01' 41" W a distance of 620.00 feet to a set iron rod;

thence S 88° 58' 20" W a distance of 310.00 feet to a set iron rod;

thence N 03° 12' 02" W a distance of 1308.40 feet to a set iron rod;

thence S 88° 59' 08" W a distance of 216.00 feet to a set iron rod;

thence N 01° 00' 52" W a distance of 60.00 feet to the **POINT OF BEGINNING**.

Containing in all 21.912 acres of land, more or less, of which 0.413 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. Kochier, P.S. #7457, in June, 2006.

Prior Deed Reference – OR Volume 123, Page 530; OR Volume 131, Page 244

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