

**KOEHLER SURVEYING, INC.**  
**P.O. BOX 28**  
**UPPER SANDUSKY, OHIO 43351**  
**(419) 294-5388**

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**LEGAL DESCRIPTION OF A 0.994 ACRE PARCEL  
FOR MICHAEL MITCHELL**

Being a parcel of land situated in part of the Southwest Quarter of Section 18, T-1-S,  
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the West Quarter Post of said Section 18;

thence on an assumed bearing of S 00° 04' 27" W along the west line of said Section 18 a  
distance of 1900.14 feet to a point and being the **POINT OF BEGINNING**, passing a set  
iron rod a distance of 330.15 feet, a found P-K nail a distance of 349.29 feet and a found  
iron rod for reference a distance of 1743.62 feet;

thence N 10° 32' 23" E a distance of 160.24 feet to a point referenced by a found iron rod  
situated S 84° 09' 01" W a distance of 10.00 feet;

thence N 21° 52' 43" E a distance of 269.88 feet to a point referenced by a found iron rod  
situated N 84° 27' 09" W a distance of 42.13 feet;

thence N 18° 59' 23" E a distance of 270.84 feet to a point referenced by a found iron rod  
situated N 83° 18' 51" W a distance of 11.30 feet;

thence N 06° 18' 14" W a distance of 463.00 feet to a point referenced by a found iron rod  
situated S 75° 00' 55" W a distance of 11.04 feet;

thence N 10° 23' 25" E a distance of 186.36 feet to a point referenced by a found iron rod  
situated N 66° 42' 25" W a distance of 1.78 feet;

thence N 41° 21' 29" E a distance of 334.13 feet to a point referenced by a found iron rod  
situated N 00° 49' 39" W a distance of 7.79 feet;

thence S 00° 49' 39" E a distance of 37.24 feet to a point on the centerline of the  
Tymochtee Creek, referenced by the last mentioned found iron rod;

thence S 41° 21' 29" W along the centerline of the Tymochtee Creek a distance of 299.62  
feet to a point, referenced by a set iron rod situated N 64° 17' 29" W a distance of 27.72  
feet;

thence S 10° 23' 25" W along the centerline of the Tymochtee Creek a distance of 175.77  
feet to a point, referenced by a set iron rod situated S 86° 53' 15" W a distance of 35.97  
feet;

thence S 06° 18' 14" E along the centerline of the Tymochtee Creek a distance of 464.94 feet to a point, referenced by a set iron rod situated N 83° 33' 08" W a distance of 36.92 feet;

thence S 18° 59' 23" W along the centerline of the Tymochtee Creek a distance of 277.08 feet to a point, referenced by a set iron rod situated N 78° 55' 03" W a distance of 66.61 feet;

thence S 21° 52' 43" W along the centerline of the Tymochtee Creek a distance of 268.03 feet to a point, referenced by a set iron rod situated N 80° 01' 23" W a distance of 35.60 feet;

thence S 10° 32' 23" W along the centerline of the Tymochtee Creek a distance of 293.10 feet to a point on the west line of said Section 18 referenced by a found iron rod situated N 00° 04' 27" E a distance of 294.15 feet;

thence N 00° 04' 27" E along the west line of said Section 18 a distance of 137.63 feet to the **POINT OF BEGINNING**.

Containing in all 0.994 acres of land, more or less, 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 February, 2007.

Prior Deed Reference – OR Volume 138, Page 697.

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**Tract 3**

KOEHLER SURVEYING, INC.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351  
(419) 294-5388

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LEGAL DESCRIPTION OF A 15.932 ACRE PARCEL  
FOR MICHAEL MITCHELL

Being a parcel of land situated in part of the Southwest Quarter of Section 18, T-1-S,  
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the West Quarter Post of said Section 18;

thence on an assumed bearing of N 89° 10' 21" E along the east-west half section line of  
said Section 18 a distance of 610.30 feet to a set iron rod marking a PI of a curve of the  
centerline of Township Highway 18 being the **POINT OF BEGINNING**, passing a set  
iron rod a distance of 590.60 feet;

thence continuing N 89° 10' 21" E along said half section line a distance of 409.71 feet to a  
set iron rod marking the northwest corner of a parcel of land currently owned by R. Woods,  
et ux, passing a found iron rod a distance of 166.83 feet;

thence S 00° 49' 39" E along a westerly line of said Woods parcel a distance of 108.90 feet  
to a set iron rod;

thence S 39° 16' 22" E along a westerly line of said Woods parcel a distance of 397.18 feet  
to a point, referenced by a set iron rod situated N 53° 14' 03" E a distance of 39.83  
feet;

thence S 53° 14' 03" W along a westerly line of said Woods parcel a distance of 122.76 feet  
to a set iron rod on the north line of a parcel of land currently owned by C. Johnson and  
marking the southwest corner of said Woods parcel;

thence S 89° 44' 03" W along the north line of said Johnson parcel and the north line of a  
parcel of land currently owned by T. Vaughn, et al, a distance of 753.48 feet to a set iron  
rod marking a corner of said Vaughn parcel;

thence N 00° 49' 39" W along an easterly line of said Vaughn parcel a distance of 99.63  
feet to a point on the centerline of the Tymochtee Creek, referenced by a found iron rod  
situated N 00° 49' 39" W a distance of 45.03 feet;

thence S 41° 21' 29" W along the centerline of the Tymochtee Creek a distance of 299.62  
feet to a point, referenced by a set iron rod situated N 64° 17' 29" W a distance of 27.72  
feet;

REFERENCE SURVEY VOL. D  
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(COMBINATION (15.932 A)  
TRACT)

thence S 10° 23' 25" W along the centerline of the Tymochtee Creek a distance of 175.77 feet to a point, referenced by a set iron rod situated S 86° 53' 15" W a distance of 35.97 feet;

thence S 06° 18' 14" E along the centerline of the Tymochtee Creek a distance of 464.94 feet to a point, referenced by a set iron rod situated N 83° 33' 08" W a distance of 36.92 feet;

thence S 18° 59' 23" W along the centerline of the Tymochtee Creek a distance of 277.08 feet to a point, referenced by a set iron rod situated N 78° 55' 03" W a distance of 66.61 feet;

thence S 21° 52' 43" W along the centerline of the Tymochtee Creek a distance of 268.03 feet to a point, referenced by a set iron rod situated N 80° 01' 23" W a distance of 35.60 feet;

thence S 10° 32' 23" W along the centerline of the Tymochtee Creek a distance of 293.10 feet to a point on the west line of said Section 18 referenced by the next mentioned found iron rod;

thence N 00° 04' 27" E along the west line of said Section 18, passing a found iron rod for reference a distance of 294.15 feet, a total distance of 1688.48 feet to found P-K nail on the centerline of Township Highway 18, referenced by a set iron rod situated N 00° 04' 27" E a distance of 19.14 feet;

thence N 59° 36' 47" E along said centerline and the tangent to a centerline curve a distance of 707.94 feet to the **POINT OF BEGINNING**.

Containing in all 15.932 acres of land, more or less, of which 0.258 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 February, 2007.

Prior Deed Reference – OR Volume 138, Page 697.

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**Combination**

KOEHLER SURVEYING, INC.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43331  
(419) 294-5388

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LEGAL DESCRIPTION OF A 14.938 ACRE PARCEL  
FOR MICHAEL MITCHELL

Being a parcel of land situated in part of the Southwest Quarter of Section 18, T-1-S,  
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the West Quarter Post of said Section 18;

thence on an assumed bearing of N 89° 10' 21" E along the east-west half section line of  
said Section 18 a distance of 610.30 feet to a set iron rod marking a PI of a curve of the  
centerline of Township Highway 18 being the **POINT OF BEGINNING**, passing a set  
iron rod a distance of 590.60 feet;

thence continuing N 89° 10' 21" E along said half section line a distance of 409.71 feet to a  
set iron rod marking the northwest corner of a parcel of land currently owned by R. Woods,  
et ux, passing a found iron rod a distance of 166.83 feet;

thence S 00° 49' 39" E along a westerly line of said Woods parcel a distance of 108.90 feet  
to a set iron rod;

thence S 39° 16' 22" E along a westerly line of said Woods parcel a distance of 397.18 feet  
to a point, referenced by a set iron rod situated N 53° 14' 03" E a distance of 39.83  
feet;

thence S 53° 14' 03" W along a westerly line of said Woods parcel a distance of 122.76 feet  
to a set iron rod on the north line of a parcel of land currently owned by C. Johnson and  
marking the southwest corner of said Woods parcel;

thence S 89° 44' 03" W along the north line of said Johnson parcel and the north line of a  
parcel of land currently owned by T. Vaughn, et al. a distance of 753.48 feet to a set iron  
rod marking a corner of said Vaughn parcel;

thence N 00° 49' 39" W along an easterly line of said Vaughn parcel a distance of 136.87  
feet to a point, referenced by a found set iron rod situated N 00° 49' 39" W a distance of  
7.79 feet;

thence S 41° 21' 29" W a distance of 534.13 feet to a point, referenced by a set iron rod  
situated N 66° 42' 25" W a distance of 1.78  
feet;

thence S 10° 23' 25" W a distance of 186.36 feet to a point, referenced by a set iron rod  
situated S 75° 00' 55" W a distance of 11.04  
feet;

REFERENCE SURVEY VOL. D  
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(TRACT 2) (14.938A)

thence S 06° 18' 14" E a distance of 463.00 feet to a point, referenced by a set iron rod situated N 83° 18' 51" W a distance of 11.30 feet;

thence S 18° 59' 23" W a distance of 270.84 feet to a point, referenced by a set iron rod situated N 84° 27' 09" W a distance of 42.13 feet;

thence S 21° 52' 43" W a distance of 269.88 feet to a point, referenced by a set iron rod situated S 84° 09' 01" W a distance of 10.00 feet;

thence S 10° 32' 23" W a distance of 160.24 feet to a point on the west line of said Section 18, referenced by the next mentioned found iron rod;

thence N 00° 04' 27" E along the west line of said Section 18, passing a found iron rod for reference a distance of 156.52 feet, a total distance of 1550.85 feet to found P-K nail on the centerline of Township Highway 18, referenced by a set iron rod situated N 00° 04' 27" E a distance of 19.14 feet;

thence N 59° 36' 47" E along said centerline and the tangent to a centerline curve a distance of 707.94 feet to the **POINT OF BEGINNING**.

Containing in all 14.938 acres of land, more or less, of which 0.258 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 February, 2007.

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Tract 2