

COEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 8.054 ACRE PARCEL
FOR MENNEL MILLING COMPANY**

Being a parcel of land situated in part of the Southwest and Southeast Quarters of Section 30, T-2-S, R-14-E, Crane Township and in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a found iron rod in a monument box marking the intersection of the south line of said Section 30 and the centerline of Warpole Street;

thence on an assumed bearing of N 90° 00' 00" W along south line of said Section 30 a distance of 602.91 feet to a found P-K nail on the west line of a parcel of land currently owned by CSX Transportation and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 17° 06' 26" W a distance of 31.39 feet;

thence continuing N 90° 00' 00" W along the south line of said Section 30 a distance of 428.35 feet to a found MAG nail marking the southeast corner of a parcel of land currently owned by D. A. and L. Balz;

thence N 00° 00' 00" E along the east line of said Balz parcel, passing a found iron rod for reference a distance of 26.05 feet, a total distance of 275.00 feet to a point marking the northeast corner of said Balz parcel referenced by a found iron rod situated N 11° 18' 36" W a distance of 1.00 foot;

thence N 90° 00' 00" W along the north line of said Balz parcel a distance of 150.00 feet to a point marking a southeasterly corner of a parcel of land currently owned by S. Frank;

thence N 11° 18' 36" W along said Frank parcel a distance of 620.20 feet to a found iron rod marking a corner of said Frank parcel, passing a set iron rod for reference a distance of 2.00 feet;

thence S 90° 00' 00" E along said Frank parcel a distance of 150.00 feet to a found iron rod marking a corner of said Frank parcel;

thence N 53° 49' 35" E along said Frank parcel a distance of 136.97 feet to a set iron rod on the west line of said CSX Transportation parcel;

thence S 26° 52' 07" E along said CSX Transportation parcel a distance of 562.91 feet to a set iron rod;

thence along said CSX Transportation parcel an arc distance of 498.1772 feet on a curve to the right having a radius of 2831.9344 feet, a chord of 497.5351 feet and a chord bearing of S 21° 49' 45" E to the **POINT OF BEGINNING**, passing a set iron rod for reference an arc distance of 466.7872 feet;

Containing in all 8.050 acres of land, more or less, of which 0.292 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 March, 2010.

Prior Deed Reference - Volume 134, Page 271; Volume 178, Page 473;
Volume 192, Page 104; Volume 217, Page 271,
OR Volume 217, Page 268.

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