

.KOEHLER SURVEYING, INC.
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LEGAL DESCRIPTION OF A 81.550 ACRE PARCEL
FOR THE C. B. SWEIGARD ESTATE

Being a parcel of land situated in part of the Southeast Quarter of Section 31, T-1-S,
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southeast Corner of said
Section 31 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 89° 52' 31" W along the centerline of County
Highway 4 a distance of 374.76 feet to a set MAG nail marking the southeast corner of a
parcel of land currently owned by C. M. Plott, et ux;

thence N 00° 07' 29" E along the east line of said Plott parcel a distance of 182.45 feet to
a found iron rod marking the northeast corner of said parcel, passing a found iron rod for
reference a distance of 20.00 feet;

thence N 89° 52' 31" W along the north line of said Plott parcel a distance of 289.50 feet
to a found iron rod marking the northwest corner of said parcel;

thence S 00° 07' 29" W along the west line of said Plott parcel a distance of 182.45 feet
to a set MAG nail on the centerline of County Highway 4 marking the southwest corner
of said parcel, referenced by a found iron rod situated N 00° 11' 22" W a distance of
22.04 feet;

thence N 89° 52' 31" W along said centerline a distance of 656.16 feet to a set MAG nail
marking the southeast corner of a parcel of land currently owned by J. M. Karg, et ux;

thence N 00° 04' 11" E along the east line of said Karg parcel and the east line of a parcel
of land currently owned by D. R. Koehler, Trustee a distance of 1329.85 feet to a set iron
rod marking the northeast corner of said Koehler Trust parcel;

thence N 89° 55' 22" W along the north line of said Koehler Trust parcel a distance of
262.30 feet to a set iron rod marking the southeast corner of a parcel of land currently
owned by L. Sweigard, et ux;

REFERENCE SURVEY VOL. 462
PAGE 462 IN THE TAX MAP OFFICE

thence N 00° 03' 42" E along the east line of said L. Sweigard parcel a distance of 1164.80 feet to a found iron rod marking the southwest corner of a parcel of land currently owned by S. K. Thorton;

thence N 89° 57' 58" E along the south line of said Thorton parcel a distance of 1584.77 feet to a found iron rod on the east line of said Section 31 marking the southeast corner of said Thorton parcel;

thence S 00° 06' 46" W along the east line of said Section 31 a distance of 2498.83 feet to the **POINT OF BEGINNING**.

Containing in all 81.550 acres of land, more or less, of which 0.473 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 July, 2011.

Prior Deed Reference – Volume 211, Page 334.

11030-S

(Section 31
