

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

LEGAL DESCRIPTION OF A 40.122 ACRE PARCEL
FOR MIKE WOLFE

Being a parcel of land situated in part of the Southeast Quarter of Section 1, T-3-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the South Quarter Post of said Section 1 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 00° 06' 43" W along the north-south half section line a distance of 897.72 feet to a set iron rod on the south line of a parcel of land currently owned by the Board of Commissioners for Wyandot County;

thence N 89° 53' 11" E along said line a distance of 20.00 feet to a set iron rod marking a corner of said Board of Commissioners for Wyandot County parcel;

thence N 22° 41' 08" E along said Board of Commissioners for Wyandot County parcel a distance of 181.91 feet to a set iron rod marking a corner of said parcel;

thence N 01° 58' 03" W along said Board of Commissioners for Wyandot County parcel a distance of 105.98 feet to a found iron rod on the south limited access right-of-way line of United States Route 30;

thence N 87° 16' 43" E along said limited access right-of-way line a distance of 672.63 feet to a set iron rod;

thence N 84° 27' 22" E along said limited access right-of-way line a distance of 262.98 feet to a set iron rod;

thence N 88° 40' 07" E along said limited access right-of-way line a distance of 442.17 feet to a set iron rod marking the northwest corner of a parcel of land currently owned by D. Wolfe, Trustee, et al, L. E.;

thence S 00° 13' 11" E along said D. Wolfe, Trustee, et al, L. E. parcel a distance of 1240.69 feet to a set MAG nail on the centerline of County Highway 56 marking the southwest corner of said parcel, passing a set iron rod for reference a distance of 1220.69 feet;

thence N 89° 56' 21" W along said centerline a distance of 1465.20 feet the **POINT OF BEGINNING.**

Containing in all 40.122 acres of land, more or less, of which 0.673 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, 2014.

Prior Deed Reference – OR Volume 157, Page 757.

14015-S

Tract 2

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

**LEGAL DESCRIPTION OF A 4.191 ACRE PARCEL
FOR MIKE WOLFE**

Being a parcel of land situated in part of the Southeast Quarter of Section 1, T-3-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the South Quarter Post of said Section 1;

thence on an assumed bearing of N 00° 06' 43" W along the north-south half section line a distance of 1654.30 feet to a set MAG nail on the north line of a parcel of land currently owned by the Board of Commissioners for Wyandot County, referenced by a found iron rod situated N 89° 59' 02" E a distance of 93.07 feet;

thence S 89° 56' 21" E along said line a distance of 93.16 feet to a point marking a southwesterly corner of a parcel of land currently owned by R. & V. Swinehart, Trustees and being the **POINT OF BEGINNING**, referenced by a found iron rod situated N 36° 45' 08" W a distance of 0.16 feet;

thence S 89° 56' 21" E along said R. & V. Swinehart, Trustees parcel a distance of 1220.73 feet to a set iron rod marking the southeast corner of said parcel;

thence N 00° 09' 57" W along said R. & V. Swinehart, Trustees parcel a distance of 119.99 feet to a point on the westerly line of a parcel of land currently owned by T. & M. Swinehart;

thence S 25° 09' 39" E along said T. & M. Swinehart parcel a distance of 225.06 feet to a found iron rod, passing a found iron rod for reference a distance of 2.00 feet;

thence S 46° 09' 39" E along said T. & M. Swinehart parcel a distance of 52.29 feet a found iron rod on the north limited access right-of-way line of United States Route 30;

thence S 88° 16' 05" W along said limited access right-of-way line a distance of 1304.94 feet a found iron rod marking the southeast corner of the aforementioned Board of Commissioners for Wyandot County parcel;

thence N 01° 58' 03" W along said Board of Commissioners for Wyandot County parcel a distance of 99.01 feet to a found iron rod;

thence N 36° 43' 23" W along said Board of Commissioners for Wyandot County parcel a distance of 77.00 feet the **POINT OF BEGINNING**.

Containing in all 4.191 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 March, 2014.

Prior Deed Reference – OR Volume 157, Page 757.

14015-S

Tract 1

