

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

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**LEGAL DESCRIPTION OF A 6.693 ACRE PARCEL  
FOR CHRISTINE COPE**

Being a parcel of land situated in part of the Southeast and Southwest Quarters of Section 16, T-2-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 16 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 89° 42' 01" W along the centerline of Township Highway 121 a distance of 14.92 feet to a set MAG nail;

thence N 01° 28' 44" E a distance of 395.83 feet to a set iron rod, passing a set iron rod for reference a distance of 20.00 feet;

thence N 29° 29' 34" E a distance of 350.57 feet to a set iron rod;

thence N 48° 11' 52" E a distance of 262.79 feet to a set iron rod;

thence N 77° 46' 34" E a distance of 205. 85 feet to a found nail on the centerline of County Highway 50, referenced by a found iron rod situated N 44° 49' 49" E a distance of 16.73 feet;

thence S 39° 51' 23" E along said centerline a distance of 84.55 feet to a set MAG nail, referenced by a found iron rod situated N 16° 21' 49" E a distance of 20.06 feet;

thence S 16° 12' 02" W along said centerline a distance of 655.13 feet to a found nail marking the northeast corner of a parcel of land currently owned by E. W. Carpenter and E. B. Carpenter, Trustees;

thence N 88° 30' 36" W along said Carpenter, Trustee, parcel a distance of 385.32 feet to a found iron rod marking the northwest corner of said parcel, passing a found iron rod for reference a distance of 25.00 feet;

thence S 01° 28' 44" W along said Carpenter, Trustee, parcel a distance of 235.92 feet to a set MAG nail on the centerline of Township Highway 121 marking the southwest corner of said parcel, passing 2 found iron rods for reference a distance of 35.00 feet and 215.92 feet respectively;

thence N 89° 47' 11" W along said centerline a distance of 45.09 feet to the **POINT OF BEGINNING**.

Containing in all 6.693 acres of land, more or less, of which 0.028 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 April, 2014.

Prior Deed Reference – Volume 190, Page 1330.

14018-S

**Tract 3**



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**LEGAL DESCRIPTION OF A 14.551 ACRE PARCEL  
FOR CHRISTINE COPE**

Being a parcel of land situated in part of the Southwest Quarter of Section 16, T-2-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 16;

thence on an assumed bearing of N 89° 42' 01" W along the centerline of Township Highway 121, passing a set MAG nail a distance of 14.92 feet and a found MAG nail a distance of 520.00 feet, a total distance of 838.00 feet to a found MAG nail marking the southwest corner of a parcel of land currently owned by W. R. Knapp and being the **POINT OF BEGINNING**, referenced by a found iron rod situated N 00° 13' 27" W a distance of 20.00 feet;

thence continuing N 89° 42' 01" W along said centerline a distance of 481.75 feet to a set MAG nail marking the southeast corner of a parcel of land currently owned by J. W. Stober and S. J. Stober, Trustees;

thence N 00° 03' 28" E along said Stober, Trustee, parcel a distance of 1323.17 feet to a set iron rod marking the southwest corner of a parcel of land currently owned by R. B. Montgomery, L.E., et al, passing a set iron rod for reference a distance of 20.00 feet;

thence S 89° 40' 32" E along said Montgomery parcel a distance of 479.08 feet to a set iron rod marking the northwest corner of a parcel of land currently owned by Trinity United Church of Christ;

thence S 00° 19' 28" W along said Trinity United Church of Christ parcel a distance of 400.00 feet to a found iron rod marking the northwest corner of said Knapp parcel;

thence S 00° 13' 27" E along said Knapp parcel a distance of 922.99 feet to the **POINT OF BEGINNING**, passing a found iron rod a distance of 902.99 feet.

Containing in all 14.551 acres of land, more or less, of which 0.221 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 April, 2014.

Prior Deed Reference – Volume 190, Page 1330.

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**Tract 1**

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**LEGAL DESCRIPTION OF A 11.546 ACRE PARCEL  
FOR CHRISTINE COPE**

Being a parcel of land situated in part of the Southeast and Southwest Quarters of Section 16, T-2-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 16;

thence on an assumed bearing of N 89° 42' 01" W along the centerline of Township Highway 121 a distance of 14.92 feet to a set MAG nail and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 01° 28' 44" E a distance of 20.00 feet;

thence continuing N 89° 42' 01" W along said centerline a distance of 505.08 feet to a found MAG nail marking the southeast corner of a parcel of land currently owned by W. R. Knapp;

thence N 00° 17' 59" E along said Knapp parcel a distance of 140.90 feet to a found iron rod on or near the centerline of a ravine, passing a found iron rod for reference a distance of 22.00 feet;

thence N 26° 50' 41" E on or near the centerline of said ravine and along said Knapp parcel a distance of 202.08 feet to a found iron rod;

thence N 08° 28' 05" E on or near the centerline of said ravine and along said Knapp parcel a distance of 90.62 feet to a found iron rod;

thence N 45° 33' 04" E on or near the centerline of said ravine and along said Knapp parcel a distance of 162.14 feet to a found iron rod;

thence N 01° 41' 31" E on or near the centerline of said ravine and along said Knapp parcel a distance of 190.77 feet to a found iron rod;

thence N 25° 32' 55" E on or near the centerline of said ravine and along said Knapp parcel a distance of 123.45 feet to a found iron rod;

thence N 12° 13' 27" W along said Knapp parcel a distance of 97.14 feet to a found iron rod marking a corner of a parcel of land currently owned by Trinity United Church of Christ;

thence N 61° 41' 28" E along said Trinity United Church of Christ parcel a distance of 338.61 feet to a set MAG nail on the centerline of County Highway 50, passing a set iron rod for reference a distance of 315.55 feet;

thence S 72° 37' 49" E along said centerline a distance of 552.66 feet to a found nail, referenced by a found iron rod situated N 44° 49' 49" E a distance of 16.73 feet;

thence S 77° 46' 34" W a distance of 205.85 feet to a set iron rod;

thence S 48° 11' 52" W a distance of 262.79 feet to a set iron rod;

thence S 29° 29' 34" W a distance of 350.57 feet to a set iron rod;

thence S 01° 28' 44" W a distance of 395.83 feet to the **POINT OF BEGINNING**, passing a found iron rod a distance of 375.83 feet.

Containing in all 11.546 acres of land, more or less, of which 0.232 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 April, 2014.

Prior Deed Reference – Volume 190, Page 1330.

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**Tract 2**