

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

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**LEGAL DESCRIPTION OF A 42.000 ACRE PARCEL  
FOR OHIO FAMILY FARMS**

Being a parcel of land situated in the Southeast Quarter of Section 7 and the Southwest Quarter of Section 8, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the centerline of State Highway 53 and the south line of said Section 8, referenced by a found iron pipe situated N 51° 04' 47" W a distance of 34.73 feet;

thence on an assumed bearing of N 04° 53' 34" E along the centerline of said State Highway 53 a distance of 1332.00 feet to a set MAG nail marking the north line of the south half of the southwest quarter of said Section 8 and being the **POINT OF BEGINNING** of the hereinafter described parcel, referenced by a set iron rod situated N 89° 15' 57" W a distance of 25.07 feet;

thence N 89° 15' 57" W along the north line of the south half of the southwest quarter of said Section 8 a distance of 2089.26 feet to a set iron rod marking the west line of said Section 8 and the southeast corner of a parcel of land now or formerly owned by D. Gibson;

thence N 00° 30' 25" E along the west line of said Section 8 and the east line of said D. Gibson parcel a distance of 137.01 feet to a set iron rod marking the northeast corner of said D. Gibson parcel;

thence S 89° 58' 42" W along the north line of said D. Gibson parcel a distance of 1324.41 feet to a set MAG nail marking the centerline of County Highway 112, passing a set iron rod for reference a distance of 1304.41 feet;

thence N 00° 33' 41" E along the centerline of said County Highway 112 a distance of 462.40 feet to a set MAG nail, referenced by a set iron rod situated S 89° 15' 57" E a distance of 20.00 feet;

thence S 89° 15' 57" E on a line a distance of 3457.80 feet to a set MAG nail marking the centerline of said State Highway 53, passing aforementioned set iron rod a distance of 20.00 feet, also passing a set iron for reference a distance of 3432.73 feet;

thence S 04° 53' 34" W along the centerline of said State Highway 53 a distance of 583.47 feet to the **POINT OF BEGINNING**.

Containing in all 42.000 acres of land, more or less, of which 0.547 acres, 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 December 2016.

Prior Deed References - DV. 198, Page 563

16192-S      Tract 1

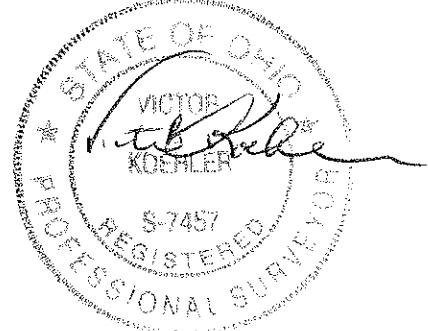


PT: 1 N: 0.0000 E: 0.0000  
N89°15'57"W DIST: 2089.26  
PT: 2 N: 26.7703 E: -2089.0885  
N0°30'25"E DIST: 137.01  
PT: 3 N: 163.7749 E: -2087.8763  
S89°58'42"W DIST: 1324.41  
PT: 4 N: 163.2741 E: -3412.2862  
N0°33'41"E DIST: 462.40  
PT: 5 N: 625.6519 E: -3407.7556  
S89°15'57"E DIST: 3457.80  
PT: 6 N: 581.3461 E: 49.7605  
S4°53'34"W DIST: 583.47  
PT: 7 N: 0.0023 E: -0.0044

CLOSING BEARING/DISTANCE: S62°45'58"E DIST: 0.0049

MISCLOSURE: N: 0.0023 E: -0.0044

AREA: 42.000 ACRES



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**LEGAL DESCRIPTION OF A 29.693 ACRE PARCEL  
FOR OHIO FAMILY FARMS**

Being a parcel of land situated in the Southwest Quarter of Section 8, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the centerline of State Highway 53 and the south line of said Section 8, referenced by a found iron pipe situated N 51° 04' 47" W a distance of 34.73 feet, said nail being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence on an assumed bearing of N 89° 18' 58" W along the south line of said Section 8 and the centerline of County Highway 44 a distance of 922.39 feet to a found MAG nail marking the southeast corner of a parcel of land now or formerly owned by D. & J. Niederkohr, said nail referenced by a found iron pipe situated N 00° 30' 22" E a distance of 22.02 feet;

thence N 00° 30' 22" E along the east line of said D. & J. Niederkohr parcel a distance of 1329.31 feet to a set iron rod marking the north line of the south half of the southwest quarter of said Section 8;

thence S 89° 15' 57" E along the north line of the south half of the southwest quarter of said Section 8 a distance of 1024.27 feet to a set MAG nail marking the centerline of said State Highway 53, passing a set iron rod for reference a distance of 999.20 feet;

thence S 04° 53' 34" W along the centerline of said State Highway 53 a distance of 1332.00 feet to the **POINT OF BEGINNING**.

Containing in all 29.693 acres of land, more or less, of which 1.177 acres, 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 December 2016.

RECORDED SURVEY NO. 1  
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"2016" (TRACT 2)

Prior Deed References - DV. 206, Page 710

16192-S Tract 2



PT: 1 N: 0.0000 E: 0.0000  
N89°18'58"W DIST: 922.39  
PT: 2 N: 11.0095 E: -922.3243  
N0°30'22"E DIST: 1329.31  
PT: 3 N: 1340.2676 E: -910.5822  
S89°15'57"E DIST: 1024.27  
PT: 4 N: 1327.1434 E: 113.6037  
S4°53'34"W DIST: 1332.00  
PT: 5 N: -0.0029 E: -0.0044

CLOSING BEARING/DISTANCE: N56°36'51"E DIST: 0.0053

MISCLOSURE: N: -0.0029 E: -0.0044

AREA: 29.693 ACRES

