

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

**LEGAL DESCRIPTION OF A 25.689 ACRE PARCEL
FOR LISA JONES**

Being a parcel of land situated in part of the Northeast Quarter of Section 33, T-3-S, R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the intersection of the centerline of State Highway 67 and the north line of said Section 33 and being the **POINT OF BEGINNING** of the hereinafter described parcel, said point of beginning being referenced by a set iron rod bearing N 89° 18' 42" E a distance of 41.91 feet;

thence on an assumed bearing of N 89° 18' 42" E along the north line of said Section 33 a distance of 438.80 feet to a set iron rod marking the northeast corner of said Section 33, passing aforementioned set iron rod a distance of 41.91 feet;

thence S 00° 32' 24" E on the east line of said Section 33 a distance of 1330.37 feet to a set iron rod;

thence S 89° 24' 17" W on a line a distance of 1228.31 feet to a found MAG nail marking the centerline of said State Highway 67, passing a found iron rod for reference a distance of 1191.10 feet;

thence N 35° 40' 12" E along the centerline of said State Highway 67 a distance of 66.22 feet to a found MAG nail marking a point of curvature of the centerline of said State Highway 67, referenced by aforementioned found iron rod bearing S 01° 30' 22" W a distance of 53.42 feet;

thence continuing along the centerline of said State Highway 67 on a curve to the left having a radius of 1895.33 feet, a chord of 273.09 feet, a chord bearing of N 31° 32' 19" E, an arc distance of 273.33 feet to a set MAG nail marking a point of tangency of the centerline of said State Highway 67, referenced by a set iron rod bearing N 62° 35' 34" W a distance of 30.00 feet;

thence N 27° 24' 26" E continuing along the centerline of said State Highway 67 a distance of 878.93 feet to a set MAG nail marking a point of curvature of the centerline of said State Highway 67, referenced by a set iron rod bearing N 62° 35' 34" W a distance of 30.00 feet;

*Tract 2
(25.689A)*

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thence continuing along the centerline of said State Highway 67 on a curve to the right having a radius of 1228.10 feet, a chord of 331.47 feet, a chord bearing of N 35° 09' 47" E, an arc distance of 332.48 feet to the **POINT OF BEGINNING**.

Containing in all 25.689 acres of land, more or less, of which 1.069 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 October 2018.

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18126-S Tract 2



PT: 1 N: 0.0000 E: 0.0000
N89°18'42"E DIST: 438.80
PT: 2 N: 5.2715 E: 438.7683
S0°32'24"E DIST: 1330.37
PT: 3 N: -1325.0394 E: 451.3066
S89°24'17"W DIST: 1228.31
PT: 4 N: -1337.8008 E: -776.9371
N35°40'12"E DIST: 66.22
PT: 5 N: -1284.0044 E: -738.3232
N31°32'19"E DIST: 273.09
PT: 6 N: -1051.2531 E: -595.4772
N27°24'26"E DIST: 878.93
PT: 7 N: -270.9765 E: -190.8954
N35°09'47"E DIST: 331.47
PT: 8 N: 0.0056 E: -0.0001

CLOSING BEARING/DISTANCE: S0°48'55"E DIST: 0.0056

MISCLOSURE: N: 0.0056 E: -0.0001

AREA: 25.689 ACRES



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**LEGAL DESCRIPTION OF A 13.739 ACRE PARCEL
FOR LISA JONES**

Being a parcel of land situated in part of the Northeast Quarter of Section 33, T-3-S,
R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the intersection of the centerline of State
Highway 67 and the north line of said Section 33 and being the **POINT OF
BEGINNING** of the hereinafter described parcel, said point of beginning being
referenced by a set iron rod bearing S 89° 18' 42" W a distance of 40.99 feet;

thence along the centerline of said State Highway 67 on a curve to the left having a radius
of 1228.10 feet, a chord of 331.47 feet, a chord bearing of S 35° 09' 47" W, an arc
distance of 332.48 feet to a set MAG nail marking the end of said curve, referenced by a
set iron rod bearing N 62° 35' 34" W a distance of 30.00 feet;

thence S 27° 24' 26" W continuing along the centerline of said State Highway 67 a
distance of 878.93 feet to a set MAG nail marking the end of a curve, referenced by a set
iron rod bearing N 62° 35' 34" W a distance of 30.00 feet;

thence continuing along the centerline of said State Highway 67 on a curve to the right
having a radius of 1895.33 feet, a chord of 97.33 feet, a chord bearing of S 28° 52' 43"
W, an arc distance of 97.34 feet to a found MAG nail marking a northerly line of a parcel
of land now or formerly owned by D. McCleary;

thence S 89° 51' 49" W along a northerly line of said D. McCleary parcel a distance of
221.94 feet to a found iron rod marking an easterly line of said D. McCleary parcel,
passing a found iron rod for reference a distance of 34.91 feet;

thence N 00° 45' 10" W along an easterly line of said D. McCleary parcel a distance of
1126.54 feet to a found iron rod marking the north line of said Section 33 and the south
line of a parcel of land now or formerly owned by A. & B. Gottfried, Trustees;

thence N 89° 18' 42" E along the north line of said Section 33 and the south line of said
A. & B. Gottfried, Trustees parcel a distance of 879.29 feet to the **POINT OF
BEGINNING**, passing aforementioned set iron rod a distance of 838.30 feet.

*Tract 1
(13.739A)*

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Containing in all 13.739 acres of land, more or less, of which 0.900 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 October 2018.

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18126-S Tract 1

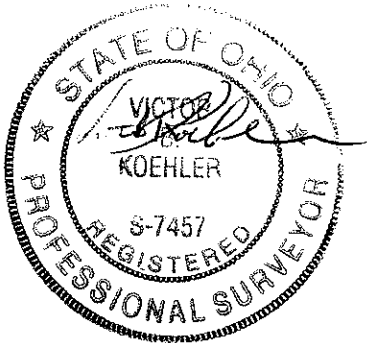


PT: 1 N: 0.0000 E: 0.0000
S35°09'47"W DIST: 331.47
PT: 2 N: -270.9822 E: -190.8953
S27°24'26"W DIST: 878.93
PT: 3 N: -1051.2588 E: -595.4771
S28°52'43"W DIST: 97.33
PT: 4 N: -1136.4853 E: -642.4831
S89°51'49"W DIST: 221.94
PT: 5 N: -1137.0136 E: -864.4225
N0°45'10"W DIST: 1126.54
PT: 6 N: -10.5708 E: -879.2231
N89°18'42"E DIST: 879.29
PT: 7 N: -0.0076 E: 0.0035

CLOSING BEARING/DISTANCE: N24°38'49"W DIST: 0.0083

MISCLOSURE: N: -0.0076 E: 0.0035

AREA: 13.739 ACRES



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