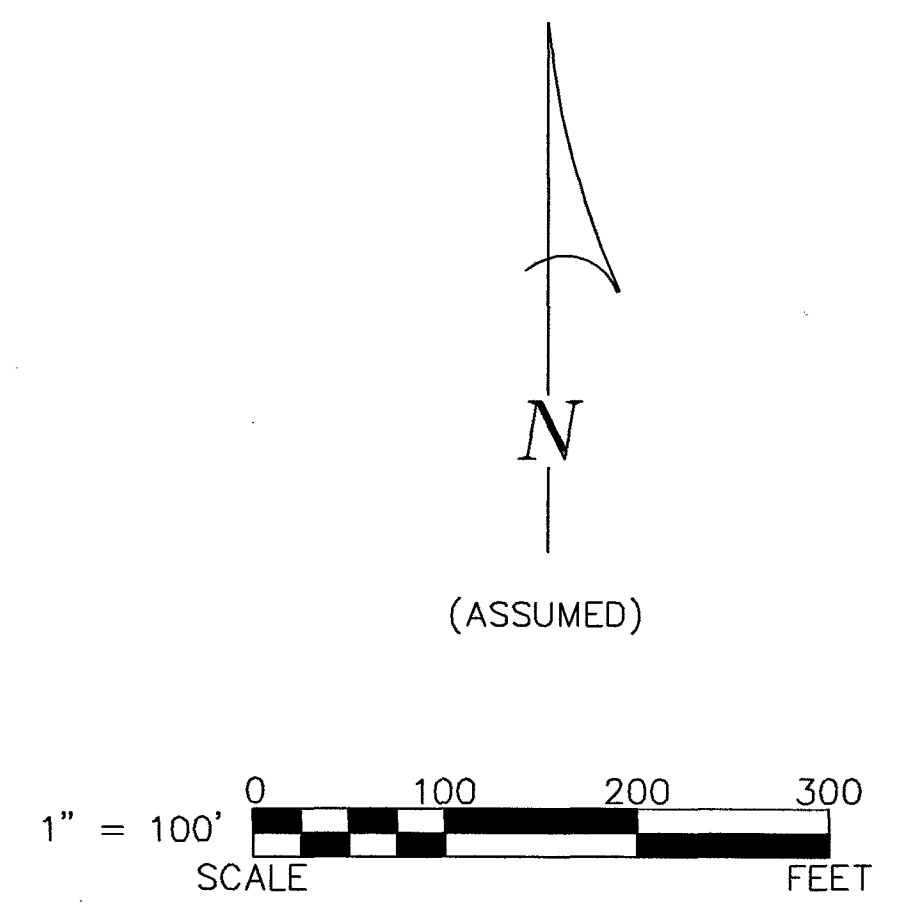
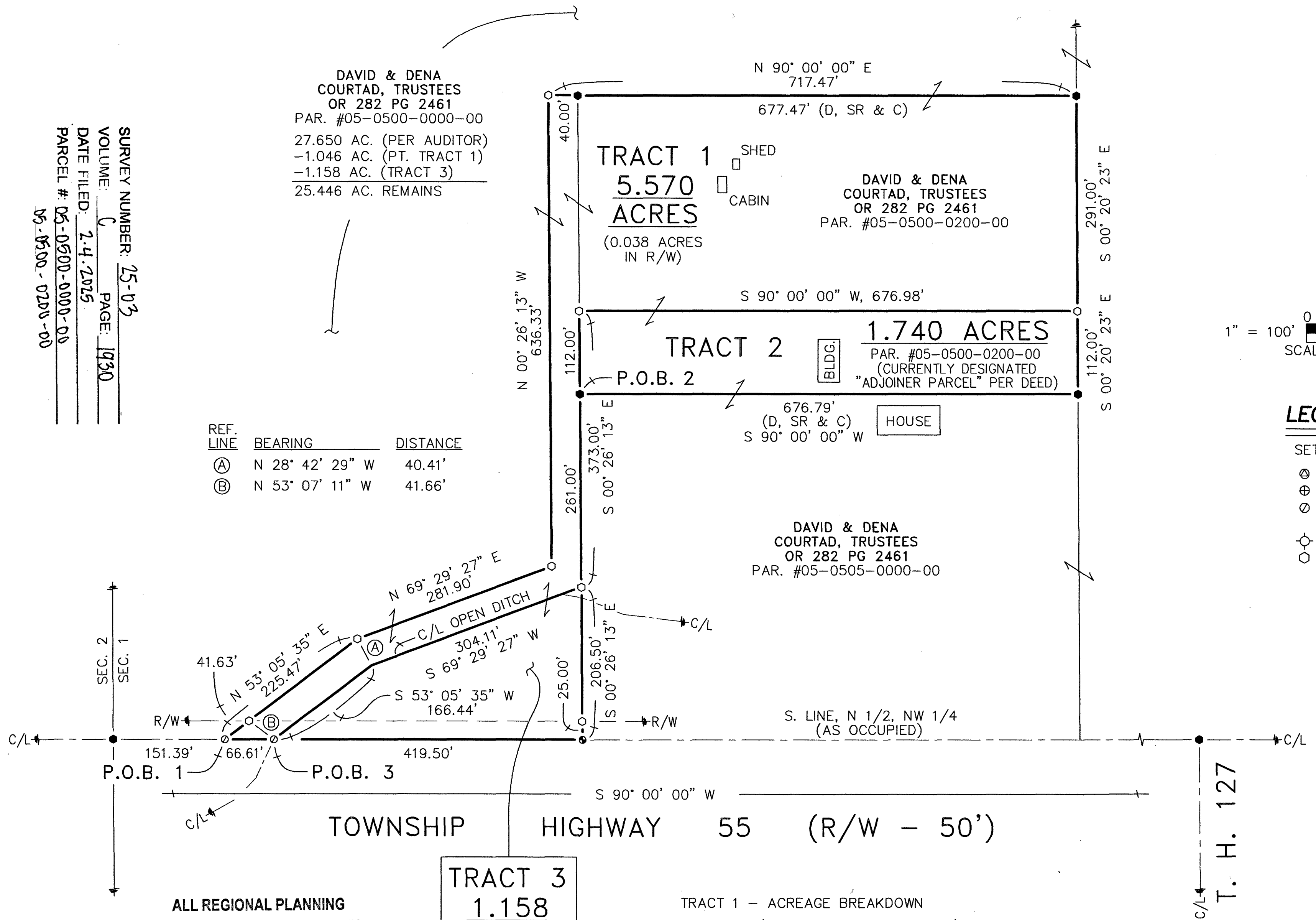


SURVEY NUMBER: 25-03
VOLUME: C PAGE: 1930
DATE FILED: 2-4-2025
PARCEL #: 05-0500-0000-00
05-0500-0200-00

DAVID & DENA
COURTAD, TRUSTEES
OR 282 PG 2461
PAR. #05-0500-0000-00
27.650 AC. (PER AUDITOR)
-1.046 AC. (PT. TRACT 1)
-1.158 AC. (TRACT 3)
25.446 AC. REMAINS

REF. LINE	BEARING	DISTANCE
(A)	N 28° 42' 29" W	40.41'
(B)	N 53° 07' 11" W	41.66'



LEGEND:

SET FOUND	DESCRIPTION
⊙	CONCRETE MONUMENT
⊕	RAILROAD SPIKE
○	NAIL
⊙	IRON PIPE
⊙	DRILL HOLE
⊙	5/8"Ø IRON ROD WITH PERSONALIZED CAP
⊙	IRON ROD (5/8"Ø U.N.)
▲	STONE
□	SURVEY MARKER IN MONUMENT BOX
D	DEED
P	PLAT
M	MEASURED
C	CALCULATED
Ø	DIAMETER
SR	SURVEY RECORD
H	HOUSE
G	GARAGE
B	BARN
S	SHED
X	FENCE
C/L	CENTERLINE
R/W	RIGHT-OF-WAY
P/L	PROPERTY LINE
■	POST

ALL REGIONAL PLANNING
REQUIREMENTS HAVE BEEN
APPROVED FOR THIS SURVEY
APPLICATION # Tract 1- 25-07/R

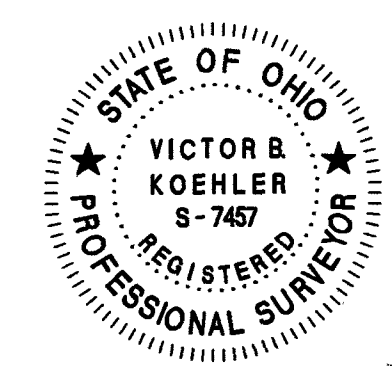
TRACT 3
1.158
ACRES
(0.231 ACRES
IN R/W)

TRACT 1 - ACREAGE BREAKDOWN
4.524 AC. (PAR. #05-0500-0200-00)
+1.046 AC. (PAR. #05-0500-0000-00)
5.570 AC. TOTAL

NOTE: TRACTS 2 & 3 SURVEYED HEREON ARE
NOT STAND ALONE BUILDING PARCELS AND
MUST TRANSFER TO/WITH AN ADJOINER.

NO WELL OR SEPTIC ON TRACTS 1, 2 OR 3.

NOTE: THIS SURVEY DOES NOT INCLUDE A TITLE SEARCH.
EASEMENTS OR OTHER ENCUMBRANCES ON OR
OVER THE LAND ARE NOT SHOWN ON THIS SURVEY.
ANY BUILDINGS OR OTHER STRUCTURES NOT TO SCALE.
I HEREBY DECLARE THAT I HAVE SURVEYED THE ABOVE
DESCRIBED PROPERTY DURING JANUARY, 2025.
THIS SURVEY IS SUBJECT TO ALL LEGAL HIGHWAYS,
EASEMENTS, RESTRICTIONS, LEASES OF RECORD
AND OF RECORDS IN RESPECTIVE UTILITY OFFICES.
THE BEARINGS REFERRED TO HEREON ARE BASED
ON AN ASSUMED MERIDIAN AND ARE ONLY FOR
THE PURPOSE OF ANGULAR MEASUREMENT.



Victor B. Koehler
VICTOR B. KOEHLER, P.S. NO. 7457
DATE 02-04-2025

REFERENCES:

- DEED VOLUMES AND PAGES AS SHOWN.
- SURVEY VOLUME 6, PAGE 566.
- WYANDOT COUNTY CORNERSTONE RECORDS.
- WYANDOT COUNTY ROAD RECORDS.

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

SURVEY FOR: DAVE COURTAD
BEING A PARCEL OF LAND SITUATED IN PART OF
THE NORTHWEST QUARTER OF SECTION 1, T-3-S, R-14-E,
CRANE TOWNSHIP, WYANDOT COUNTY, OHIO.

DRAWN:	CHECKED:	REVISIONS:
MSW	VBK	
01-20-25	01-27-25	

1 / 1
23198-S