

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

**LEGAL DESCRIPTION OF A 1.000 ACRE PARCEL
FOR TERRY GILES**

Being a parcel of land situated in part of the Northeast Quarter of Section 25, T-3-S, R-14-E, Pitt Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the intersection of the east line of said Section 25, also being the centerline of County Highway 128, with the centerline of Township Highway 141;

thence on an assumed bearing of S 88° 15' 41" W along the centerline of said Township Highway 141 a distance of 2496.38 feet to a point marking the west line of a parcel of land now or formerly owned by T. and L. Giles, Trustees, referenced by a set iron rod situated N 01° 18' 27" W a distance of 16.50 feet;

thence N 01° 18' 27" W along the west line of said T. and L. Giles, Trustees parcel a distance of 273.40 feet to a set iron rod marking the northwest corner of said T. and L. Giles, Trustees parcel, said set iron rod being the **POINT OF BEGINNING** of the hereinafter described parcel, passing aforementioned set iron rod for reference a distance of 16.50 feet;

thence N 01° 18' 27" W on a line a distance of 302.13 feet to a set iron rod;

thence N 88° 15' 41" E on a line a distance of 140.00 feet to a set iron rod;

thence S 01° 18' 27" E on a line a distance of 345.62 feet to a set iron rod marking a northeasterly line of said T. and L. Giles, Trustees parcel;

thence N 42° 08' 46" W along a northeasterly line of said T. and L. Giles, Trustees parcel a distance of 45.55 feet to a set iron rod marking the north line of said T. and L. Giles, Trustees parcel;

thence N 87° 10' 07" W along the north line of said T. and L. Giles, Trustees parcel a distance of 110.50 feet to the **POINT OF BEGINNING**.

Containing in all 1.000 acre of land, more or less. 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 May 2025.

Prior Deed References – OR 281, Page 2155

24197-S Adjoinder only



PT: 1 N: 0.0000 E: 0.0000
N1°18'27"W DIST: 302.13
PT: 2 N: 302.0513 E: -6.8941
N88°15'41"E DIST: 140.00
PT: 3 N: 306.2989 E: 133.0415
S1°18'27"E DIST: 345.62
PT: 4 N: -39.2311 E: 140.9279
N42°08'46"W DIST: 45.55
PT: 5 N: -5.4587 E: 110.3628
N87°10'07"W DIST: 110.50
PT: 6 N: -0.0003 E: -0.0023

CLOSING BEARING/DISTANCE: N81°59'34"E DIST: 0.0023

MISCLOSURE: N: -0.0003 E: -0.0023

AREA: 1.000 ACRES



REFERENCE SURVEY VOL. B
PAGE 304 IN THE TAX MAP OFFICE
"2025"