

KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 0.184 ACRE PARCEL
FOR JOE & LORETTA UNDERWOOD**

Being a parcel of land situated in part of the Southwest Quarter of Section 12, T-1-S, R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found railroad spike marking the south quarter post of said Section 12 and centerline of County Highway 16, referenced by a found iron pipe situated S 00° 09' 05" W a distance of 30.00 feet;

thence on an assumed bearing of N 89° 55' 00" W along the south line of said Section 12 and the centerline of said County Highway 16 a distance of 355.74 feet to a set MAG nail marking a corner of a parcel of land now or formerly owned by J. Underwood, Etux.;

thence N 00° 31' 30" E along said J. Underwood, Etux. parcel a distance of 203.75 feet to a found iron pipe and being the **POINT OF BEGINNING** of the hereinafter described parcel, passing a found iron pipe a distance of 30.00 feet;

thence continuing N 00° 31' 30" E on a line a distance of 30.00 feet to a set iron rod;

thence S 89° 55' 00" E on a line a distance of 267.00 feet to a set iron rod;

thence S 00° 31' 30" W on a line a distance of 30.00 feet to found iron pipe marking a corner of said J. Underwood, Etux. parcel;

thence N 89° 55' 00" W along said J. Underwood, Etux. parcel a distance of 267.00 feet to the **POINT OF BEGINNING**.

Containing in all 0.184 acres 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 2021.

Prior Deed References – OR 267, Page 1505

21054-S Adjoiner only tract



PT: 1 N: 0.0000 E: 0.0000
N0°31'30"E DIST: 30.00
PT: 2 N: 29.9987 E: 0.2749
S89°55'00"E DIST: 267.00
PT: 3 N: 29.6104 E: 267.2746
S0°31'30"W DIST: 30.00
PT: 4 N: -0.3883 E: 266.9997
N89°55'00"W DIST: 267.00
PT: 5 N: 0.0000 E: 0.0000

CLOSING BEARING/DISTANCE: N0°00'00"E DIST: 0.0000

MISCLOSURE: N: 0.0000 E: 0.0000

AREA: 0.184 ACRES



REFERENCE SURVEY VOL. B
PAGE 246 IN THE TAX MAP OFFICE

"2021"