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Job No. 23-0114

LEGAL DESCRIPTION
Golden Key Title Agency, Inc.

5.135 Acres

Situated in Sycamore Township, County of Wyandot, State of Ohio and being a part of the SE1/4 of Section 18, T1S, R15E, a tract of land bounded and described as follows:

Beginning at a point on the west line of the SE1/4 of said Section 18, described as lying N02°43'04"W, a distance of 395.68 feet from a mag nail found marking southwest corner of the SE1/4 of said Section 18, referenced by a 1/2" iron pin found, N65°12'44"W, a distance of 66.19 feet thereof, said beginning point referenced by a 5/8" iron pin found, N87°28'23"E, a distance of 1.51 feet thereof;

thence along the west line of the SE1/4 of said Section 18, N02°43'04"W, a distance of 757.91 feet to a 5/8" iron pin found (VBK Cap) marking an easterly corner of a 80.877 acre tract of land conveyed to Susan M. Brown, Trustee as described in OR 225, Page 2120 of the Wyandot County Official Records;

thence along a southerly line of said 80.877 acre tract, S52°55'03"E, a distance of 645.03 feet to a 5/8" iron pin found (VBK Cap) on the northwesterly right of way line of Sandusky Street (33' R/W) and marking an easterly corner of said 80.877 acre tract;

thence along the northwesterly right of way line of said Sandusky Street, S37°08'30"W, a distance of 450.37 feet to an iron pin set on the north line of a 1.736 acre tract of land conveyed to Michelle J. Margraf as described in OR 247, Page 852 of the Wyandot County Official Records;

thence along the north line of said 1.736 acre tract, S87°28'23"W, a distance of 206.92 feet to the Point of Beginning, and containing 5.135 acres of land, more or less, subject however to all prior easements of record.

Wyandot County Official Record:

Jeannie M. McDermott, OR Book 270, Page 2306
Parcel 36-0880-000-00

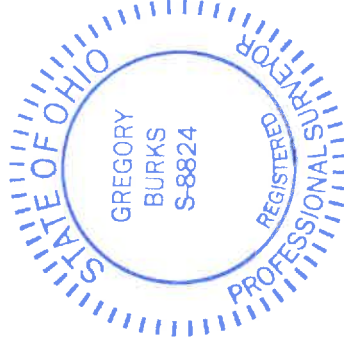
Iron pin set = 5/8" x 30" Rebar with Peterman Associates' Cap

NOTE: The bearings in this legal description are based upon an assumed meridian and are used only for the purpose of describing angular measurement.

NOTE: The above legal description is based on a field survey performed by Peterman Associates, Inc. under the direct supervision of Gregory G. Burks, PS #8824 in April, 2023.

I.P. Set = 5/8" x 30" Rebar with Peterman Associates' Cap.

Date: April 10, 2023



Gregory G. Burks, P.S.
Professional Surveyor #8824
Peterman Associates, Inc.

° ' "	Distance	Northing	Easting	Perimeter Error of Closure Closing Line Latitude Departure Area:	2060.23 1: 358,414 S 27° 35' 33.70 E -0.006 0.000 223664.54 5.135	0.01 SF Acres
N 2 ° 43 ' 4 " W	757.91	10000.000	10000.000			
S 52 ° 55 ' 3 " E	645.03	10757.058	9964.063			
S 37 ° 8 ' 30 " W	450.37	10368.127	10478.647			
S 87 ° 28 ' 23 " W	206.92	10009.117	10206.719			
		9999.994	10000.000			

