

LEGAL DESCRIPTION

Pt. of the NE1/4, Section 26, T2S, R12E,
Richland Township, Wyandot County
State of Ohio
1.883 Acres

Situated in Richland Township, County of Wyandot, State of Ohio and being a part of the Northeast Quarter of Section 26, Township 2 South, Range 12 East, also being part of a Parcel of Land previously conveyed to Gary M. Walter, Trustee, as per OR 282, Page 275 of the Wyandot County Deed Records, and being a part of Parcel #29-1505-0000-00, a Parcel of Land bounded and described as follows:

Commencing at a Railroad Spike found marking the Northeast corner of the Northeast Quarter of said Section 26, referenced by a 5/8 inch Capped Rebar set marking the Right-of-Way intersection of Township Road 49 (50' R/W) and County Highway 91 (40' R/W) bearing, S 39°07'30" W, a distance of 31.75 feet;

Thence along the east line of said Northeast Quarter, also being the centerline of County Highway 91 (40' R/W), S 00°04'59" W, a distance of 950.74 feet to a Mag nail Set and being the PRINCIPAL POINT OF BEGINNING of said Parcel to be herein described;

Thence continuing along said east line and said centerline, S 00°04'59" W, a distance of 260.00 feet to a Mag nail Set;

Thence, N 89°55'01" W, a distance of 315.50 feet to a 5/8 inch Capped Rebar Set, and passing a 5/8 inch Capped Rebar Set at 20.00 feet;

Thence, N 00°04'59" E, a distance of 260.00 feet to a 5/8 inch Capped Rebar Set;

Thence, S 89°55'01" E, a distance of 315.50 feet to the PRINCIPAL POINT OF BEGINNING, and passing a 5/8 inch Capped Rebar Set 20.00 feet west thereof;

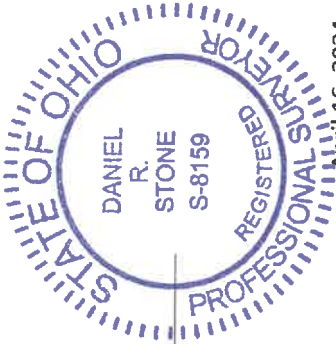
Containing 1.883 Acres of land, more or less, of which 0.119 acres lie within the west Right-of-Way of said County Highway 91, all being subject to any prior easements of record or otherwise.

Bearings are based on the Ohio North 3401 State Plane Coordinate System, NAD 83 (2011). Distances referenced are ground distances.

Where described above, all 5/8 inch Capped Rebar Set are 30 inches in length, with an orange plastic cap stamped 'VHHA #8159' placed on top.

This description was prepared in accordance with a Field Survey performed in February 2024 and prepared by Daniel R. Stone, Registered Surveyor #8159, 3200 N. Main Street, Findlay, Ohio, 45840.

Date: 16. Apr. 2024



Survey and Legal Description by:

Daniel R. Stone

Daniel R. Stone, P.E., P.S.
Ohio Registered Surveyor #8159

MAPCHECK

For: Ashtin Frey

Pt. of the NE1/4, Section 26, T2S, R12E,
Richland Township, Wyandot County
State of Ohio

Mapcheck 1: 1.883 Acres

Closure Summary

Precision, 1 part in: 1151000000.000'

Error distance: 0.000'

Error direction: N00°00'00.0"E

Area: 1.883 acres

Square area: 82030.000

Point of Beginning

Side 1: Line

Direction: S00°04'59.0"W

Distance: 260.000'

Side 2: Line

Direction: N89°55'01.0"W

Distance: 315.500'

Side 3: Line

Direction: N00°04'59.0"E

Distance: 260.000'

Side 4: Line

Direction: S89°55'01.0"E

Distance: 315.500'

Date: 15 Mar. 2024



Daniel R. Stone, P.E., P.S.
Ohio Registered Surveyor #8159

REFERENCE SURVEY VOL. B
PAGE 291 IN THE TAX MAP OFFICE
"2024"