

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

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**LEGAL DESCRIPTION OF A 7.325 ACRE PARCEL  
FOR THE ROOF FAMILY TRUST**

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

Commencing at a found stone in a monument box marking the South Quarter Post of said Section 1;

thence on an assumed bearing of N 00° 35' 13" E along the centerline of Township Highway 95 a distance of 612.46 feet to a set MAG nail and being the **POINT OF BEGINNING**;

thence N 86° 51' 04" W a distance of 1177.29 feet to a set iron rod on the east line of a parcel of land currently owned by Raymond Tong, L.E., et al, passing a set iron rod a distance of 20.02 feet;

thence N 00° 35' 13" E along said Tong parcel a distance of 358.04 feet to a set iron rod;

thence S 88° 50' 21" E a distance of 584.44 feet to a set iron rod;

thence S 00° 10' 03" E a distance of 203.29 feet to a set iron rod;

thence S 86° 51' 04" E a distance of 589.61 feet to a set MAG nail on the centerline of Township Highway 95, passing a set iron rod a distance of 569.59 feet;

thence S 00° 35' 13" W along said centerline a distance of 175.18 feet to the **POINT OF BEGINNING**.

Containing in all 7.325 acres of land, more or less, of which 0.080 acre, more or less, is currently contained within highway right-of-ways. 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 December, 2001.

Prior Deed Reference – Volume 210, Page 743.

01166-S (210)

Parcel #2

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**PARCEL 2  
7.325 AC.**

## LEGAL DESCRIPTION

Being a parcel, which has its origin in a parcel, conveyed in reference Deed Book 206 at pages 821 and 826 which is situated in the state of Ohio, County of Wyandot, Township of Crawford and part of the Northeast Quarter of Section 31, Township 1 South, Range 13 East and being more particularly described as follows:

Commencing at a stone and iron monument box found at the Northeast corner of said section;

thence on an assumed bearing of South 89 degrees 35 minutes 58 seconds West, along the North line of said section (This bearing is based on the assumed bearing of the North line of said section and all other bearings are from angles and distances measured in the field.), for a distance of 1,319.93 feet to a personalized half inch iron pipe with cap set. The place of beginning;

thence South 00 degrees 00 minutes 03 seconds West, on the west line of the Northeast Quarter of the Northeast Quarter for a distance of 1,296.224 feet to a personalized half inch iron pipe set as a reference;

thence South 00 degrees 00 minutes 03 seconds West, on said line for a distance of 20.00 feet to an iron pin set on the centerline of Township Road Number 27;

thence South 89 degrees 44 minutes 08 seconds West, on said line for a distance of 913.12 feet to an iron pin set on the Randy L. Wentling, ETUX, East Line;

thence North 00 degrees 00 minutes 21 seconds East, on said line for a distance of 20.00 feet to a personalized half inch iron pipe set with cap as a reference;

thence North 00 degrees 00 minutes 21 seconds East, on said line for a distance of 1,294.05 feet to a 12 inch diameter concrete post found on the North line of said section;



## LEGAL DESCRIPTION - Continued

thence North 89 degrees 35 minutes 58 seconds East on said line for a distance of 913.02 feet to a personalized half inch iron pipe with cap set; \*

The place of beginning and containing 27.567 acres, more or less, but subject to all legal highways and easements of record.

The above description is based on a field survey performed by Jerry B. Weininger, Registered Surveyor #5647 of 6569 County Highway 2, McCutchenville, OH. 44844-0186 on May 29, 1998.

\*referenced by a half inch personalized iron pipe with cap set bearing North 89 degrees 35 minutes 58 seconds East and being 0.80 feet distant;



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**LEGAL DESCRIPTION OF A 46.191 ACRE PARCEL  
FOR THE ROOF FAMILY TRUST**

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

Commencing at a found stone in a monument box marking the South Quarter Post of said Section 1;

thence on an assumed bearing of N 00° 35' 13" E along the centerline of Township Highway 95 a distance of 787.64 feet to a set MAG nail and being the **POINT OF BEGINNING**, passing a set MAG nail a distance of 612.46 feet;

thence N 86° 51' 04" W a distance of 589.61 feet to a set iron rod, passing a set iron rod a distance of 20.02 feet;

thence N 00° 10' 03" W a distance of 203.29 feet to a set iron rod;

thence N 88° 50' 21" W a distance of 584.44 feet to a set iron rod on the east line of a parcel of land currently owned by Raymond Tong L.E., et al;

thence N 00° 35' 13" E along the east line of said Tong parcel a distance of 1641.94 feet to a set iron rod on the south line of a parcel of land currently owned by G. Richard Inslay, et al;

thence S 88° 43' 33" E along the south line of said Inslay parcel and the south line of a parcel of land currently owned by Leah J. Wolfe, et al a distance of 1176.20 feet to a found stone in a monument box on the centerline of Township Highway 95;

thence S 00° 35' 13" W a distance of 1166.11 feet to a set MAG nail marking the northeast corner of a cemetery;

thence N 87° 34' 49" W along the north line of said cemetery a distance of 235.14 feet to a point marking the northwest corner of said cemetery, passing two set iron rods a distance of 20.01 feet and 230.14 feet respectively;

thence S 00° 16' 27" W along the west line of said cemetery a distance of 186.03 feet to a point marking the southwest corner of said cemetery;

thence S 87° 27' 47" E along the south line of said cemetery a distance of 234.14 feet to a set MAG nail on the centerline of Township Highway 95 marking the southeast corner of said cemetery, passing two set iron rods a distance of 5.00 feet and 209.14 feet;

thence S 00° 35' 13" W along said centerline a distance of 510.74 feet to the **POINT OF BEGINNING**;

Containing in all 46.191 acres of land, more or less, of which 0.770 acre, more or less, is currently contained within highway right-of-ways. 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 December, 2001.

Prior Deed Reference – Volume 210, Page 743.

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Parcel #1