

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

**LEGAL DESCRIPTION OF A 0.382 ACRE PARCEL
FOR MARK A. WOLFORD**

Being a parcel of land situated in part of the Northeast Quarter of Section 28, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the center of said Section 28; thence on an assumed bearing of N 00° 38' 02" W along the centerline of County Highway 121 a distance of 464.10 feet to a set MAG nail and being the **POINT OF BEGINNING**;

thence continuing N 00° 38' 02" W along said centerline a distance of 18.76 feet to a found MAG nail marking a corner of a parcel of land currently owned by Mark A. Wolford, et ux;

thence N 87° 28' 58" E along a southerly line of said Wolford parcel a distance of 519.11 feet to a found iron rod marking a corner of said Wolford parcel, passing a set iron rod a distance of 30.02 feet;

thence S 00° 38' 02" E along a westerly line of said Wolford parcel a distance of 135.00 feet to a found iron rod marking a corner of said Wolford parcel;

thence S 87° 28' 58" W a distance of 25.00 feet to a set iron rod;

thence N 00° 38' 02" W a distance of 100.00 feet to a set iron rod;

thence S 89° 21' 58" W a distance of 493.84 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 463.84 feet.

Containing in all 0.382 acre of land, more or less, of which 0.013 acre, more or less, is currently contained within highway right-of-way. 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 October, 2000.

Prior Deed Reference – Volume 216, Page 651
Volume 216, Page 643
Volume 192, Page 519

00176-S (236)

Parcel #2



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

**LEGAL DESCRIPTION OF A 1.336 ACRE PARCEL
FOR MARK A. WOLFORD**

Being a parcel of land situated in part of the Northeast Quarter of Section 28, T-2-S, R-14-E, Crane Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found iron rod in a monument box marking the North Quarter Post of said Section 28;

thence on an assumed bearing of S 00° 38' 02" E along the centerline of County Highway 121 a distance of 2091.17 feet to a set MAG nail and being the **POINT OF BEGINNING**;

thence N 89° 21' 58" E a distance of 493.84 feet to a set iron rod, passing a set iron rod a distance of 30.00 feet;

thence N 00° 38' 02" W a distance of 100.00 feet to a set iron rod;

thence N 87° 28' 58" E a distance of 300.00 feet to a set iron rod;

thence S 00° 38' 02" E a distance of 300.00 feet to a set iron rod;

thence S 87° 28' 58" W a distance of 100.00 feet to a found iron rod marking a corner of a parcel of land currently owned by Mark A. Wolford, et ux;

thence N 00° 38' 02" W along an easterly line of said Wolford parcel a distance of 250.00 feet to a found iron rod marking a corner of said Wolford parcel;

thence S 87° 28' 58" W along a northerly line of said Wolford parcel a distance of 175.00 feet to a found iron rod marking a corner of said Wolford parcel;

thence S 00° 38' 02" E along a westerly line of said Wolford parcel a distance of 75.00 feet to a found iron rod marking a corner of said Wolford parcel;

thence S 87° 28' 58" W along a northerly line of said Wolford parcel a distance of 519.11 feet to a found MAG nail on the centerline of County Highway 121 marking a corner of said Wolford parcel, passing a found iron rod a distance of 489.09 feet;

thence N 00° 38' 02" W along said centerline a distance of 41.24 feet to the **POINT OF BEGINNING**.

Containing in all 1.336 acres of land, more or less, of which 0.028 acre, more or less, is currently contained within highway right-of-way. 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 October, 2000.

Prior Deed Reference – Volume 216, Page 651
Volume 216, Page 643
Volume 192, Page 519

00176-S (236)

Parcel #1