

KOEHLER SURVEYING
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LEGAL DESCRIPTION OF A 5.010 ACRE PARCEL
FOR BRUCE GRAVER

Being a parcel of land situated in part of the Southeast Quarter of Section 36, T-3-S, R-12-E, Jackson Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southeast Corner of said Section 36;

thence on an assumed bearing of N 90° 00' 00" W along the centerline of Township Highway 94 a distance of 2254.80 feet to a set iron rod and being the **POINT OF BEGINNING**;

thence continuing N 90° 00' 00" W along said centerline a distance of 364.82 feet to a point marking the southeast corner of a parcel of land currently owned by Bruce W. Graver, et ux;

thence N 01° 15' 47" E a distance of 255.10 feet to a found iron pipe marking the northeast corner of said Graver parcel, passing a found iron pipe a distance of 25.00 feet;

thence S 89° 56' 36" W along the north line of said Graver parcel a distance of 178.94 feet to a found iron pipe marking the northwest corner of said Graver parcel;

thence N 01° 15' 33" E a distance of 79.84 feet to a point on the centerline of an open ditch, passing a set iron rod a distance of 69.84 feet;

thence N 66° 27' 32" E along the centerline of said ditch a distance of 84.20 feet to a point, referenced by a set iron rod situated S 22° 56' 35" E a distance of 10.00 feet;

thence N 54° 45' 24" E along the centerline of said ditch a distance of 197.97 feet to a point, referenced by a set iron rod situated S 21° 33' 51" E a distance of 10.00 feet;

thence N 68° 26' 09" E along the centerline of said ditch a distance of 197.49 feet to a point, referenced by a set iron rod situated S 21° 33' 51" E a distance of 10.00 feet;

thence N 59° 03' 41" E along the centerline of said ditch a distance of 148.91 feet to a point;

thence S 01° 15' 33" W a distance of 631.85 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 10.00 feet.

Containing in all 5.010 acres of land, more or less, of which 0.209 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 July, 2001.

Prior Deed Reference – Volume 143, Page 133.

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