

**KOEHLER SURVEYING
P.O. BOX 28
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**LEGAL DESCRIPTION OF A 0.279 ACRE PARCEL
FOR RUTH V. BUSS**

Being a parcel of land situated in part of Lot #10 of Ireman's 1st Addition and part of "Lands", in the Village of Wharton, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the intersection of the centerlines of State Route 293 and Sandusky Street (northeast corner Section 22, T-2-S, R-12-E);

thence on an assumed bearing of S 90° 00' 00" W along the centerline of Sandusky Street a distance of 112.34 feet to a set MAG nail, referenced by a set iron rod situated S 01° 13' 56" W a distance of 35.01 feet;

thence S 01° 13' 56" W a distance of 33.01 feet to a point on the south right-of-way line of said Sandusky Street marking the northwest corner of a parcel of land currently owned by F. D. Fulk, et ux, and being the **POINT OF BEGINNING**, referenced by a set iron rod situated S 01° 13' 56" W a distance of 2.00 feet;

thence continuing S 01° 13' 56" W along the west line of said Fulk parcel a distance of 173.23 feet to a set iron rod on the north line of a parcel of land currently owned by B. L. Long marking the southwest corner of said Fulk parcel, passing a set iron rod a distance of 2.00 feet;

thence S 90° 00' 00" W along the north line of said Long parcel a distance of 70.04 feet to a set iron rod marking the southeast corner of a parcel of land currently owned by W. Gladden;

thence N 01° 11' 44" E along the east line of said Gladden parcel a distance of 173.23 feet to a point on the south right-of-way line of Sandusky Street marking the northeast corner of said Gladden parcel, passing a set iron rod a distance of 171.23 feet;

thence N 90° 00' 00" E along said right-of-way line a distance of 70.15 feet to the **POINT OF BEGINNING**.

Containing in all 0.279 acre of land, more or less, being subject to all legal highways and easements of record.

Bearings are assumed and are for angular measurement only.

(IREMAN'S 1st ADDITION)
(LANDS 22 - 2-12)
REFERENCE SURVEY VOL. C
PAGE 688 IN THE TAX MAP OFFICE

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 March, 2003.

Prior Deed Reference – Volume 207, Page 442.
Volume 92, Page 520.

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