

KOEHLER SURVEYING
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LEGAL DESCRIPTION OF A 1.916 ACRE PARCEL
FOR PAUL R. BRODMAN

Being a parcel of land situated in part of the Southeast Quarter of Section 15, T-2-S, R-12-E, 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 centerline of County Highway 87 and the east-west half section line (per Survey Volume 3, Page 591) and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 00° 27' 48" W along the centerline of County Highway 87 a distance of 256.00 feet to a set MAG nail;

thence N 89° 59' 38" W a distance of 326.00 feet to a set iron rod, passing a set iron rod a distance of 20.00 feet;

thence N 00° 27' 48" E a distance of 256.00 feet to a set iron rod on south line of a parcel of land currently owned by J. F. Brodman, et al;

thence S 89° 59' 38" E along the south line of said Brodman parcel a distance of 326.00 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 306.00 feet.

Containing in all 1.916 acres of land, more or less, of which 0.118 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 April, 2003.

Prior Deed Reference – OR Volume 75, Page 925.

03057-S (072)

(LANDS 15-2-12)

REFERENCE SURVEY VOL. C
PAGE 706 IN THE TAX MAP OFFICE