

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

**LEGAL DESCRIPTION OF A 10.000 ACRE PARCEL
FOR DAVE BINAU**

Being a parcel of land situated in part of the Southwest Quarter of Section 2, T-2-S, R-13-E, Salem Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box on the centerline of County Highway 42 marking the South Quarter Post of said Section 2;

thence on an assumed bearing of S 89° 58' 48" W along said centerline a distance of 944.52 feet to a set MAG nail and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 01° 12' 45" E a distance of 61.67 feet;

thence continuing S 89° 58' 48" W along said centerline a distance of 230.00 feet to a found nail situated on the limited access right-of-way line of United States Route 23, referenced by the next mentioned found iron rod;

thence N 00° 01' 12" W along said limited access right-of-way line a distance of 75.00 feet to a found iron rod;

thence N 86° 45' 39" W along said limited access right-of-way line a distance of 439.74 feet to a found iron rod;

thence N 22° 30' 24" W along said limited access right-of-way line a distance of 555.83 feet to a set iron rod;

thence S 89° 42' 24" E a distance of 927.39 feet to a set iron rod;

thence S 01° 37' 59" E a distance of 125.00 feet to a set iron rod;

thence S 17° 19' 49" W a distance of 140.00 feet to a set iron rod;

thence S 01° 12' 45" W a distance of 350.00 feet to the **POINT OF BEGINNING**, passing a set iron rod for reference a distance of 288.33 feet.

Containing in all 10.000 acres of land, more or less, of which 0.362 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 February, 2014.

Prior Deed Reference – OR Volume 153, Page 686.

