

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

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LEGAL DESCRIPTION OF A 71.583 ACRE PARCEL  
FOR JOHN AND CHARLES BIGLER

Being a parcel of land situated in part of the Southeast Quarter of Section 32, T-1-S, R-15-E, Sycamore 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 32 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 29' 34" W along the centerline of County Highway 39 a distance of 2645.04 feet to a found monument box marking the South Quarter Post of said Section 32;

thence N 00° 49' 55" E along the north-south half section line a distance of 1016.72 feet to a point on or near the centerline of an open ditch, referenced by a set iron rod situated N 00° 49' 55" E a distance of 40.57 feet;

thence N 24° 50' 21" E on or near the centerline of said open ditch a distance of 80.00 feet to a point referenced by a set iron rod situated S 45° 52' 08" W a distance of 46.00 feet;

thence N 31° 32' 43" E on or near the centerline of said open ditch a distance of 363.00 feet to a point referenced by a set iron rod situated N 31° 32' 43" E a distance of 50.00 feet;

thence N 70° 17' 29" E on or near the centerline of said open ditch a distance of 78.00 feet to a point referenced by a set iron rod situated N 70° 57' 57" W a distance of 50.00 feet;

thence S 70° 57' 57" E on or near the centerline of said open ditch a distance of 97.00 feet to a point referenced by a set iron rod situated N 16° 26' 38" E a distance of 18.00 feet;

thence S 84° 55' 05" E on or near the centerline of said open ditch a distance of 109.00 feet to a point referenced by a set iron rod situated N 86° 44' 58" E a distance of 36.00 feet;

thence S 57° 08' 58" E on or near the centerline of said open ditch a distance of 63.00 feet to a point referenced by a set iron rod situated N 25° 07' 29" W a distance of 40.00 feet;

thence S 77° 13' 37" E on or near the centerline of said open ditch a distance of 364.00 feet to a point referenced by a set iron rod situated N 25° 11' 52" E a distance of 12.00 feet;

thence S 58° 36' 35" E on or near the centerline of said open ditch a distance of 284.00 feet to a point referenced by a set iron rod situated N 03° 31' 44" W a distance of 28.00 feet;

thence N 88° 02' 52" E on or near the centerline of said open ditch a distance of 993.00 feet to a point referenced by a set iron rod situated N 00° 18' 20" E a distance of 12.00 feet;

thence S 67° 49' 23" E on or near the centerline of said open ditch a distance of 560.00 feet to a point on the centerline of Township Highway 136, referenced by a set iron rod situated N 29° 33' 36" W a distance of 38.47 feet;

thence S 01° 46' 03" W along said centerline a distance of 920.47 feet to the **POINT OF BEGINNING**.

Containing in all 71.583 acres of land, more or less, of which 1.630 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 March, 2014.

Prior Deed Reference – Volume 211, Page 203; OR Volume 216, Page 1546.

14007-S

Tract 3

KOEHLER SURVEYING, INC.  
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(419) 294-5388

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**LEGAL DESCRIPTION OF A 2.972 ACRE PARCEL  
FOR JOHN AND CHARLES BIGLER**

Being a parcel of land situated in part of the Southeast Quarter of Section 32, T-1-S,  
R-15-E, Sycamore 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 32;

thence on an assumed bearing of N 01° 46' 03" E along the centerline of Township  
Highway 136 a distance of 1559.23 feet to a set MAG nail and being the **POINT OF  
BEGINNING**;

thence N 84° 00' 11" W a distance of 177.52 feet to a set iron rod, passing a set iron rod  
for reference a distance of 20.05 feet;

thence N 23° 09' 55" W a distance of 106.58 feet to a set iron rod;

thence N 84° 06' 20" W a distance of 118.55 feet to a set iron rod;

thence N 01° 46' 03" E a distance of 306.31 feet to a set iron rod on the south line of a  
parcel of land currently owned by JATOBED Farms, Inc.;

thence N 89° 23' 56" E along said line a distance of 340.50 feet to a found MAG nail on  
the centerline of Township Highway 136, passing a found iron rod a distance of 320.50  
feet;

thence S 01° 46' 03" W along said centerline a distance of 438.66 feet to the **POINT OF  
BEGINNING**.

Containing in all 2.972 acres of land, more or less, of which 0.201 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 March, 2014.

Prior Deed Reference – Volume 211, Page 203; OR Volume 216, Page 1546.

14007-S

Tract 1

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

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**LEGAL DESCRIPTION OF A 47.278 ACRE PARCEL  
FOR JOHN AND CHARLES BIGLER**

Being a parcel of land situated in part of the Southeast Quarter of Section 32, T-1S, R-15-E, Sycamore 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 32;

thence on an assumed bearing of N 01° 46' 03" W along the centerline of Township Highway 136 a distance of 920.47 feet to a point on or near the centerline of an open ditch and being the **POINT OF BEGINNING**, referenced by a set iron rod situated N 29° 33' 36" W a distance of 38.47 feet;

thence N 67° 49' 23" W on or near the centerline of said open ditch a distance of 560.00 feet to a point referenced by a set iron rod situated N 00° 18' 20" E a distance of 12.00 feet;

thence S 88° 02' 52" W on or near the centerline of said open ditch a distance of 993.00 feet to a point referenced by a set iron rod situated N 03° 31' 44" W a distance of 28.00 feet;

thence N 58° 36' 35" W on or near the centerline of said open ditch a distance of 284.00 feet to a point referenced by a set iron rod situated N 25° 11' 52" E a distance of 12.00 feet;

thence N 77° 13' 37" W on or near the centerline of said open ditch a distance of 364.00 feet to a point referenced by a set iron rod situated N 25° 07' 29" W a distance of 40.00 feet;

thence N 57° 08' 58" W on or near the centerline of said open ditch a distance of 63.00 feet to a point referenced by a set iron rod situated N 86° 44' 58" E a distance of 36.00 feet;

thence N 84° 55' 05" W on or near the centerline of said open ditch a distance of 109.00 feet to a point referenced by a set iron rod situated N 16° 26' 38" E a distance of 18.00 feet;

thence N 70° 57' 57" W on or near the centerline of said open ditch a distance of 97.00 feet to a point referenced by a set iron rod situated N 70° 57' 57" W a distance of 50.00 feet;

thence S 70° 17' 29" W on or near the centerline of said open ditch a distance of 78.00 feet to a point referenced by a set iron rod situated N 31° 32' 43" E a distance of 50.00 feet;

thence S 31° 32' 43" W on or near the centerline of said open ditch a distance of 363.00 feet to a point referenced by a set iron rod situated S 45° 52' 08" W a distance of 46.00 feet;

thence S 24° 50' 21" W on or near the centerline of said open ditch a distance of 80.00 feet to a point on the north-south half section line of said Section 32;

thence N 00° 49' 55" E along said half section line a distance of 975.75 feet to a found iron rod marking a corner of a parcel of land currently owned by JATOBED Farms, Inc. passing a set iron rod for reference a distance of 40.57 feet;

thence N 89° 23' 56" E along said JATOBED Farms, Inc. parcel a distance of 2337.28 feet to a set iron rod;

thence S 01° 46' 03" W a distance of 306.31 feet to a set iron rod;

thence S 84° 06' 20" E a distance of 118.55 feet to a set iron rod;

thence S 23° 09' 55" E a distance of 106.58 feet to a set iron rod;

thence S 84° 00' 11" E a distance of 177.52 feet to a set MAG nail on the centerline of Township Highway 136, passing a set iron rod for reference a distance of 157.47 feet;

thence S 01° 46' 03" W along said centerline a distance of 638.76 feet to the **POINT OF BEGINNING**.

Containing in all 47.278 acres of land, more or less, of which 0.292 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 March, 2014.

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Tract 2

