

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

**LEGAL DESCRIPTION OF A 4.857 ACRE PARCEL
FOR MATTHEW ARNOLD**

Being a parcel of land situated in part of the Southeast Quarter of Section 22, T-3-S, R-13-E, Mifflin 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 22;

thence on an assumed bearing of N 02° 15' 04" W along the east line of said Section 22 a distance of 406.06 feet to a set iron rod and being the **POINT OF BEGINNING**;

thence N 90° 00' 00" W a distance of 483.82 feet to a set iron rod;

thence S 02° 15' 04" W a distance of 230.92 feet to a set iron rod;

thence N 90° 00' 00" W a distance of 200.00 feet to a found iron rod on an easterly line of a parcel of land currently owned by M. Arnold;

thence N 02° 20' 41" E along said Arnold parcel a distance of 488.70 feet to a found iron rod;

thence S 87° 25' 17" E along said Arnold parcel a distance of 682.50 feet to a found iron rod on the east line of said Section 22;

thence S 02° 15' 04" W along said section line a distance of 227.02 feet to the **POINT OF BEGINNING**.

Containing in all 4.857 acres of land, more or less, 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.

REFERENCE SURVEY VOL. C
PAGE 1566 IN THE TAX MAP OFFICE
(TRACT 2) (4.857A)

This legal description is based upon a survey performed by Victor B. Koehler, P.S.
#7457, in April, 2015.

Prior Deed Reference – Volume 195, Page 473.

15040-S

Tract 2



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

**LEGAL DESCRIPTION OF A 4.000 ACRE PARCEL
FOR ROD OHLER**

Being a parcel of land situated in part of the Southeast Quarter of Section 22, T-3-S, R-13-E, Mifflin 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 22 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 90° 00' 00" W along the centerline of County Highway 64 a distance of 354.28 feet to a found nail;

thence N 00° 00' 00" E a distance of 175.00 feet to a found iron rod, passing a found iron rod for reference a distance of 25.00 feet;

thence N 90° 00' 00" W a distance of 122.66 feet to a set iron rod;

thence N 02° 15' 04" E a distance of 230.92 feet to a set iron rod;

thence S 90° 00' 00" E a distance of 483.82 feet to a set iron rod on the east line of said Section 22;

thence S 02° 15' 04" W along said section line a distance of 406.06 feet to the **POINT OF BEGINNING**.

Containing in all 4.000 acres of land, more or less, of which 0.204 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, 2015.

Prior Deed Reference -- Volume 195, Page 646

15040-S

Tract 1

