

KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 1.638 ACRE PARCEL
FOR LARRY ROSS**

Being a parcel of land situated in part of the Northwest Quarter of Section 2, T-3-S, R-13-E, Mifflin Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the North Quarter Post of said Section 2, referenced by a found iron rod situated S 00° 39' 07" W a distance of 30.00 feet;

thence on an assumed bearing of S 90° 00' 00" W along the centerline of County Highway 53 a distance of 1628.00 feet to a set MAG nail and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence S 00° 00' 00" E a distance of 356.70 feet to a set iron rod, passing a set iron rod a distance of 30.00 feet;

thence S 90° 00' 00" W a distance of 200.00 feet to a set iron rod;

thence N 00° 00' 00" W a distance of 356.70 feet to a set MAG nail on the centerline of said County Highway 53, passing a set iron rod a distance of 326.70 feet;

thence N 90° 00' 00" E along the centerline of said County Highway 53 a distance of 200.00 feet to the **POINT OF BEGINNING**.

Containing in all 1.638 acres of land, more or less, of which 0.138 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 October, 2015.

Prior Deed References – OR 25, Page 696

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