

KOEHLER SURVEYING, INC.
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**LEGAL DESCRIPTION OF A 0.974 ACRE PARCEL
FOR STEVE EKLEBERRY**

Being a parcel of land situated in part of the Northeast and Southeast Quarters of Section 22, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone marking the east quarter post of said Section 22;

thence on an assumed bearing of S 89° 36' 56" W along the east-west half section line of said Section 22 and the north line of a parcel of land now or formerly owned by C. & D. Campbell, Trustees a distance of 330.94 feet to a set iron rod marking the northeast corner of a parcel of land now or formerly owned by Scenic River Farms, LLC and being the **POINT OF BEGINNING** of the hereinafter described parcel;

thence S 01° 30' 57" E along the west line of said C. & D. Campbell, Trustees parcel and an east line of said Scenic River Farms, LLC parcel a distance of 30.00 feet to a set iron rod;

thence S 89° 36' 56" W on a line a distance of 371.88 feet to a set iron rod;

thence N 01° 16' 41" W on a line a distance of 467.00 feet to a set iron rod;

thence S 89° 36' 56" W on a line a distance of 482.88 feet to a set iron rod marking the centerline of County Highway 37, passing a set iron rod a distance of 446.79 feet;

thence N 33° 22' 53" E along the centerline of said County Highway 37 a distance of 30.07 feet to found iron rod marking a south line of a parcel of land now or formerly owned by S. Ekleberry;

thence N 89° 36' 56" E along said S. Ekleberry parcel a distance of 507.78 feet to a found iron rod, passing a found iron rod a distance of 36.09 feet;

thence S 01° 16' 41" E along said S. Ekleberry parcel a distance of 462.00 feet to a found iron rod marking the east-west half section line of said Section 22 and the south line of said S. Ekleberry parcel;

thence N 89° 36' 56" E along said S. Ekleberry parcel and the east-west half section line of said Section 22 a distance of 329.75 feet to the **POINT OF BEGINNING**.

Containing in all 0.974 acres of land, more or less, of which 0.021 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.

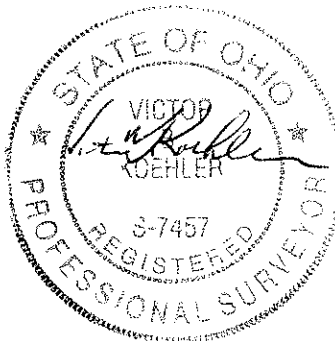
Bearings are assumed and are for angular measurement only.

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 2019.

Prior Deed References – OR 250, Page 922

19044-S



PT: 1 N: 0.0000 E: 0.0000
S1°30'57"E DIST: 30.00
PT: 2 N: -29.9895 E: 0.7936
S89°36'56"W DIST: 371.88
PT: 3 N: -32.4847 E: -371.0780
N1°16'41"W DIST: 467.00
PT: 4 N: 434.3991 E: -381.4942
S89°36'56"W DIST: 482.88
PT: 5 N: 431.1591 E: -864.3633
N33°22'53"E DIST: 30.07
PT: 6 N: 456.2683 E: -847.8185
N89°36'56"E DIST: 507.78
PT: 7 N: 459.6754 E: -340.0500
S1°16'41"E DIST: 462.00
PT: 8 N: -2.2097 E: -329.7453
N89°36'56"E DIST: 329.75
PT: 9 N: 0.0029 E: -0.0027

CLOSING BEARING/DISTANCE: S43°23'31"E DIST: 0.0040

MISCLOSURE: N: 0.0029 E: -0.0027

AREA: 0.974 ACRES



REFERENCE SURVEY VOL. C

PAGE 1720 IN THE TAX MAP OFFICE

"2019"