

PARCEL 3 LEGAL DESCRIPTION

Being a parcel of land situated in the northwest and southwest quarters of Section 7, Tymochtee Township, Township-1-South, Range-14- East, Wyandot County, Ohio described as follows:

BEGINNING at a found nail marking the west quarter post of said Section 7 and the centerline of Township Highway 107 from which a set iron rod for reference bears N 89° 28' 52" E 20.00 feet;

thence **N 00° 27' 13" W** one hundred seventy-two and six hundredths (**172.06**) feet along the west line of said Section 7 and the centerline of Township Highway 107 to a railroad spike from which a set iron rod for reference bears S 89° 42' 52" E 20.00 feet;

thence **S 89° 42' 52" E** one thousand three hundred sixty and zero hundredths (**1360.00**) feet to a set iron rod marking the east line of the west half of said northwest quarter, passing a set iron rod marking the easterly right-of-way of said road at 20.00 feet;

thence **S 00° 35' 01" E** one hundred fifty-two and ninety-seven hundredths (**152.97**) feet along the east line of the west half of said northwest quarter to a set iron rod marking the northeast corner of the northwest quarter of said southwest quarter;

thence **S 00° 28' 17" E** one thousand three hundred forty-two and ninety hundredths (**1342.90**) feet along the east line of the west half of said southwest quarter to a found 7" diameter wood post marking the southeast corner of the northwest quarter of said southwest quarter from which a found 5/8" diameter iron rod for reference bears N 44° 17' 47" W 9.13 feet;

thence **S 89° 43' 13" W** one thousand seventy-five and forty-nine hundredths (**1075.49**) feet along the south line of the northwest quarter of said southwest quarter to the southeasterly corner of a 1.000 acre parcel of land now or formerly owned by the North Central Electrical Cooperative as described in Wyandot County Official Record Volume 217, page 1957 from which a 5/8" diameter iron rod with a cap marked VBK for reference bears N 00° 12' 03" E 1.3 feet;

thence **N 00° 12' 03" W** one hundred fifty-one and thirty-six hundredths (**151.36**) feet along the easterly line of said North Central Electrical Cooperative's 1.000 acre parcel to a found 5/8" diameter iron rod marking the northeasterly corner thereof;

thence **S 89° 26' 37" W** two hundred ninety and thirty-six hundredths (**290.36**) feet along the northerly line of said North Central Electrical Cooperative's 1.000 acre parcel to the northwesterly corner thereof, the west line of said Section 7 and the centerline of Township Highway 107 from which a found nail for reference bears S 89° 26' 37" W 0.1 feet, passing a found 5/8" diameter iron rod with a cap marked VBK on line for reference at 270.39 feet;

thence **N 00° 14' 06" W** one thousand one hundred eighty-seven and twenty-six hundredths (**1187.26**) feet along the west line of said Section 7 and the centerline of Township Highway 107 to **THE POINT OF BEGINNING**.

Containing in all, **46.000** acres of land, more or less, subject to all legal highways and easements.

There are 0.624 acres of the 46.000 acre parcel in the road right-of-way.

The bearing of the centerline of Township Road 107 is assumed N 00° 27' 13" W.
Bearings are assumed and for angular measurement only.

All iron rods set and found (unless noted) are 5/8" diameter by 30" in length with personalized caps marked Hank and ASSOC. driven flush.

This 46.000 acre legal description is based upon an actual field survey by James G. Homan, Jr.
P.S. #6972, HANK and Associates, Inc., 137 South Washington Street, Tiffin, Ohio 44883 in
October, 2021.

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PT/NO	BEARING	DISTANCE	NORTHING	EASTING	STATION	DESC
5	N 00°27'13" W	172.06	9951.47	4641.57	0.00	PKF
49	S 89°42'52" E	1360.00	10123.53	4640.21	172.06	PKS
50	S 00°35'01" E	152.97	10116.75	6000.19	1532.06	IRS
24	S 00°28'17" E	1342.90	9963.79	6001.75	1685.03	irs
47	S 89°43'13" W	1075.49	8620.93	6012.80	3027.93	CL WPF
48	N 00°12'03" W	151.36	8615.68	4937.32	4103.43	CALC
20	S 89°26'37" W	290.36	8767.04	4936.79	4254.78	irf
606	N 00°14'06" W	1187.26	8764.22	4646.44	4545.14	CALC
5			9951.47	4641.57	5732.40	PKF

Closure Error Distance> 0.0000

Total Distance Inversed> 5732.40

Area: 2003779.293 S.F., 46.000 Acres

PARCEL #3
SOUTH PARCEL
D.624.AC E/W



REFERENCE SURVEY VOL. C
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"2021"

PARCEL 2 LEGAL DESCRIPTION

Being a parcel of land situated in the northwest quarter of Section 7, Tymochtee Township, Township-1-South, Range-14- East, Wyandot County, Ohio described as follows:

Commencing at a found nail marking the northwest corner of said Section 7 and the centerline intersection of Township Highway 107 and Township Highway 11 from which a set iron rod for reference bears S 38° 49' 28" E 32.22 feet;

thence S 00° 27' 13" E one thousand five hundred seventy-four and eight hundredths (1574.08) feet along the west line of said Section 7 and the centerline of Township Highway 11 to a set railroad spike, **THE POINT OF BEGINNING** from which a set iron rod for reference bears S 89° 42' 52" E 20.00 feet;

thence **S 89° 42' 52" E** one thousand three hundred fifty-seven and eighty-nine hundredths (1357.89) feet to a set iron rod marking the east line of the west half of said northwest quarter, passing a set iron rod marking the easterly right-of-way of said road at 20.00 feet;

thence **S 00° 35' 01" E** nine hundred twenty-eight and forty hundredths (928.40) feet along the east line of the west half of said northwest quarter to a set iron rod;

thence **N 89° 42' 52" W** one thousand three hundred sixty and zero hundredths (1360.00) feet to a set railroad spike marking the west line of said Section 7 and the centerline of Township Highway 107, passing a set iron rod marking the easterly right-of-way of Township Highway 107 at 1340.00 feet;

thence **N 00° 27' 13" W** nine hundred twenty-eight and thirty-seven hundredths (928.37) feet along the west line of said Section 7 and the centerline of Township Highway 107 to **THE POINT OF BEGINNING**.

Containing in all, **28.960** acres of land, more or less, subject to all legal highways and easements.

There are 0.426 acres of the 28.960 acre parcel in the road right-of-way.

The bearing of the centerline of Township Road 107 is assumed N 00° 27' 13" W. Bearings are assumed and for angular measurement only.

All iron rods set and found (unless noted) are 5/8" diameter by 30" in length with personalized caps marked Hank and ASSOC. driven flush.

This 28.960 acre legal description is based upon an actual field survey by James G. Homan, Jr. P.S. #6972, HANK and Associates, Inc., 137 South Washington Street, Tiffin, Ohio 44883 in October, 2021.

20211118tymochteeparcel2.leg



REFERENCE SURVEY VOL. C
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(PARCEL 2) (28.960A)
"2021"

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PTNO	BEARING	DISTANCE	NORTHING	EASTING	STATION	DESC
40	S 89°42'52" E	1357.89	11051.87	4632.85	0.00	rrs
41	S 00°35'01" E	928.40	11045.10	5990.73	1357.89	irs
50	N 89°42'52" W	1360.00	10116.75	6000.19	2286.29	IRS
49	N 00°27'13" W	928.37	10123.53	4640.21	3646.29	PKS
40			11051.87	4632.85	4574.66	rrs

Closure Error Distance> 0.0000
Total Distance Inversed> 4574.66
Area: 1261497.600 S.F., 28.960 Acres

PARCEL 2
MIDDLE PARCEL

0.426 AC R/W



REFERENCE SURVEY VOL. C
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"2021"

PARCEL 1 LEGAL DESCRIPTION

Being a parcel of land situated in the northwest quarter of Section 7, Tymochtee Township, Township-1-South, Range-14- East, Wyandot County, Ohio described as follows:

BEGINNING at a found nail marking the northwest corner of said Section 7 and the centerline intersection of Township Highway 107 and Township Highway 11 from which a set iron rod for reference bears S 38° 49' 28" E 32.22 feet;

thence **S 89° 42' 52" E** one thousand five hundred seventy-four and thirteen hundredths (1574.13) feet along the north line of said Section 7 and the centerline of Township Highway 11 to a found nail marking the northeast corner of the northwest quarter of said northwest quarter from which a set iron rod for reference bears S 00° 35' 01" E 20.00 feet;

thence **S 00° 35' 01" E** one thousand three hundred fifty-four and thirteen hundredths (1354.13) feet along the east line of the west half of said northwest quarter to a set iron rod;

thence **N 89° 42' 52" W** one thousand three hundred fifty-seven and eighty-nine hundredths (1357.89) feet to a set railroad spike marking the west line of said Section 7 and the centerline of Township Highway 107, passing a set iron rod marking the easterly right-of-way of Township Highway 107 at 1337.89 feet;

thence **N 00° 27' 13" W** one thousand five hundred seventy-four and eight hundredths (1574.08) feet along the west line of said Section 7 and the centerline of Township Highway 107 to **THE POINT OF BEGINNING**.

Containing in all, **49.000** acres of land, more or less, subject to all legal highways and easements.

There are 1.488 acres of the 49.000 acre parcel in the road right-of-ways.

The bearing of the centerline of Township Road 107 is assumed N 00° 27' 13" W. Bearings are assumed and for angular measurement only.

All iron rods set and found (unless noted) are 5/8" diameter by 30" in length with personalized caps marked Hank and ASSOC. driven flush.

This 49.000 acre legal description is based upon an actual field survey by James G. Homan, Jr. P.S. #6972, HANK and Associates, Inc., 137 South Washington Street, Tiffin, Ohio 44883 in October, 2021.

20211118tymochteeparcel1.leg

REFERENCE SURVEY VOL. 2
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(PARCEL 1) "2021"
(49.000A)



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PN ^{NO}	BEARING	DISTANCE	NORTHING	EASTING	STATION	DESC
4			12625.90	4620.39	0.00	PKF
3	S 89°42'52" E	1354.32	12619.15	5974.69	1354.32	PKF
41	S 00°35'01" E	1574.13	11045.10	5990.73	2928.45	irs
40	N 89°42'52" W	1357.89	11051.87	4632.85	4286.34	rrs
4	N 00°27'13" W	1574.08	12625.90	4620.39	5860.42	PKF

Closure Error Distance> 0.0000

Total Distance Inversed> 5860.42

Area: 2134440.855 S.F., 49.000 Acres

PARCEL 1
NORTH PARCEL

1.488 AC R/W



REFERENCE SURVEY VOL. C
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"2021"