

**VICTOR B. KOEHLER, P.S.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351**

---

**LEGAL DESCRIPTION OF A 16.365 ACRE  
PARCEL FOR THE CITY OF UPPER SANDUSKY**

Being a parcel of land situated in part of the Northwest and Northeast Quarters of Section 5, T-3-S, R-14-E, in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a found iron rod in a monument box marking the intersection of the centerline of County Highway 55 and the centerline of Pleasant View Street extended;

thence on an assumed bearing of S 89° 18' 00" E along the centerline of County Highway 55 a distance of 792.62 feet to a set iron rod marking the southeast corner of Orchard Hills Subdivision and being the **POINT OF BEGINNING**;

thence N 00° 00' 00" E along the easterly line of said subdivision a distance of 103.00 feet to a found iron pipe marking the northeast corner of Lot 7 of said subdivision;

thence N 56° 31' 00" W along said line a distance of 219.00 feet to a set iron rod marking the southeast corner of Lot 5;

thence N 05° 25' 00" W along said line a distance of 212.00 feet to a set iron rod marking the southeast corner of Lot 4;

thence N 20° 11' 00" E along said line a distance of 157.00 feet to a set iron rod marking the southeast corner of Lot 3;

thence N 56° 34' 18" E along said line a distance of 253.50 feet to a found 4" diameter iron pipe marking the northeast corner of Lot 3;

thence N 88° 44' 15" W along the north line of said lot a distance of 18.15 feet to a set iron rod;

thence N 00° 00' 00" E a distance of 4.96 feet to a set iron rod;

thence N 57° 18' 00" E a distance of 658.29 feet to a set iron rod on the low water line of the Sandusky River;

thence S 37° 11' 30" E along said low water line a distance of 265.15 feet to a point referenced by a set iron rod located S 73° 15' 47" W a distance of 70.00 feet;

thence S 16° 44' 13" E along said low water line a distance of 118.43 feet to a point referenced by a set iron rod located S 85° 42' 18" W a distance of 60.00 feet;

thence S 04° 17' 42" E along said low water line a distance of 109.44 feet to a point referenced by a set iron rod located N 77° 43' 16" W a distance of 50.00 feet;

thence S 12° 16' 44" E along said low water line a distance of 100.11 feet to a point referenced by a set iron rod located N 65° 56' 00" W a distance of 40.00 feet;

thence S 24° 04' 00" W along said low water line a distance of 152.39 feet to a point referenced by a set iron rod located N 57° 55' 47" W a distance of 28.00 feet;

thence S 32° 04' 13" W along said low water line a distance of 492.94 feet to a set iron rod on the former centerline of County Highway 55;

thence N 89° 18' 00" W along said former centerline a distance of 456.32 feet to the **POINT OF BEGINNING**;

Containing in all 16.365 acres of land, more or less, of which 0.209 acre, more or less, is currently contained within the right-of-way of County Highway 55. The above described property being subject to all legal highways and easements of record.

Bearings are assumed and for angular measurement only.

All set iron rods are 5/8" diameter with plastic caps imprinted "VBK #7457".

This legal description is based upon an actual field survey performed by Victor B. Koehler, P.S., #7457, in June, 1998.

Prior Deed References - Volume 136, Page 292.

98035-S (055)