

VICTOR B. KOEHLER, P.S.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351  
(419) 294-5388

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LEGAL DESCRIPTION OF A 0.014 ACRE PARCEL  
FOR EDMUND A. & EMMA O. WEAVER

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-1-S,  
R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the northeast corner of Lot #103 of Carey and  
Dow's Addition to the Village of Carey;

thence on an assumed bearing of N 13° 07' 08" E a distance of 171.50 feet along the east  
line of a parcel of land currently owned by Kelly R. Orians to a point marking the  
northeast corner of said parcel, passing a set iron rod a distance of 160.00 feet;

thence N 89° 28' 14" W along the north line of said parcel a distance of 51.23 feet to a  
set iron rod marking the northwest corner of said parcel and the northeast corner of a  
parcel of land currently owned by Gary L. Niederkohr, et ux and being the **POINT OF  
BEGINNING**;

thence N 13° 07' 08" E a distance of 22.64 feet to a point on the centerline of Spring Run  
Ditch;

thence S 65° 29' 15" E along the centerline of said Ditch a distance of 51.00 feet to a  
point referenced by a set iron rod situated S 13° 07' 08" W a distance of 12.89 feet;

thence S 13° 07' 08" W a distance of 1.39 feet to a point marking the northeast corner of  
said Orians parcel, referenced by a set iron rod situated S 13° 07' 08" W a distance of  
11.50 feet;

thence N 89° 28' 14" W along the north line of said parcel a distance of 51.23 feet to the  
**POINT OF BEGINNING**.

Containing in all 0.014 acre of land, more or less, and 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 plastic caps imprinted "VBK #7457".

(Parcel 7)

This legal description is based upon a survey performed by Victor B. Koehler, P.S.  
#7457, in January, 1999.

Prior Deed Reference – Volume 100, Page 187.

98107-S (195)

Parcel #7

VICTOR B. KOEHLER, P.S.  
P.O. BOX 28  
UPPER SANDUSKY, OHIO 43351  
(419) 294-5388

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LEGAL DESCRIPTION OF A 97.697 ACRE PARCEL  
FOR EDMUND A. & EMMA O. WEAVER

Being a parcel of land situated in part of the Southeast Quarter of Section 16, T-1-S,  
R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the northeast corner of Carey and Dow's Addition  
to the Village of Carey and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 76° 52' 52" W along the north line of said  
Subdivision a distance of 708.30 feet to a point marking the southeast corner of a parcel  
of land currently owned by Robert E. Styer, et ux, passing a set iron rod for reference a  
distance of 706.30;

thence N 13° 07' 08" E along the east line of said parcel a distance of 146.00 feet to a set  
iron rod marking the northeast corner of said parcel;

thence N 78° 35' 58" W along the north line of said parcel a distance of 200.09 feet to a  
set iron rod on the east line of a parcel of land currently owned by Kelly R. Orians and  
marking the northwest corner of said Styer parcel;

thence N 13° 07' 08" E along the east line of said Orians parcel a distance of 11.50 feet to  
a point marking the northeast corner of said parcel;

thence N 89° 28' 14" W along the north line of said parcel a distance of 51.23 feet to a  
set iron rod marking the northwest corner of said Orians parcel and the northeast corner  
of a parcel of land currently owned by Gary L. Niederkohr, et ux;

thence continuing N 89° 28' 14" W along the north line of said Niederkohr parcel a  
distance of 102.46 feet to a set iron rod marking the northwest corner of said parcel;

thence S 13° 07' 08" W along the west line of said parcel a distance of 138.00 feet to a  
set iron rod marking the northeast corner of Lot #106 of Carey and Dow's Addition to the  
Village of Carey;

thence N 76° 52' 52" W along the north line of said Lot a distance of 2.15 feet to a found  
iron rod marking the southeast corner of a parcel of ground currently owned by Greg J.  
Gosche;

thence N 11° 09' 37" E along the east line of said parcel a distance of 123.87 feet to a  
found ½" diameter iron rod with cap imprinted "VBK 7457" marking the northeast  
corner of said parcel;

- ✓thence S 80° 51' 50" W along the north line of said parcel a distance of 103.01 feet to a found ½" diameter iron rod with cap imprinted "VBK #7457" on the easterly right-of-way line of Ogg Street and marking the northwest corner of said parcel;
- ✓thence N 00° 07' 23" E along said right-of-way line a distance of 458.40 to a found copper rod in concrete marking the southwest corner of a parcel of land currently owned by The Ohio Power Company, passing a set iron rod a distance of 149.44 feet;
- ✓thence S 89° 08' 37" E along the south line of said parcel a distance of 400.00 feet to a found copper rod in concrete marking the southeast corner of said parcel;
- ✓thence N 00° 07' 23" E along the east line of said parcel a distance of 350.00 feet to a found copper rod in concrete on the south line of a parcel of land currently owned by Clem Hoepf and marking the northeasterly corner of said Ohio Power Company parcel;
- ✓thence S 89° 08' 37" E along the south line of said Hoepf parcel a distance of 50.00 feet to a set iron rod marking the southeast corner of said parcel;
- ✓thence N 00° 07' 23" E along the east line of said parcel a distance of 150.00 feet to a set iron rod on a southerly line of a parcel of land currently owned by The Wheeling & Lake Erie Railroad and marking the northeast corner of said Hoepf parcel;
- ✓thence S 89° 08' 37" E along said southerly line of The Wheeling & Lake Erie Railroad parcel a distance of 342.00 feet to a set iron rod marking a southeasterly corner of said parcel;
- ✓thence N 00° 07' 23" E along the easterly line of said parcel a distance of 543.58 feet to a set iron rod on a southerly line of said Wheeling & Lake Erie Railroad parcel;
- ✓thence S 89° 14' 41" E along said line a distance of 1684.04 feet to a set MAG nail on the centerline of Township 100-A, passing a set iron rod a distance of 1650.38 feet;
- ✓thence S 26° 13' 35" E along said centerline a distance of 1426.02 feet to a set MAG nail marking the intersection of centerlines of Township Highway 100-A and Township Highway 100-B referenced by a set iron rod situated N 70° 36' 20" W a distance of 42.89 feet;
- thence S 65° 00' 56" W along the centerline of Township Highway 100-B a distance of 30.96 feet to a set MAG nail referenced by a set iron rod situated S 04° 34' 50" E a distance of 32.00 feet;
- thence continuing S 65° 00' 56" W along said centerline a distance of 304.34 feet to a set MAG nail referenced by a found ODOT Right-of-Way Monument situated N 24° 59' 04" W a distance of 30.00 feet;
- thence S 65° 08' 38" W along said centerline a distance of 503.44 feet to a set MAG nail referenced by a found ODOT Right-of-Way Monument situated N 24° 50' 09" W a distance of 30.00 feet;

thence S 65° 11' 04" W along said centerline a distance of 1134.75 feet to a set MAG nail marking the intersection of said centerline and the centerline of State Route 199 and referenced by a set iron rod a situated N 16° 43' 21" E a distance of 40.08 feet;

thence N 76° 52' 52" W along the centerline of State Route 199 a distance of 209.97 feet to a set MAG nail;

thence N 00° 12' 56" E a distance of 266.74 feet to the **POINT OF BEGINNING**, passing a set iron rod a distance of 41.04 feet.

Containing in all 97.697 acres of land, more or less, of which 2.528 acres, more or less, is currently contained within the respective 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 plastic caps imprinted "VBK #7457".

This legal description is based upon a survey performed by Victor B. Koehler, P.S. #7457, in January, 1999.

Prior Deed Reference – Volume 100, Page 187.

98107-S (195)

Parcel #5