

KOEHLER SURVEYING
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LEGAL DESCRIPTION OF A 98.184 ACRE PARCEL
FOR DENNIS E. PFEIFER

Being a parcel of land situated in part of the Southeast and Northeast Quarters of Section 25, T-1-S, R-13-E, Crawford Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found MAG nail marking the intersection of the centerlines of County Highway 107 and County Highway 29 and being the **POINT OF BEGINNING**, said nail being referenced by a found iron rod situated N 34° 06' 13" W a distance of 36.29 feet;

thence on an assumed bearing of N 89° 52' 05" W along the centerline of County Highway 29 a distance of 523.00 feet to a found MAG nail marking the southeast corner of a parcel of land currently owned by Jeanette A. Hewett;

thence N 00° 07' 49" E along the east line of said Hewett parcel a distance of 388.50 feet to a found iron rod marking the northeast corner of said Hewett parcel, passing a found iron rod a distance of 20.00 feet;

thence N 89° 52' 05" W along the north line of said Hewett parcel and the north line of a parcel of land currently owned by Richard J. Kesler, et ux a distance of 789.97 feet to a found iron rod on an easterly line of a parcel of land currently owned by James Jury, et ux and marking the northwest corner of said Kesler parcel, passing a found iron rod marking the northeast corner of said Kesler parcel a distance of 210.00 feet;

thence N 00° 33' 52" W along an easterly line of said Jury parcel a distance of 1146.47 feet to a found iron rod marking a corner of said Jury parcel;

thence N 89° 35' 10" E along a southerly line of said Jury parcel a distance of 235.00 feet to a found iron rod marking a corner of said Jury parcel;

thence N 00° 24' 42" W along an easterly line of said Jury parcel a distance of 865.00 feet to a found iron rod marking a northeasterly corner of said Jury parcel;

thence S 89° 35' 18" W along a northerly line of said Jury parcel a distance of 259.43 feet to a found iron rod on the east line of a parcel of land currently owned by Anna M. Dible and marking a northwesterly corner of said Jury parcel;

thence N 00° 24' 42" W along the east line of said Dible parcel a distance of 1237.22 feet to a set iron rod marking the southwest corner of a parcel of land currently owned by Delbert S. Barth, et ux, Trust;

thence S 89° 50' 36" E along the south line of said Barth parcel a distance of 1333.85 feet to a set iron rod on the east line of said Section 25 and marking the southwest corner of said Barth parcel;

thence S 00° 20' 59" E along the east line of said Section 25 a distance of 2319.59 feet to a point marking the east quarter post of said Section 25, said point being referenced by a found iron rod situated N 00° 39' 02" W a distance of 81.58 feet;

thence S 00° 38' 55" E along the east line of said Section 25 and also being the centerline of County Highway 107 a distance of 1316.83 feet to the **POINT OF BEGINNING**;

Containing in all 98.184 acres of land, more or less, of which 1.028 acre, more or less, will be 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, 2000.

Prior Deed Reference – Volume 182, Page 644.

01052-S (071)