

**KOEHLER SURVEYING
P.O. BOX 28
UPPER SANDUSKY, OHIO 43351
(419) 294-5388**

**LEGAL DESCRIPTION OF A 1.853 ACRE PARCEL
FOR LORNE ROMANKO**

Being a parcel of land situated in part of the Southeast Quarter of Section 31, T-1-S,
R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Commencing at a set MAG nail marking the south quarter post of said Section 31,
referenced by a found stone in a monument box situated S 89° 38' 55" W a distance of
64.24 feet;

thence on an assumed bearing of N 89° 31' 26" E along the centerline of County
Highway 39 a distance of 185.54 feet to a set MAG nail and being the **POINT OF
BEGINNING**;

thence N 00° 28' 34" W a distance of 273.00 feet to a set iron rod, passing a set iron rod a
distance of 30.00 feet;

thence N 89° 31' 26" E along said line a distance of 295.60 feet to a set iron rod marking
a corner common to a parcel of land currently owned by Darrell E. Walton, passing a set
iron rod a distance of 69.21 feet;

thence S 00° 28' 34" E along a westerly line of said Walton parcel a distance of 273.00
feet to a set MAG nail on the centerline of County Highway 39 marking a corner of said
Walton parcel, passing a set iron rod a distance of 243.00 feet;

thence S 89° 31' 26" W along said centerline a distance of 295.60 feet to the **POINT OF
BEGINNING**.

Containing in all 1.853 acres of land, more or less, of which 0.204 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 May, 2001.

Prior Deed Reference Volume 210, Page 30.

01045-S (064)

Parcel #4



PARCEL 4
1.853 AC

KOEHLER SURVEYING
P.O. BOX 28
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(419) 294-5388

**LEGAL DESCRIPTION OF A 10.000 ACRE PARCEL
FOR LORNE ROMANKO**

Being a parcel of land situated in part of the Southwest Quarter of Section 31, T-1-S,
R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southwest Corner of said
Section 31;

thence on an assumed bearing of N 89° 38' 55" E along the centerline of County
Highway 39 a distance of 1388.83 feet to a set MAG nail marking a southeasterly corner
of a parcel of land currently owned by John L. Allen, et ux and being the **POINT OF
BEGINNING**;

thence N 00° 26' 41" E along an easterly line of said Allen parcel and an easterly line of
a parcel of land currently owned by Stanley H. Roush, et ux a distance of 1321.43 feet to
a set iron rod marking a corner of said Roush parcel, passing a set iron rod a distance of
30.00 feet;

thence N 89° 37' 17" E along a southerly line of said Roush parcel a distance of 329.66
feet to a set iron rod;

thence S 00° 26' 41" W a distance of 1321.59 feet to a set MAG nail on the centerline of
County Highway 39, passing a set iron rod a distance 1291.59 feet;

thence S 89° 38' 55" W along said centerline a distance of 329.66 feet to the **POINT OF
BEGINNING**.

Containing in all 10.000 acres of land, more or less, of which 0.227 acre, more or less, is
currently contained within highway right-of-way. 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, 2001.

Prior Deed Reference - Volume 210, Page 30.

01045-S (064)
Parcel #1



PARCEL 1
10.000 AC.

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**LEGAL DESCRIPTION OF A 10.000 ACRE PARCEL
FOR LORNE ROMANKO**

Being a parcel of land situated in part of the Southwest Quarter of Section 31, T-1-S,
R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southwest Corner of said
Section 31;

thence on an assumed bearing of N 89° 38' 55" E along the centerline of County
Highway 39 a distance of 1718.49 feet to a set MAG nail and being the **POINT OF
BEGINNING**, passing a set MAG nail a distance of 1388.83 feet;

thence N 00° 26' 41" E a distance of 1321.59 feet to a set iron rod on a southerly line of a
parcel of land currently owned by Stanley H. Roush, et ux, passing a set iron rod a
distance of 30.00 feet;

thence N 89° 37' 17" E along said line a distance of 329.62 feet to a set iron rod;

thence S 00° 26' 41" W a distance of 1321.74 feet to a set MAG nail on the centerline of
County Highway 39, passing a set iron rod a distance 1291.74 feet;

thence S 89° 38' 55" W along said centerline a distance of 329.62 feet to the **POINT OF
BEGINNING**.

Containing in all 10.000 acres of land, more or less, of which 0.227 acre, more or less, is
currently contained within highway right-of-way. 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, 2001.

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01045-S (064)

Parcel #2

KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 27.320 ACRE PARCEL
FOR LORNE ROMANKO**

Being a parcel of land situated in part of the Southwest Quarter of Section 31, T-1-S,
R-15-E, Sycamore Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southwest Corner of said
Section 31;

thence on an assumed bearing of N 89° 38' 55" E along the centerline of County
Highway 39 a distance of 2048.11 feet to a set MAG nail and being the **POINT OF
BEGINNING**, passing two set MAG nails a distance of 1388.83 feet and 1718.49 feet
respectively;

thence N 00° 26' 41" E a distance of 1321.74 feet to a set iron rod on a southerly line of a
parcel of land currently owned by Stanley H. Roush, passing a set iron rod a distance of
30.00 feet;

thence N 89° 37' 17" E along said line a distance of 663.47 feet to a set iron rod on the
north-south half section line of said Section 31;

thence N 89° 33' 33" E along a southerly line of said Roush parcel a distance of 250.38
feet to a set iron rod on the west line of a parcel of land currently owned by Darrel E.
Walton;

thence S 00° 24' 50" W along the west line of said Walton parcel a distance of 1048.86
feet to a set iron rod;

thence S 89° 31' 26" W a distance of 69.21 feet to a set iron rod;

thence S 00° 28' 34" E a distance of 273.00 feet to a set MAG nail on the centerline of
County Highway 39, passing a set iron rod a distance of 243.00 feet;

thence S 89° 31' 26" W along said centerline a distance of 185.54 feet to a set MAG nail
marking the south quarter post of said Section 31;

thence S 89° 38' 55" W along said centerline a distance of 664.05 feet to the **POINT OF
BEGINNING**, passing for reference a found stone in a monument box a distance of
64.24 feet.

Containing in all 27.320 acres of land, more or less, of which 0.585 acre, more or less, is
currently contained within highway right-of-way. The above described property being
subject to all legal highways and easements of record.

PARCEL 3

27.320 AC.

VOL. <u>10</u>	PAGE <u>141</u>
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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, 2001.

Prior Deed Reference – Volume 210, Page 30.

01045-S (064)

Parcel #3