

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

**LEGAL DESCRIPTION OF A 7.898 ACRE PARCEL
FOR UNITED CHURCH HOMES**

Being a parcel of land situated in part of **South Park Subdivision** in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a drill hole in concrete marking the intersection of the south right-of-way line of Maple Street with the east right-of-way line of Eulalia Street, also being the northwest corner of **Lot #41** of said Subdivision and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 89° 44' 53" E along the south right of way line of Maple Street a distance of 682.00 feet to a drill hole in concrete on the west right-of-way line of Marseilles Avenue marking the northeast corner of Lot #9 of said Subdivision;

thence S 00° 47' 25" E along the west right-of-way line of Marseilles Avenue a distance of 489.25 feet to a found iron rod on the north line of a parcel of land currently owned by Homer F. Sammet;

thence S 89° 44' 53" W along the north line of said Sammet parcel a distance of 890.00 feet to a set iron rod marking the southeast corner of a parcel of land currently owned by Gale Smith;

thence N 00° 47' 41" W along the east line of said Smith parcel a distance of 50.00 feet to a set iron rod on the south line of a 16 foot alley;

thence N 89° 44' 53" E a distance of 208.00 feet to a set iron rod on the east right-of-way line of Eulalia Street;

thence N 00° 47' 25" W along the east right-of-way line of Eulalia Street a distance of 439.25 feet to the **POINT OF BEGINNING**.

Containing in all 7.898 acres of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 203, Page 458. (Parcel 3)
(7.898 A)

REFERENCE SURVEY VOL. D
PAGE 175 IN THE TAX MAP OFFICE

01110-S (142)

Parcel #3

**KOEHLER SURVEYING
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**LEGAL DESCRIPTION OF A 0.716 ACRE PARCEL
FOR UNITED CHURCH HOMES**

Being a parcel of land known as Lots #83, #84, #85, and #86 and part of a vacated alley in South Park Subdivision in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the intersection of the south right-of-way line of Maple Street with the west right-of-way line of a 16 foot alley, also being the northeast corner of Lot #86 of said Subdivision and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 00° 47' 41" E along the west right of way line of said alley a distance of 208.00 feet to a set iron rod on the centerline of a vacated alley marking the northeast corner of a parcel of land currently owned by Timothy Plummer;

thence S 89° 44' 53" W along the centerline of said vacated alley (north line of said Plummer parcel) a distance of 150.02 feet to a point on the east right-of-way line of Hazel Street marking the northwest corner of said Plummer parcel;

thence N 00° 47' 57" W along the east line of Hazel Street a distance of 208.00 feet to a set iron rod on the south right-of-way line of Maple Street marking the northwest corner of said Lot #86;

thence N 89° 44' 53" E along the south right-of-way line of Maple Street a distance of 150.03 feet to the **POINT OF BEGINNING**.

Containing in all 0.716 acre of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 203, Page 458.

01110-S (142)

Parcel #4

REFERENCE SURVEY VOL. P
PAGE 175 IN THE TAX MAP OFFICE

(PARCEL 4) (0.716 AC)

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LEGAL DESCRIPTION OF A 0.534 ACRE PARCEL
FOR UNITED CHURCH HOMES

Being a parcel of land known as Lots #42, #43, #44 and part of Lot #45 of South Park Subdivision in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod on the north right-of-way line of Maple Street marking the southeast corner of Lot #42 of said Subdivision and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 44' 53" W along said right-of-way line a distance of 150.00 feet to a set iron rod on the east right-of-way line of Eulalia Street marking the southwest corner of said Lot #42;

thence N 00° 47' 25" W along the east right-of-way line of Eulalia Street a distance of 155.00 feet to a set iron rod marking the southwest corner of a parcel of land currently owned by Daniel Patchett, et ux;

thence N 89° 44' 53" E along the south line of said Patchett parcel a distance of 150.00 feet to a set iron rod on the west right-of-way line of a 16.00 foot alley marking the southeast corner of said Patchett parcel;

thence S 00° 47' 25" E along the west right-of-way line of said alley a distance of 155.00 feet to the **POINT OF BEGINNING**.

Containing in all 0.534 acre of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 132, Page 301.
Volume 185, Page 160.

01110-S (142)

Parcel #1

(Parcel 1)
(0.534 A)

REFERENCE SURVEY VOL. 0
PAGE 175 IN THE TAX MAP OFFICE

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**LEGAL DESCRIPTION OF A 1.033 ACRE PARCEL
FOR UNITED CHURCH HOMES**

Being a parcel of land known as Lots #28, #29, #30, #31, #32, and #33 of South Park Subdivision in the City of Upper Sandusky, Wyandot County, Ohio, and further described as follows:

Commencing at a set iron rod marking the intersection of the north right-of-way line of Maple Street with the west right-of-way line of Park Avenue, also being the southeast corner of Lot #33 of said Subdivision and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 44' 53" W along the north right of way line of Maple Street a distance of 150.00 feet to a set iron rod on the east right-of-way line of a 16 foot alley marking the southwest corner of said Lot #33;

thence N 00° 47' 25" W along the east right-of-way line of said alley a distance of 300.00 feet to a set iron rod on the south right-of-way line of Fairview Street marking the northwest corner of Lot #28;

thence N 89° 44' 53" E along the south line of Fairview Street a distance of 150.00 feet to a set iron rod on the west right-of-way line of Park Avenue marking the northeast corner of said Lot #28;

thence S 00° 47' 25" E along the west right-of-way line of ~~Fairview Street~~ ^{Park Avenue 2014/LB} a distance of 300.00 feet to the **POINT OF BEGINNING**.

Containing in all 1.033 acres of land, more or less, 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 July, 2001.

Prior Deed Reference – Volume 132, Page 301.
Volume 141, Page 447.
Volume 147, Page 269.
Volume 173, Page 253.

01110-S (142)
Parcel #2

REFERENCE SURVEY VOL. D
PAGE 175 IN THE TAX MAP OFFICE

(PARCEL 2) (1.033 AC)