

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

**LEGAL DESCRIPTION OF A 69.575 ACRE PARCEL
FOR LEO KARCHER**

Being a parcel of land situated in part of the Southwest Quarter of Section 30, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Southeast Corner of Section 25, T-1-S, R-13-E and being the **POINT OF BEGINNING**;

thence on an assumed bearing of N 00° 08' 00" E along the centerline of County Highway 107 a distance of 550.28 feet to a point marking the southwest corner of a parcel of land currently owned by R. W. Rife;

thence S 89° 00' 13" E along the south line of said Rife parcel a distance of 229.01 feet to a set iron rod marking the southeast corner of said parcel, passing a found iron pipe a distance of 24.72 feet;

thence N 00° 08' 47" E along the east line of said Rife parcel a distance of 373.47 feet to a set iron rod on the north line of the south 30 acres of the west half of the southwest quarter of said Section 30;

thence S 89° 46' 44" E along said line a distance of 1135.34 feet to a set iron rod marking the northeast corner of said 30 acre tract;

thence N 00° 15' 17" E along the east line of the west half of the southwest quarter a distance of 1690.59 feet to a set iron rod on the centerline of Township Highway 29;

thence S 89° 58' 01" E along said centerline a distance of 683.99 feet to a set MAG nail;

thence S 00° 18' 49" W a distance of 2651.33 feet to a set iron rod on the south line of said Section 30, passing a set iron rod a distance of 20.00 feet;

thence N 89° 46' 44" W along the south line of said Section 30 a distance of 2043.76 feet to a point on the centerline of County Highway 107 marking the southwest corner of said Section 30, referenced by a found stone in a monument box situated N 00° 19' 30" E a distance of 37.84 feet;

thence N 00° 19' 30" E along said centerline a distance of 37.84 feet to the **POINT OF BEGINNING**.

REFERENCE SURVEY VOL. D
PAGE 292 IN THE TAX MAP OFFICE

(TRACT 1) (69.575 A)

Containing in all 69.575 acres of land, more or less, of which 0.584 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 March, 2006.

Prior Deed Reference – OR Volume 72, Pages 377 and 375.

06031-S

69.575 Ac. (Tract 1)

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

**LEGAL DESCRIPTION OF A 41.566 ACRE PARCEL
FOR LEO KARCHER**

Being a parcel of land situated in part of the Southwest Quarter of Section 30, T-1-S,
R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Center of said Section 30
and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 00° 22' 22" W along the north-south half section line
of said Section a distance of 2653.58 feet to a set iron rod marking the south quarter post
of said Section 30;

thence N 89° 46' 44" W along the south line of said Section 30 a distance of 681.25 feet
to a set iron rod;

thence N 00° 18' 49" E a distance of 2651.33 feet to a set MAG nail on the centerline of
Township Highway 29, passing a set iron rod a distance of 2631.33 feet;

thence S 89° 58' 01" E along said centerline a distance of 683.99 feet to the **POINT OF
BEGINNING**.

Containing in all 41.566 acres of land, more or less, of which 0.314 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 March, 2006.

Prior Deed Reference – OR Volume 72, Pages 379 and 381.

06031-S

41.566 Ac. (Tract 2)

REFERENCE SURVEY VOL. D
PAGE 292 IN THE TAX MAP OFFICE

(TRACT 2)(41.566A)

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

**LEGAL DESCRIPTION OF A 43.111 ACRE PARCEL
FOR LEO KARCHER**

Being a parcel of land situated in part of the Southeast Quarter of Section 30, T-1-S, R-14-E, Tymochtee Township, Wyandot County, Ohio, and further described as follows:

Commencing at a found stone in a monument box marking the Center of said Section 30 and being the **POINT OF BEGINNING**;

thence on an assumed bearing of S 89° 58' 01" E along the centerline of Township Highway 29 a distance of 525.11 feet to a set MAG nail marking the northwest corner of a parcel of land currently owned by the Leo J. Karcher Revocable Living Trust and the Beatrice M. Karcher Revocable Living Trust as described in Official Record 72, Pages 976 and 978.

thence S 00° 02' 42" W along the west line of said Karcher Revocable Trust parcel a distance of 219.94 feet to a found iron pipe marking the southwest corner of said parcel, passing a set iron rod a distance of 20.00 feet and a found iron pipe a distance of 149.94 feet;

thence S 89° 57' 57" E along the south line of said Karcher Revocable Trust parcel a distance of 198.00 feet to a found iron pipe marking the southeast corner of said parcel;

thence S 00° 22' 22" W a distance of 2432.19 feet to a set iron rod on the south line of said Section 30;

thence S 89° 55' 10" W along the south line of said Section 30 a distance of 724.38 feet to a set iron rod marking the south quarter post of said Section 30;

thence N 00° 22' 22" E along the north-south half section line a distance of 2653.58 feet to the **POINT OF BEGINNING**.

Containing in all 43.111 acres of land, more or less, of which 0.241 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.

REFERENCE SURVEY VOL. D
PAGE 292 IN THE TAX MAP OFFICE
(TRACT 3) (43.111 A)

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 March, 2006.

Prior Deed Reference – OR Volume 72, Pages 371 and 373.

06031-S

43.111 Ac. (Tract 3)