

Situated in the State of Ohio, County of Wyandot, Township of Tymochtee, being part of the East Half of the Southeast quarter of Section 23, Township 1 South, Range 14 East, and being more particularly described as follows:

Commencing at a found Nail at the South 1/8 Post of the Southeast 1/4 of said Section 23 and on centerline of Township Highway 30, the place of beginning;

thence on an assumed bearing of North 0 degrees 15 minutes 42 seconds West along the North and South Eighth line of the Southeast quarter of said Section 23, for a distance of 331.56 feet (passing through a found personalized 5/8 inch iron rod Koehler cap, at 20.00 feet) to a found 5/8 inch iron rod;

thence North 88 degrees 48 minutes 02 seconds East on a line for a distance of 165.29 feet to a set personalized 5/8 inch iron rod cap # 7453;

thence South 0 degrees 14 minutes 49 seconds East on a line for a distance of 332.67 feet (passing through a set personalized 5/8 inch iron rod cap # 7453 at 312.67 feet) to a set nail, on centerline of Township Highway 30 and on the south line of said Section 23;

thence South 89 degrees 11 minutes 05 seconds West along the centerline of Township Highway 30 and the south line of said Section 23 for a distance of 165.19 feet to the place of beginning and containing 1.2597 acres more or less (having 0.1138 Acres in the right-of-way) but subject to all legal highways and easements of record, as surveyed by Michael C. Estep, Registered Surveyor number 7453 in July 2025.

Michael Estep



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'2025'

126 Ac. Lot.PLT

1. N. 0d 15m 42s W. 331.56'
2. N. 88d 48m 02s E. 165.29'
3. S. 0d 14m 49s E. 332.67'
4. S. 89d 11m 05s W. 165.19'

Closure 0.001' 1.2597 Acres



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