

Legal Description
Lands of Freedom Mortgage Corp.
Containing 0.2618 Acres

Situate Section 21, Town 4N, Range 1E, in the Village of Hicksville, Defiance County, Ohio and being a part of lots 153, 154, 151 ½ and 152 ½ of the Original Plat of Hicksville as shown on the Auditor's Plat of Fractions, as recorded in PV 1, Page 68 and being the lands of Freedom Mortgage Corp, as recorded in DB 419, Page 325 and being more particularly described as follows.

Beginning at a point on the intersection of the easterly right-of-way line of N. Bryan Street, and W. High Street as shown on the ~~First~~^{DELETED} Plat of the Village of Hicksville, as recorded in PV 1, Page ~~40~~ and the southwesterly corner of lot 159 of the aforementioned Auditor's Plat of Fractions, **41**

Thence along said northerly right-of-way line of W. High Street, North 49°34'21" East, a distance of 193.00 feet to the **True Point of Beginning**, on the southeasterly corner of part lot 154, of said Auditor's Plat of Fraction, referenced by a found 1" O.D. Iron Pipe bearing, North 61°18'30" East, 0.41 feet,

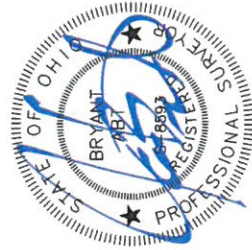
Thence along said part lot 154 and in part along part lot 153, **North 40°25'39" West**, a distance of **200.00 feet** to a point on the southerly line of part lot 11 of Edgerton's First Addition to Hicksville, as recorded in PV 1, Page 44, referenced by a found 5/8" rebar without a cap bearing, North 44°03'06" East, a distance of 0.51 feet,

Thence along said southerly line of Lot 11 and in part along lot 12 of Edgerton's First Addition, **North 49°34'21" East**, a distance of **57.00 feet** to a found 5/8" rebar without a cap on the northwesterly corner of part lot 152 ½ of the aforesaid Auditor's Plat of Fractions,

Thence along said westerly line of part lot 152 ½ and in part along part 151 ½ of the Auditor's Plat of Fractions, **South 40°25'39" East**, a distance of **200.00 feet** to a found 5/8" Iron Pin with a broken cap, stamped LS 5602 on the aforementioned northerly right-of-way line of W. High Street,

Thence along said northerly right-of-way line of W. High Street, **South 49°34'21" West**, a distance of **57.00 feet** to the **True Point of Beginning**.

Containing – 0.2618 Total Acres and being subject to all other rights, reservations, restrictions, covenants, conditions, easement or encumbrances that may affect the subject parcel. North and Bearing System based upon the Ohio State Plane Coordinate System North Zone, NAD83 and Ohio Department of Transportation's V.R.S. network and by a field survey conducted 07/12/19 by B A Land Professionals, collected utilizing a Spectra SP80 GNSS receiver. All distances are ground distances and no scale factor is applied hereon. All monumentation found is in good condition. This survey and description were prepared by B A Land Professionals, LLC. by or under the supervision of J. Bryant Abt, PS #S-8593 in the State of Ohio.



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