

WD-2

Being a parcel of land situated in South one-half of the Southwest Quarter of Section Number 3, Town Number 3, within the United States Reserve of the Twelve Mile Square at the foot of the Rapids of the Miami of the Lakes all within the City of Toledo, Lucas County, and State of Ohio. Said parcel of land being more fully described as follows:

Commencing at the intersection of the centerline of vacated Junction Avenue having a full width right-of-way of 70.00 feet, vacated by City of Toledo - Ordinance dated April 8 1912, with the South right-of-way of Campbell Street, having a full right-of-way of 60.00 feet, as scribed in dedication of deed recorded in Vol. 483 on Page 89, recorded on May 7, 1918. Said intersection being marked by a set ½ diameter iron rod with plastic cap, said point being the Point of Beginning for this description;

1. Thence SOUTH 00°-26'-11" WEST on said centerline of vacated Junction Avenue, having a full width of 70.00 feet, for a distance of 18.96 feet to a set ½ diameter iron rod with plastic cap;
2. Thence NORTH 89°-15'-23" WEST and being parallel with the south right-of-way line of said Campbell Street for a distance of 40.00 feet to a set ½ diameter iron rod with plastic cap on the west right-of-way of said vacated Junction Avenue;
3. Thence NORTH 79°-54'-10" WEST for a distance of 116.65 feet to a set ½ diameter iron rod with plastic cap on said south right-of-way of Campbell Street, having a full right-of-way of 60.00 feet;
4. Thence SOUTH 89°-15'-23" EAST on said south right-of-way of Campbell Street for a distance of 155.00 feet to the Point of Beginning.

Containing an Area of 1,848.5400 Square Feet or 0.0424 Acre of Land more or less, subject to all easements, leases and restrictions of record.

This legal has been prepared on June 22, 2021 by Robert Allen Babcock, P.S. Number 7696 from an actual field survey and documents of record, recorded within the City of Toledo – Engineering Services Division.

The above-described area has the following area of 1,848.5400 square feet contained completely within Lucas County Auditor Permanent Parcel Number #18-02801.

Grantor claims title by instrument(s) of record in name "FSC BGL TOLEDO OHIO, LLC" recorded in Lucas County Recorders Instrument Number 20210319-0014021.

The bearings for this survey are based on the State Plane Coordinate System of OHIO NORTH ZONE, (NAD 83 prior to the HARN Shift of 1995). All bearings are relative thereto for the purpose of indicating angular measurement.

Prepared by:

Robert A. Babcock P.S. #7696



