

DESCRIPTION OF LAND

Situate in the State of Ohio, County of Lucas and City of Toledo and more fully described as:
A parcel of land being part of the North one-half (1/2) of the Southeast one-quarter (1/4) of Section nine (9), Township nine (9) South, Range seven (7) East, in the City of Toledo, Lucas County, Ohio, said parcel of land being bounded and described as follows:
Commencing at the intersection of the westerly right-of-way line of Rommany Drive as described in Volume 1368, page 306, Lucas County Deed Records with the Northerly right-of-way line of Welker Avenue as described in said Volume 1368, page 306, Lucas County Deed records; thence in a Westerly direction along the said northerly right-of-way line of Welker Avenue, a bearing of North eighty-eight (88) degrees, zero (00) minutes, twenty-eight (28) seconds West, a distance of sixty and zero hundredths (60.00) feet to the intersection with a line drawn sixty and zero hundredths (60.00) feet Westerly of and parallel to the Westerly right-of-way line of Rommany Drive, said intersection being the true point of beginning of the parcel and land herein described; thence continuing in a Westerly direction along the said Northerly right-of-way line of Welker Avenue, a bearing of North eighty-eight (88) degrees, zero (00) minutes, twenty-eight (28) seconds West, a distance of fifty and zero hundredths (50.00) feet to the intersection with a line drawn one hundred ten and zero hundredths (110.00) feet Westerly of and parallel to the said Westerly right-of-way line of Rommany Drive; thence in a Northerly direction along a line drawn one hundred ten and zero hundredths (110.00) feet Westerly of and parallel to the said Westerly right-of-way line of Rommany Drive, a bearing of North one (01) degree, fifty-nine (59) minutes, thirty-seven (37) seconds East, a distance of one hundred thirty and zero hundredths (130.00) feet to the intersection with a line drawn as described in Volume 1680, page 679, Lucas County Deed Records; thence in an Easterly direction along a line drawn as described in Volume 1680, page 679, Lucas County Deed Records and its extension in an Easterly direction, a bearing of South eighty-eight (88) degrees, zero (00) minutes, twenty-eight (28) seconds East, a distance of fifty and zero hundredths (50.00) feet to the intersection with a line drawn sixty and zero hundredths (60.00) feet Westerly of and parallel with the said Westerly right-of-way line of Rommany Drive; thence in a Southerly direction along said line drawn sixty and zero hundredths (60.00) feet Westerly of and parallel with the said Westerly right-of-way line of Rommany Drive, a bearing of south one (01) degree, fifty-nine (59) minutes, thirty-seven (37) seconds West a distance of one hundred thirty and zero hundredths (130.00) feet to the true point of beginning of the parcel of land herein described.

Tax Parcel ID: 2203528

Prior Deed Reference No: Instrument No. 20201110-0050788

Commonly Known as: 1938 Welker Ave., Toledo, OH 43613

**DESCRIPTION
APPROVED**

BY MB DATE 11/12/25

Mike Priewski, P.E., P.S.
Lucas County Engineer
Tax Map Department