

**SHAFFER, JOHNSTON, LICHTENWALTER  
& ASSOCIATES, INC.  
ENGINEERS & SURVEYORS**



**BOUNDARY DESCRIPTION OF 1.240 ACRE PARCEL**

SW-6115

Situated in the City of Orrville, T-17N; R-12W, Northeast Quarter of Section 23, County of Wayne, and State of Ohio:

Known as being part of lands conveyed to Dennis K. Fry in Volume 518, Page 42 & Volume 555, Page 175 & Volume 604, Page 173 of Wayne County Deed Records and further bounded and described as follows;

Beginning at a 1/2" rod found at the northeast corner of aforesaid Northeast Quarter and in the intersection of Crown Hill Road with Smucker Road (C.R. 207):

**THENCE WITH THE FOLLOWING FOUR (4) COURSES:**

1. **S 00° 48' 59" W, 218.50** feet along the east line of said Northeast Quarter and in Crown Hill Road to a north line of Blackberry Farm Allotment, Phase 1 as recorded in Volume 28, Page 180 of Wayne County Plat Records ~ witnessed by a 5/8" capped pin with I.D. cap marked "McCULLOUGH" found S 89° 09' 58" W, 29.896 feet;
2. **S 89° 09' 58" W, 245.79** feet along a north line of said Blackberry Farm Allotment, Phase 1 to a 5/8" capped pin with I.D. cap marked "McCULLOUGH" found on the east line of Lot 20 as recorded in Beyeler Allotment #2 in Volume 18, Page 155 of said Plat Records ~ witnessed by a 5/8" capped pin with I.D. cap marked "McCULLOUGH" found N 89° 09' 58" E, 11.09 feet;
3. **N 00° 02' 19" W, 218.22** feet along the east line of said Lot 20 to the north line of aforesaid Northeast Quarter in Smucker Road ~ witnessed by a 5/8" rebar found S 00° 02' 19" E, 30.00 feet;

Continued 1.240 ac. on Page 2

Page 2 (Description 1.240 ac.)

4. N 89° 07' 04" E, 249.05 feet along the north line of said Northeast Quarter and Smucker Road to the place of beginning and containing within said bounds 1.240 acres of land, more or less, and subject to all legal highways and easements of record.

This description was prepared from a survey made by Mark E. Purdy, P.S. #7307 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in February of 2025.

Basis of bearing: The bearings as shown hereon are relative to GRID NORTH of the OHIO STATE PLANE COORDINATE SYSTEM, NAD 83 DATUM.

See Wayne County Survey Records Volume XX; Page 980 for survey.

Permanent Parcel Number: \_\_\_\_\_

  
Mark E. Purdy, P.S. #7307



SW-6115-closure.docx

Inverse With Area

Wed, Feb 05 2025 9:22:43 AM

PntNo	Bearing	Distance	Northing	Easting	Description
PP			435272.16	2166508.14	
	S00°48'59"W	218.50			
PP			435053.69	2166505.03	
	S89°09'58"W	245.79			
11			435050.11	2166259.27	
	N00°02'19"W	218.22			
PP			435268.33	2166259.12	
	N89°07'04"E	249.05			
PP			435272.16	2166508.14	

Closure Error Distance> 0.0000

Total Distance Inversed> 931.55

Area: 1.240 AC., 54011.6 SF.