



**DESCRIPTION OF A 7.240 ACRE PARCEL**

Situated in the Township of Sugar Creek, County of Wayne and the State of Ohio, being part of the Northeast Quarter of Section 30 (T-16N, R-11W) of the Congress Lands North of the Old Seven Ranges and being part of a parcel conveyed to Harvey H. Stutzman and Fannie Stutzman (PN: 47-01372.000) and recorded in O.R. Bk. 554, Page 621 of the Wayne County Official Records, and more fully bounded and described as follows:

**Beginning** at a bolt found at the northwest corner of said Northeast Quarter of Section 30, said point being the **True Place of Beginning** for the parcel of land herein described;

Course No. 1; Thence N 89°05'55" E, along the north line of said Northeast Quarter of Section 30, also being the centerline of Hackett Road – C.R. 188, a distance of 672.99 feet to a point;

Course No. 2; Thence S 00°56'00" E, along a new line of division, crossing over an iron pin set at 30.00 feet, a distance of 425.64 feet to an iron pin set;

Course No. 3; Thence S 02°20'47" E, along a new line of division, a distance of 42.54 feet to an iron pin set;

Course No. 4; Thence S 89°00'25" W, along a new line of division, crossing over an iron pin set at 643.73 feet, a total distance of 673.73 feet to a point in the centerline of Kohler Road – T.R. 129 on the westerly line of said Northeast Quarter of Section 30;

Course No. 5; Thence N 00°58'14" W, along the westerly line of said Northeast Quarter of Section 30, and being said centerline of Kohler Road, a distance of 469.25 feet to the **True Place of Beginning** and containing 7.240 acres of land, more or less, as surveyed by Joshua C. Lambert, P.S., Ohio Registration No. S-8666, for Castle Surveying, LLC, in February, 2026, but subject to all legal roads, highways, rights of way, easements and leases of record.

The Basis of Bearings is Ohio State Plane Coordinates, North Zone, NAD 1983 (2011).

All iron pins set are 30 inch X 5/8 inch rebar with plastic caps stamped "Castle Surveying".

Wayne County Survey Reference: 44-294

Joshua C. Lambert 3-10-26

Joshua C. Lambert, P.S. Professional Surveyor No. S-8666



50 North Ave N.E., Office D, Massillon, OH 44646 – Phone: 330-754-5099 – [www.castlesurveying.com](http://www.castlesurveying.com)



**DESCRIPTION OF A 4.000 ACRE PARCEL**

Situated in the Township of Sugar Creek, County of Wayne and the State of Ohio, being part of the Northeast Quarter of Section 30 (T-16N, R-11W) of the Congress Lands North of the Old Seven Ranges and being part of a parcel conveyed to Harvey H. Stutzman and Fannie Stutzman (PN: 47-01372.000) and recorded in O.R. Bk. 554, Page 621 of the Wayne County Official Records, and more fully bounded and described as follows:

**Beginning** at a bolt found at the northwest corner of said Northeast Quarter of Section 30; Thence S 00°58'14" E, along the westerly line of said Northeast Quarter of Section 30, also the centerline of Kohler Road – T.R. 129, a distance of 469.25 feet to a point, said point being the **True Place of Beginning** for the parcel of land herein described;

Course No. 1; Thence N 89°00'25" E, along a new line of division, crossing over an iron pin set at 30.00 feet, a total distance of 673.73 feet to an iron pin set;

Course No. 2; Thence S 02°20'47" E, along a new line of division, a distance of 257.51 feet to an iron pin set;

Course No. 3; Thence S 89°00'25" W, along a new line of division, crossing over an iron pin set at 659.91 feet, a total distance of 679.91 feet to a point in said centerline of Kohler Road – T.R. 129 on said westerly line of the Northeast Quarter of Section 30;

Course No. 4; Thence N 00°58'14" W, along said westerly line of the Northeast Quarter of Section 30, and being said centerline of Kohler Road, a distance of 257.44 feet to the **True Place of Beginning** and containing 4.000 acres of land, more or less, as surveyed by Joshua C. Lambert, P.S., Ohio Registration No. S-8666, for Castle Surveying, LLC, in February, 2026, but subject to all legal roads, highways, rights of way, easements and leases of record.

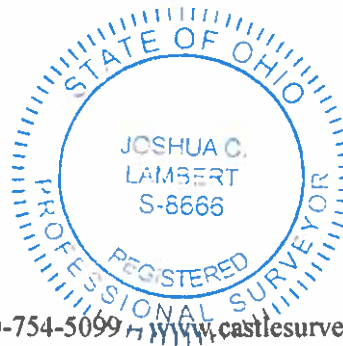
The Basis of Bearings is Ohio State Plane Coordinates, North Zone, NAD 1983 (2011).

All iron pins set are 30 inch X 5/8 inch rebar with plastic caps stamped "Castle Surveying".

Wayne County Survey Reference: YY-294

*JCL* 3-10-26

Joshua C. Lambert, P.S. Professional Surveyor No. S-8666



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C-26117 Split 1

Inverse With Area

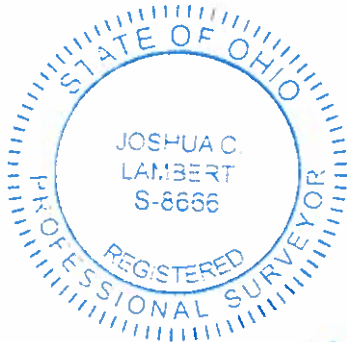
Mon, Mar 02 2026 11:45:52 AM

PntNo	Bearing	Distance	Northing	Easting	Description
40001			397675.63	2174934.93	
	N 89°05'55" E	672.99			
2017			397686.21	2175607.83	
	S 00°56'00" E	425.64			
2019			397260.63	2175614.77	
	S 02°20'47" E	42.54			
2020			397218.12	2175616.51	
	S 89°00'25" W	673.73			
2022			397206.45	2174942.88	
	N 00°58'14" W	469.25			
40001			397675.63	2174934.93	

Closure Error Distance > 0.0000

Total Distance Inversed > 2284.15

Area: 315386 Sq. Feet, 7.240 Acres



*JCL*  
3-10-24

C-26117 Split 2

Inverse With Area

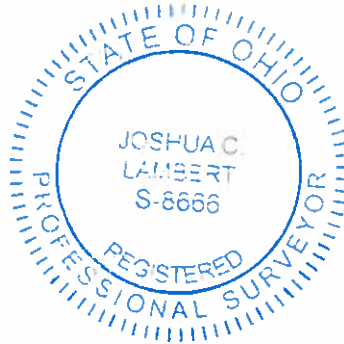
Mon, Mar 02 2026 11:46:23 AM

PntNo	Bearing	Distance	Northing	Easting	Description
2022			397206.45	2174942.88	
	N 89°00'25" E	673.73			
2020			397218.12	2175616.51	
	S 02°20'47" E	257.51			
2002			396960.83	2175627.05	
	S 89°00'25" W	679.91			
2000			396949.04	2174947.24	
	N 00°58'14" W	257.44			
2022			397206.45	2174942.88	

Closure Error Distance > 0.0000

Total Distance Inversed > 1868.59

Area: 174240 Sq. Feet, 4.000 Acres



*JCL*  
3-10-26