

MARK E. PURDY
1000 DALTON-FOX LAKE ROAD
DALTON, OHIO 44618
Home Phone 330-828-8543

BOUNDARY DESCRIPTION OF 12.854 ACRE PARCEL

Situated in the Township of Baughman, T-17N; R-11W, Southeast Quarter of Section 32,
County of Wayne and State of Ohio:

Known as being part of lands conveyed to Ernest P. Shoup as recorded in O.R.363, Page 1253
and Dustin Seifert as recorded in O.R.925, Page 5543 being further bounded and described as
follows;

Commencing at a 1-1/2" pipe found marking the southeast corner of the Southeast Quarter of
Section 32;

Thence S 89°56'56"W, 59.20 feet with the south line of said Township and Quarter Section to a
1-1/2" pipe found marking the southeast corner of the Grantor. Thence N 17°28'00"W, 1634.46
feet with the east line of Clair R. Wenger (Trustee) as recorded in O.R.862, Page 985. Thence S
89°10'49"W, 533.84 feet with the north line of Wenger to the northeast corner of Dustin Seifert
and being the principal place of beginning of the parcel herein described, witnessed by a Purdy
pin found S 03°31'20"E at 3.00 feet;

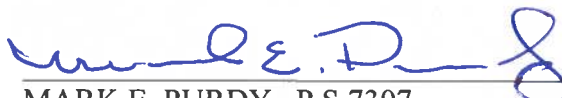
THENCE WITH THE FOLLOWING EIGHT (8) COURSES:

1. **S 03°31'20"E, 346.67** feet with the east line of Seifert and extension thereof to a capped
pin set;
2. **S 89° 25' 56" W, 166.45** feet to a capped pin set;
3. **N 82° 15' 37" W, 182.01** feet to a Purdy pin found;
4. **S 87°45'20"W, 667.74** feet to a point in T.R.130 (Tannerville Rd.) and being the east
line of Wenger Farm Properties, LLC as recorded in O.R.409, Page 364~ witnessed by a
Purdy pin found N 87°45'20"E at 26.02 feet;
5. **N 00°00'09"E, 825.88** feet in T.R.130 (Tannerville Rd.) and east line of Wenger Farm
Properties, LLC to the southwest corner of Martins Mennonite Church Inc. as recorded in
O.R. 697, Page 1640, witnessed by a Laurila capped pin, N 89°50'24"E at 23.22 feet;

6. N 89°50'24"E, 470.25 feet with the south line of Martins Mennonite Church Inc. to a Laurila capped pin and marking the southeast corner thereof;
7. S 00°02'48"E, 488.65 feet with a west line of Clair R. Wenger (Trustee) to a 5/8" rebar found;
8. N 89°10'49"E, 522.16 feet with a south line of Clair R. Wenger (Trustee) to the place of beginning and containing within said bounds 12.854 acres be the same more or less, and subject to all right of ways and easements of record.

For survey see Volume XX, Page 339 of the Wayne County Survey Records.
This description was prepared from a survey made by Mark E. Purdy, P.S. #7307 in July of 2022.

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


MARK E. PURDY, P.S.7307

Permanent Parcel Number: _____

Prior Deed Reference: _____



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BOUNDARY DESCRIPTION OF 0.943 ACRE PARCEL

Situated in the Township of Baughman, T-17N; R-11W, Southeast Quarter of Section 32,
County of Wayne and State of Ohio:

Known as being part of lands conveyed to Ernest P. Shoup as recorded in O.R.363, Page 1253
being further bounded and described as follows;

Commencing at a 1-1/2" pipe found marking the southeast corner of the Southeast Quarter of
Section 32;

Thence S 89°56'56"W, 59.20 feet with the south line of said Township and Quarter Section to a
1-1/2" pipe found marking the southeast corner of the Grantor. Thence N 17°28'00"W, 1634.46
feet with the east line of Clair R. Wenger (Trustee) as recorded in O.R.862, Page 985. Thence S
89°10'49"W, 533.84 feet with the north line of Wenger to the northeast corner of Dustin Seifert
as recorded in O.R.925, Page 5543~ witnessed by a Purdy pin found S 03°31'20"E at 3.00 feet.
Thence S 03°31'20"E, 191.67 feet with the east line of Seifert to a Purdy pin found and being the
principal place of beginning of the parcel herein described;

THENCE WITH THE FOLLOWING SIX (6) COURSES:

1. S 03°31'20" E, 155.00 feet to a capped pin set;
2. S 89°25'56"W, 166.45 feet to a capped pin set;
3. N 82°15'37"W, 182.01 feet to a Purdy pin found on the south line of Seifert;
4. 114.76 along the arc of a curve deflecting to the left, with a radius of 75.00 feet and a
chord which bears N 43°38'21"E, and a chord distance of 103.89 feet and with the south
line of Seifert to a Purdy pin found;
5. N 00°11'50"W, 44.30 feet with an easterly line of Seifert to a Purdy pin found;

6. N 88°02'48"E, 265.88 feet with a south line of Seifert to the place of beginning and containing within said bounds 0.943 acres be the same more or less, and subject to all right of ways and easements of record.

For survey see Volume XX, Page 339 of the Wayne County Survey Records. This description was prepared from a survey made by Mark E. Purdy, P.S. #7307 in July of 2022.

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



MARK E. PURDY, P.S.7307

Permanent Parcel Number: _____

Prior Deed Reference: _____

