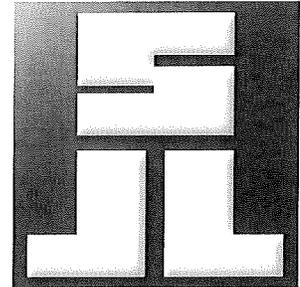


**SHAFFER, JOHNSTON, LICHTENWALTER
& ASSOCIATES, INC.
ENGINEERS & SURVEYORS**



Boundary description of a 0.525 acre parcel

SW 5735B

Situated in the Township of Wayne, T-16N; R-13W, Northeast Quarter of Section 10, County of Wayne, and State of Ohio:

Known as being a part of lands conveyed to Bernhardt Holdings, LLC in O.R. 660; Page 1513 of Wayne County Official Records and further bounded and described as follows:

Commencing at a stone found at the southeast corner of the Northeast Quarter of Section 10;

Thence N 02° 38' 19" E, 271.92 feet along the section line to an iron pin found at the northeast corner of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 455; Page 65 of Wayne County Deed Records;

Thence N 85° 32' 16" W, 397.07 feet along the north line of said Chellis lands to a 5/8" rebar with I.D. cap marked "S.J.L., INC." set and the principal place of beginning of the parcel herein described:

THENCE WITH THE FOLLOWING FOUR (4) COURSES:

1. continuing **N 85° 32' 16" W, 120.01** feet along the north line of said Chellis lands and the north line of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 625; Page 351 of Wayne County Deed Records to a capped pin marked "S.J.L., INC.," found at the southeast corner of lands conveyed to Gregory C. & Kay L. Starr, Co-Trustees of The Gregory C. & Kay L. Starr Trust in O.R. 888; Page 3998 of Wayne County Official Records;
2. **N 07° 25' 07" E, 191.01** feet along the east line of said Starr lands to a capped pin marked "S.J.L., INC. found at the northeast corner thereof:

Continued on Page 2

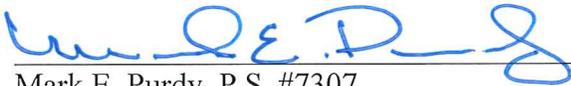
Page 2 (Description of 0.525 ac.)

3. S 85° 28' 00" E, 120.00 feet to a 5/8" rebar with I.D. cap marked "S.J.L., INC." set;
4. S 07° 25' 07" W, 190.86 feet to the principal place of beginning and containing within said bounds 0.525 acre 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 October of 2019.

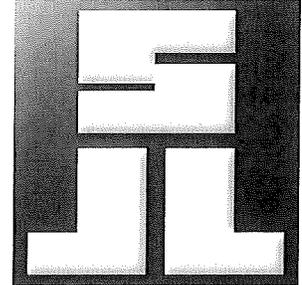
Basis of bearing: This survey is based on the east section line of the Northeast Quarter of Section 10, bearing N 02° 38' 19" E, as shown on survey "TT"-824 by Ronald G. Rudolph of R.G. Rudolph Surveying, Inc. dated July 2008.

See Wayne County Survey Records Volume WW; Page 534 for survey.


Mark E. Purdy, P.S. #7307



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



Boundary description of a 1.774 acre parcel

SW 5735B

Situated in the Township of Wayne, T-16N; R-13W, Northeast Quarter of Section 10, County of Wayne, and State of Ohio:

Known as being lands conveyed to Gregory C. & Kay L. Starr, Co-Trustees of The Gregory C. & Kay L. Starr Trust in O.R. 888; Page 3998 of Wayne County Official Records and part of lands conveyed to Bernhardt Holdings, LLC in O.R. 660; Page 1513 of said records and further bounded and described as follows:

Commencing at a stone found at the southeast corner of the Northeast Quarter of Section 10;

Thence N 02° 38' 19" E, 271.92 feet along the section line to an iron pin found at the northeast corner of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 455; Page 65 of Wayne County Deed Records;

Thence N 85° 32' 16" W, 397.07 feet along the north line of said Chellis lands to a 5/8" rebar with I.D. cap marked "S.J.L., INC." set and the principal place of beginning of the parcel herein described:

THENCE WITH THE FOLLOWING SEVEN (7) COURSES:

1. continuing **N 85° 32' 16" W, 145.01** feet along the north line of said Chellis lands and the north line of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 625; Page 351 of Wayne County Deed Records to a 3/4" pipe found;
2. **N 85° 33' 51" W, 158.38** feet along the north line of said Chellis lands to a capped pin marked "GASBARRE" found on the northeast line thereof;

Continued on Page 2

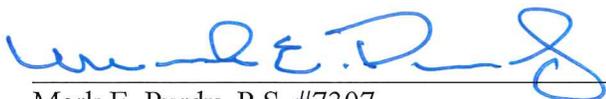
Page 2 (Description of 1.774 ac.)

3. **N 57° 35' 46" W, 81.92** feet along the northeast line of said Chellis lands to a capped pin marked "RUDOLPH" found at the northwest corner thereof and at the northeast corner of lands conveyed to Wilson Properties Company in Volume 221; Page 42 of Wayne County Deed Records;
4. **N 78° 06' 57" W, 50.00** feet along the north line of said Wilson Properties lands to the northwest corner thereof and on the east right of way line of Cleveland Road (S.R. 3);
5. **N 11° 53' 03" E, 147.59** feet along the east right of way line of Cleveland Road (S.R. 3) to a point at a southwest corner of aforesaid Bernhardt lands ~ witnessed by a capped pin marked "RUDOLPH" found S 85° 28' 00" E, 50.41 feet;
6. **S 85° 28' 00" E, 416.11** feet along a south line of said Bernhardt lands and its easterly prolongation to a 5/8" rebar with I.D. cap marked "S.J.L., INC." set at an angle point;
7. **S 07° 25' 07" W, 190.86** feet to the principal place of beginning and containing within said bounds **1.774** 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 October of 2019.

Basis of bearing: This survey is based on the east section line of the Northeast Quarter of Section 10, bearing N 02° 38' 19" E, as shown on survey "TT"-824 by Ronald G. Rudolph of R.G. Rudolph Surveying, Inc. dated July 2008.

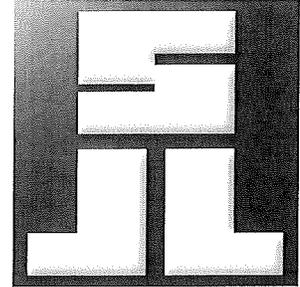
See Wayne County Survey Records Volume WW; Page 534 for survey.


Mark E. Purdy, P.S. #7307



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Ph. (330) 345-6377 □ Fax (330) 345-6725 □ Email: sjl@sjl-inc.com

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



Boundary description of a storm sewer easement SW 5735B

Situated in the Township of Wayne, T-16N; R-13W, Northeast Quarter of Section 10, County of Wayne, and State of Ohio:

Known as being a part of lands conveyed to Bernhardt Holdings, LLC in O.R. 660; Page 1513 of Wayne County Official Records and further bounded and described as follows:

Commencing at a stone found at the southeast corner of the Northeast Quarter of Section 10;

Thence N 02° 38' 19" E, 271.92 feet along the section line to an iron pin found at the northeast corner of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 455; Page 65 of Wayne County Deed Records;

Thence N 85° 32' 16" W, 517.08 feet along the north line of said Chellis lands and the north line of lands conveyed to Terry L. & Bonnie J. Chellis in Volume 625; Page 351 of Wayne County Deed Records to a capped pin marked "S.J.L, INC," found at the southeast corner of lands conveyed to Gregory C. & Kay L. Starr, Co-Trustees of The Gregory C. & Kay L. Starr Trust in O.R. 888; Page 3998 of Wayne County Official Records;

Thence N 07° 25' 07" E, 61.52 feet along the east line of said Starr lands to a point and the principal place of beginning of the easement herein described:

THENCE WITH THE FOLLOWING THREE (3) COURSES:

1. continuing **N 07° 25' 07" E, 129.49** feet along the east line of said Starr lands to a capped pin marked "S.J.L., INC." found at the northeast corner thereof and on a south line of aforesaid Bernhardt lands;

Continued on Page 2

Page 2 (Description of storm sewer easement)

2. **S 85° 28' 00" E, 10.17** feet along a south line of said Bernhardt lands to a point;
3. **S 11° 53' 03" W, 130.40** feet to the principal place of beginning.

This description was prepared by Mark E. Purdy, P.S. #7307 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in October of 2019.