

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

## **DESCRIPTION OF A 2.067 ACRE PARCEL**

Situated in the Township of Baughman, County of Wayne, State of Ohio and being known as being a part of the Northwest Quarter of Section 22, T-17N, R-11W;

And also a part of lands of Charles M. & Elsie M. Eberly as recorded in Vol. 531, Page 548, Vol. 550, Page 157 and Vol. 586, Page 168 of the Wayne County Deed Records and being further bounded and described as follows;

Commencing at a 5/8" rebar found being the southwest corner of Northwest Quarter of Section 22; Thence S 89° 17'38"E, 415.09 feet with the south line of said Quarter Section to a 1/2" rebar found marking the southwest corner of the Grantor and being the principal place of beginning of the parcel herein described;

Thence with following 11 courses:

- 1) **N 19° 42'02"W, 62.91** feet and in S.R.94 (Mt. Eaton Rd.) to a point being the southwest corner of Scot A. & Annette M. Manly as recorded in O.R.308, Page 915, witnessed by a 5/8" rebar found S 89° 17'38"E at 26.22 feet;
- 2) **S 89° 17'38"E, 104.47** feet with the south line of Manly to a 5/8" rebar found and marking the southeast corner thereof;
- 3) **N 02° 13'29"W, 76.91** feet with the east line of Manly to a 5/8" rebar found and being a southwest corner of Homer B. & Marian Eberly and Charles M. & Elsie M. Eberly as recorded in O.R.613, Page 1184;
- 4) **S 89° 31'35"E, 263.45** feet with the south line of Homer B. & Marian Eberly and Charles M. & Elsie M. Eberly to a 1" pipe found;

- 5) **N 02°37'51"W, 75.00** feet with an easterly line of Homer B. & Marian Eberly and Charles M. & Elsie M. Eberly to a 1" pipe found;
- 6) **S 89°31'35"E, 170.00** feet with the south line of Homer B. & Marian Eberly and Charles M. & Elsie M. Eberly to a 1" pipe found on the west line of Neal A. Eberly as recorded in O.R. 555, Page 749;
- 7) **S 02°37'51"E, 184.71** feet with the west line of Neal A. Eberly to a 1" pipe found and being the southwest corner thereof;
- 8) **S 89°17'38"E, 364.89** feet with the south line of Neal A. Eberly to a 5/8" rebar found;
- 9) **N 69°13'53"E, 60.00** feet with the south line of Neal A. Eberly to a 5/8" rebar found and being the southeast corner thereof;
- 10) **S 01°22'50"E, 50.00** feet with the west line of Charles M. & Elsie M. Eberly as recorded in Vol. 425, Page 450 and Eric M. Good (Trustee) as recorded in O.R.432, Page 544 to a 1-1/2" pipe found on the south line of said Quarter Section and Marking Good's southwest corner;
- 11) **N 89°17'38"W, 940.98** feet with the south line of said Quarter Section to the place of beginning and containing within said bounds **2.067** acres be the same more or less, but subject to all right of ways and easements of record.

Basis of Bearings: Are relative to Grid North of the Ohio State Plane Coordinate System.

This description was prepared by Mark E. Purdy P.S.7307 from a survey completed in November of 2020.

See Wayne County Survey Records Volume ww ; Page 848 for Survey.



*Mark E. Purdy*

Mark E. Purdy P.S.7307