

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



**BOUNDARY DESCRIPTION OF 5.717 ACRE PARCEL**

SW 5833A

Situated in the Township of Wayne, T-16N; R-13W, Southeast Quarter of Section 18, County of Wayne, and State of Ohio:

Known as being part of lands conveyed to Pamela J. Hess, John W. Kiel & Andrew Robert, Trustees in Volume 749; Page 647 of Wayne County Official Records and further bounded and described as follows:

Commencing at a record railroad spike marking the southeast corner of aforesaid Section 18;

Thence N 02° 42' 39" E, 581.56 feet along the east line of said Quarter Section to a point at the northeast corner of lands conveyed to Judith K. Ratzel in O.R. 809; Page 1076 of aforesaid Official Records, and the principal place of beginning of the parcel herein described~ witnessed by a record 1" iron pipe bearing N 86° 58' 52" W, 0.91 feet:

**THENCE WITH THE FOLLOWING SIXTEEN (16) COURSES:**

1. **N 86° 58' 52" W, 147.23** feet along the northerly line of said Ratzel lands to a record 1" iron pipe at a northeasterly corner of lands conveyed to Larry J. Watson in O.R. 442; Page 1122 of aforesaid Official Records;
2. **N 82° 22' 15" W, 166.75** feet along a northerly line of said Watson lands to a record 1" iron pipe;
3. **N 12° 19' 13" W, 502.22** feet along an easterly line of said Watson lands, also along an easterly line of lands conveyed to Francis E. & Mary Ann Berkey in O.R. 512; Page 2214 of aforesaid Official Records, also along an easterly line of lands conveyed to John R. & Carey A. Dawson in O.R. 360; Page 474 of aforesaid Official Records to a record 5/8" rebar;

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4. **S 71° 53' 23" W, 18.00** feet along a northerly line of said Dawson lands to a record 1" iron pipe;
5. **N 18° 23' 43" W, 275.70** feet along an easterly line of said Dawson lands, also along an easterly line of lands conveyed to James D. Troyer, Jr. in O.R. 886; Page 2302 of aforesaid Official Records to a record 5/8" x 30" steel rod with "Shamp" cap;
6. **N 17° 49' 53" E, 225.08** feet along an easterly line of said Troyer lands, also along an easterly line of lands conveyed to Eric C. Stewart in O.R. 896; Page 4970 of aforesaid Official Records to a point at the northeast corner thereof ~ witnessed by a record 5/8" rebar N 84° 51' 16" W, 15.30 feet;
7. **N 84° 51' 16" W, 71.71** feet along the north line of said Stewart lands to a record 5/8" rebar;
8. **N 04° 54' 46" E, 94.93** feet along the east line of lands conveyed to Carole A. Johnson in O.R. 891; Page 96 of aforesaid Official Records to a record 5/8" rebar ~ witnessed by a record 5/8" rebar S 04° 54' 46" W, 15.04 feet;
9. **N 86° 10' 16" W, 435.00** feet along the north line of said Johnson lands to a point on an easterly line of lands conveyed to New Frontier, LLC in O.R. 915; Page 5904 of aforesaid Official Records and in Clear Creek Valley Rd. (T.R. 112);
10. **N 21° 33' 00" E, 46.09** feet along said New Frontier lands and in said Clear Creek Valley Road to a point ~ witnessed by a record 5/8" x 30" steel rod with "Shamp" cap S 85° 38' 25" E, 30.00 feet ;
11. **S 85° 38' 25" E, 421.70** feet to a record 5/8" x 30" steel rod with "Shamp" cap;
12. **S 66° 02' 21" E, 159.30** feet to a record 5/8" x 30" steel rod with "Shamp" cap;
13. **S 17° 20' 15" W, 318.18** feet to a record 5/8" x 30" steel rod with "Shamp" cap;
14. **S 19° 55' 17" E, 260.72** feet to a record 5/8" x 30" steel rod with "Shamp" cap;
15. **S 87° 17' 21" E, 399.06** feet to a record 5/8" x 30" steel rod with "Shamp" cap on the east line of said Section 18;

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16. **S 02° 42' 39" W, 499.85** feet along the east line of said Section 18 to the place of beginning and containing within said bounds **5.717** acres of land, more or less, and subject to all legal highways and easements of record.

This description was prepared from a survey drawing made by Mark E. Purdy, P.S. #7307 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in December of 2020.

Basis of bearing: The bearings as shown hereon are based on the east line of the S.E. Quarter of Section 18, bearing S 02° 42' 39" W, as shown on survey "SS"-875 by Thomas A. Shamp dated October 2005.

See Wayne County Survey Records Volume 4441; Page 863 for survey.

  
Mark E. Purdy, P.S. #7307

