

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



Boundary description of a 2.000 acre parcel

SM-2551

Situated in the Township of Franklin, T-15N; R-13W, Northeast Quarter of Section 26, County of Wayne, and State of Ohio:

Known as being the lands conveyed to Trail Bottom Company, LTD in Volume 901; Page 5387 of Wayne County Official Records and further bounded and described as follows:

Commencing at a 5/8 inch rebar found in the intersection of Fredericksburg Road, (County Road 501), and Tolbert Road, (Township Road 167), and being the southeast corner of the Northeast Quarter of Section 26;

Thence N 00° 00' 41" W, 766.03 feet along the section line, the Grantor's easterly line and with Fredericksburg Road to a point witnessed by a 5/8 inch rebar with I.D. cap "Gasbarre" found S 89° 56' 36" W, 39.83 feet;

Thence S 89° 56' 36" W, 106.07 feet along the Grantor's northerly line and the southerly line of the lands conveyed to Kevin S. & Kimberly A. Lang, Or Surv., (O.R. V-615, P-956), to a 5/8 inch rebar with I.D. cap "Gasbarre" found;

Thence N 86° 19' 25" W, 201.27 feet along the Grantor's northerly line and the southerly line of said Lang lands to a 5/8 inch rebar with I.D. cap "Gasbarre" found, being the principle place of beginning:

**THENCE WITH THE FOLLOWING EIGHT (8) COURSES:**

1. **N 86° 19' 25" W, 25.05** feet to a 6 inch survey spike set;
2. **N 00° 03' 20" W, 125.09** feet to a capped rebar set;

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909 South Main Street Mansfield, Ohio 44907  
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3. **S 89° 59' 19" W, 82.75** feet to a capped rebar set;
4. Thence along a curve to the left having a radius of **136.00** feet, a curve length of **216.64** feet, a delta of **91° 16' 01"**, and a chord bearing of **S 89° 59' 19" W** for a chord length of **194.45** feet, passing a capped rebar set at the midpoint, (curve length 108.32 feet), to a capped rebar set;
5. **S 89° 59' 19" W, 331.78** feet to a capped rebar set on the Grantor's westerly line and the easterly line of the lands conveyed to Kevin A. & Sherrill A. Didonato, Trustees, (O.R. V-674, P-2225-2230);
6. **N 00° 00' 41" W, 141.10** feet along the Grantor's westerly line and the easterly line of said Didonato lands to a 5/8 inch rebar with I.D. cap "Gasbarre" found;
7. **N 89° 59' 19" E, 633.87** feet along the Grantor's northerly line and the southerly line of said Lang lands to a 5/8 inch rebar with I.D. cap "Gasbarre" found;
8. **S 00° 00' 41" E, 267.80** feet along the Grantor's easterly line and the westerly line of said Lang lands to the principle place of beginning and containing within said bounds **2.000** 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 Jason J. Lingenfelter, P.S. #8499 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in August of 2021.

All rebars set are 5/8" diameter by 30" long with plastic cap stamped "SJL-INC".

Basis of bearing: The bearings as shown hereon are relative to GRID NORTH of the OHIO STATE PLANE COORDINATE SYSTEM, NAD 83 (2011) DATUM.

See Wayne County Survey Records Volume XX; Page 050 for survey.

OUT OF 30-00160.004

  
\_\_\_\_\_  
Jason J. Lingenfelter, P.S. #8499  
August 26, 2021

909 South Main Street Mansfield  
Ph. (419) 756-7302 Fax (419) 756-0867



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



Boundary description of a 13.008 acre parcel

SM-2551

Situated in the Township of Franklin, T-15N; R-13W, Northeast Quarter of Section 26, County of Wayne, and State of Ohio:

Known as being the lands conveyed to Kevin S. & Kimberly A. Lang, Or Surv. in Volume 615; Page 956 and Volume \_\_\_\_\_, Page \_\_\_\_\_, of Wayne County Official Records and further bounded and described as follows:

Commencing at a 5/8 inch rebar found in the intersection of Fredericksburg Road, (County Road 501), and Tolbert Road, (Township Road 167), and being the southeast corner of the Northeast Quarter of Section 26;

Thence N 00° 00' 41" W, 766.03 feet along the section line and with Fredericksburg Road to a point witnessed by a 5/8 inch rebar with I.D. cap "Gasbarre" found S 89° 56' 36" W, 39.83 feet and being the principle place of beginning:

THENCE WITH THE FOLLOWING NINE (9) COURSES:

1. **S 89° 56' 36" W, 106.07** feet along the Grantor's southerly line and the northerly line of the lands of Trail Bottom Company, LTD, (O.R. V-901, P-5387), to a 5/8 inch rebar with I.D. cap "Gasbarre" found;
2. **N 86° 19' 25" W, 226.32** feet along the Grantor's southerly line and the northerly line of said Trail Bottom Company, LTD to a 6 inch survey spike set;
3. **N 00° 03' 20" W, 125.09** feet along the Grantor's westerly line and the easterly line of said Trail Bottom Company, LTD to a capped rebar set;

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Page 2 (Description of 13.008 ac.)

4. **S 89° 59' 19" W, 82.75** feet along the Grantor's southerly line and the northerly line of said Trail Bottom Company, LTD lands to a capped rebar set;
5. Thence along the Grantor's southerly line and the northerly line of said Trail Bottom Company, LTD lands being a curve to the left having a radius of **136.00** feet, a curve length of **216.64** feet, a delta of **91° 16' 01"**, and a chord bearing of **S 89° 59' 19" W** for a chord length of **194.45** feet, passing a capped rebar set at the midpoint, (curve length 108.32 feet), to a capped rebar set;
6. **S 89° 59' 19" W, 331.78** feet along the Grantor's southerly line and the northerly line of said Trail Bottom Company, LTD lands to a capped rebar set on the easterly line of the lands conveyed to Kevin A. & Sherrill A. Didonato, Trustees, (O.R. V-674, P-2225-2230);
7. **N 00° 00' 41" W, 560.44** feet along the Grantor's westerly line and the easterly line of said Didonato lands to a 5/8 inch rebar with I.D. cap "Gasbarre" found;
8. **N 89° 59' 19" E, 941.00** feet along the Grantor's northerly line and the southerly line of said Didonato lands to a point on the section line and in Fredericksburg Road witnessed by a 5/8 inch rebar with I.D. cap "Gasbarre" found S 89° 59' 19" W, 26.56 feet;
9. **S 00° 00' 41" E, 700.00** feet along the section line, the Grantor's easterly line and with Fredericksburg Road to the principle place of beginning and containing within said bounds **13.008** 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 Jason J. Lingenfelter, P.S. #8499 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in August of 2021.

All rebars set are 5/8" diameter by 30" long with plastic cap stamped "SJL-INC".

Basis of bearing: The bearings as shown hereon are relative to GRID NORTH of the OHIO STATE PLANE COORDINATE SYSTEM, NAD 83 (2011) DATUM.

See Wayne County Survey Records Volume XX; Page 050 for survey.

  
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August 26, 2021

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