

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



BOUNDARY DESCRIPTION OF 15.009 ACRE PARCEL

SW-5982

Situated in the Township of Canaan, T-17N; R-13W, Northwest Quarter of Section 23, County of Wayne and State of Ohio:

Known as being part of lands conveyed to David A. & Anne M. Gasser in O.R. 610; Page 2274 of Wayne County Official Records and further bounded and described as follows;

Commencing at a 5/8" iron bar found at the southeast corner of said Northwest Quarter;

Thence N 01° 46' 53" W, 1311.91 feet along the east line of said Northwest Quarter to a 5/8" iron bar found at the southeast corner of lands conveyed to Michael S. & Katie M. Brenner in O.R. 797; Page 2061 of said Official Records and the principal place of beginning of the parcel herein described:

THENCE WITH THE FOLLOWING FOUR (4) COURSES:

1. **S 30° 00' 25" W, 669.63** feet along a new division line to a 5/8" rebar with I.D. cap marked "S.J.L., INC" set;
2. **S 89° 43' 20" W, 990.00** feet along a new division line to a 5/8" rebar with I.D. cap marked "S.J.L., INC" set on an east line of lands conveyed to David J. & Dusty R. Smeller et al of said Official Records;
3. **N 01° 36' 41" W, 548.25** feet along said Smeller lands to a stone found at the southwest corner of lands conveyed to Uriah S. & Naomi Hostetler in O.R. 938; Page 5851 of said Official Records;

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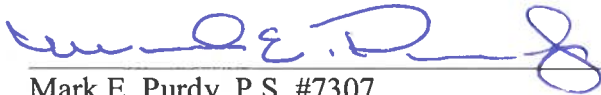
4. **N 88° 26' 03" E, 1340.78** feet along the south line of said Hostetler lands and the south line of said Brenner lands to the place of beginning and containing within said bounds **15.009** acres of land, more or less, and subject to all legal highways and easements of record.

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

See Wayne County Survey Records Volume XX ; Page 343 for survey.

Permanent Parcel Number: _____



Mark E. Purdy, P.S. #7307



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



BOUNDARY DESCRIPTION OF DRIVE EASEMENT

EW-2685

Situated in the Township of Canaan, T-17N; R-13W, Northwest & Northeast Quarters of Section 23, County of Wayne and State of Ohio:

Known as being part of lands conveyed to David A. & Anne M. Gasser in O.R. 610; Page 2274 of Wayne County Official Records and further bounded and described as follows;

Commencing at a 5/8" iron bar found at the southeast corner of said Northwest Quarter;

Thence N 01° 46' 53" W, 1311.91 feet along the east line of said Northwest Quarter to a 5/8" iron bar found at the southeast corner of lands conveyed to Michael S. & Katie M. Brenner in O.R. 797; Page 2061 of said Official Records;

Thence S 30° 00' 25" W, 21.68 feet along a new division line to the principal place of beginning of the easement herein described:

THENCE WITH THE FOLLOWING TWENTY TWO (22) COURSES:

1. S 80° 38' 23" E, 74.67 feet, passing through the east line of said Northwest Quarter, to a point;
2. S 67° 09' 08" E, 127.43 feet to a point;
3. S 76° 02' 02" E, 69.48 feet to a point;
4. S 81° 57' 18" E, 96.17 feet to a point;
5. S 86° 40' 37" E, 537.93 feet to a point;
6. N 12° 24' 27" E, 15.71 feet to a point to a point of curvature;

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Page 2 (drive ease.)

7. northeasterly **71.48** feet along the arc of a curve deflecting to the right, said curve having a radius of 80.00 feet, a central angle of 51° 11' 30" and a chord which bears N 38° 00' 12" E, 69.12 feet to a point;
8. **N 63° 35' 57" E, 107.81** feet to a point of curvature;
9. northeasterly **52.60** feet along the arc of a curve deflecting to the right, said curve having a radius of 80.00 feet, a central angle of 37° 40' 15" and a chord which bears N 82° 26' 04" E, 51.66 feet to a point;
10. **S 78° 43' 48" E, 114.17** feet to the west line of lands conveyed to David A. & Anne M. Gasser in O.R. 891; Page 1163 of said Official Records and in Cleveland Road (S.R.3);
11. **S 11° 16' 12" W, 30.00** feet along the west line of said Gasser lands and in said Cleveland Road in to a point;
12. **N 78° 43' 48" W, 114.17** feet to a point of curvature;
13. southwesterly **32.87** feet along the arc of a curve deflecting to the left, said curve having a radius of 50.00 feet, a central angle of 37° 40' 15" and a chord which bears S 82° 26' 04" W, 32.29 feet to a point;
14. **S 63° 35' 57" W, 107.81** feet to a point of curvature;
1. southwesterly **44.67** feet along the arc of a curve deflecting to the left, said curve having a radius of 50.00 feet, a central angle of 51° 11' 30" and a chord which bears S 38° 00' 12" W, 43.20 feet to a point;
15. **S 12° 24' 27" W, 41.30** feet to a point;
16. **N 86° 40' 37" W, 564.75** feet to a point;
17. **N 81° 57' 18" W, 98.95** feet to a point;
18. **N 76° 02' 02" W, 73.36** feet to a point;
19. **N 67° 09' 08" W, 126.22** feet to a point;

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20. **N 80° 38' 23" W, 82.43** feet, passing through the east line of said Northwest Quarter, to a point on a new division line;
21. **N 30° 00' 25" E, 32.06** feet along a new division line to the place of beginning.

This description was prepared from a survey made by Mark E. Purdy, P.S. #7307 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in August of 2022.