

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



**BOUNDARY DESCRIPTION OF 1.000 ACRE PARCEL**

SW-6068

Situated in the Township of Congress, T-21N; R-14W, Northeast Quarter of Section 1, County of Wayne, and State of Ohio:

Known as being part of lands conveyed to Daniel R. & Julie E. Flory in Volume 954; Page 5308 and Killbuck Creek Outdoors, LLC in Volume 958; Page 4691 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 Lot 6 of Kennedy Allotment #1 in Volume 4; Page 290 of Wayne County Plat Records and being on the north right-of-way line of W. West Salem Road (C.R. 70);

Thence S 38° 22' 11" E, 30.24 feet to a 3/4" iron bar found in said W. West Salem Road;

Thence S 58° 54' 58" W, 73.53 feet in said W. West Salem Road to a mag nail set and being the principal place of beginning of the parcel herein described ~ witnessed by a 5/8" rebar with I.D. cap marked "SJL, INC" set, S 16° 59' 08" E, 24.10 feet:

**THENCE WITH THE FOLLOWING FIVE (5) COURSES:**

1. S 16° 59' 08" E, 111.89 feet along a new division line to a 5/8" rebar with I.D. cap marked "SJL, INC" set;
2. S 34° 43' 00" W, 243.76 feet along a new division line to a 5/8" rebar with I.D. cap marked "SJL, INC" set;
3. N 68° 41' 10" W, 139.70 feet along a new division line to a 1" iron pipe found on an east line of lands conveyed to Killbuck Creek Outdoors, LLC in Volume 956; Page 920 of said Official Records and on the centerline of abandoned Gearhart Rd. (T.R. 67);

Continued on Page 2

Page 2 (Description 1.000 ac.)

4. **N 21° 18' 50" E, 160.21** feet along an east line of said Killbuck Creek Outdoors, LLC lands and in said abandoned Gearhart Road to a 60D nail found at the intersection with aforesaid W. West Salem Road;
5. **N 58° 54' 58" E, 207.90** feet in W. West Salem Road to the place of beginning and containing within said bounds **1.000** 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 Mark E. Purdy, P.S. #7307 of Shaffer, Johnston, Lichtenwalter & Associates, Inc. in February of 2024.

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 724 for survey.

Permanent Parcel Number: \_\_\_\_\_

  
Mark E. Purdy, P.S. #7307



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



**BOUNDARY DESCRIPTION OF 0.972 ACRE PARCEL**

SW-6068

Situated in the Township of Congress, T-21N; R-14W, Northeast Quarter of Section 1, County of Wayne, and State of Ohio:

Known as being part of lands conveyed to Daniel R. & Julie E. Flory in Volume 954; Page 5308 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 Lot 6 of Kennedy Allotment #1 in Volume 4; Page 290 of Wayne County Plat Records and being on the north right-of-way line of W. West Salem Road (C.R. 70);

Thence S 38° 22' 11" E, 30.24 feet to a 3/4" iron bar found in said W. West Salem Road;

Thence S 58° 54' 58" W, 73.53 feet in said W. West Salem Road to a mag nail set and being the principal place of beginning of the parcel herein described ~ witnessed by a 5/8" rebar with I.D. cap marked "SJL, INC" set, S 16° 59' 08" E, 24.10 feet:

**THENCE WITH THE FOLLOWING SEVEN (7) COURSES:**

1. **S 16° 59' 08" E, 111.89 feet** along a new division line to a 5/8" rebar with I.D. cap marked "SJL, INC" set;
2. **S 34° 43' 00" W, 243.76 feet** along a new division line to a 5/8" rebar with I.D. cap marked "SJL, INC" set;
3. **N 68° 41' 10" W, 66.85 feet** along a new division line to a point on an east line of lands conveyed to Killbuck Creek Outdoors, LLC in Volume 958; Page 4691 of said Official Records;

Continued on Page 2

Page 2 (Description 0.972 ac.)

4. N 05° 24' 56" W, 37.25 feet along an east line of said Killbuck Creek Outdoors, LLC lands to a point;
5. S 80° 38' 40" W, 65.22 feet along a north line of said Killbuck Creek Outdoors, LLC lands to a 1" iron pipe found on an east line of lands conveyed to Killbuck Creek Outdoors, LLC in Volume 956; Page 920 of said Official Records and in abandoned Gearhart Road (T.R. 67);
6. N 21° 18' 50" E, 160.21 feet along an east line of said Killbuck Creek Outdoors, LLC lands and in said abandoned Gearhart Road to a 60D nail found at the intersection with aforesaid W. West Salem Road;
7. N 58° 54' 58" E, 207.90 feet in W. West Salem Road to the place of beginning and containing within said bounds 0.972 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 February of 2024.

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 724 for survey.

Permanent Parcel Number: \_\_\_\_\_

  
Mark E. Purdy, P.S. #7307



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



**BOUNDARY DESCRIPTION OF 0.028 ACRE PARCEL**

SW-6068

Situated in the Township of Congress, T-21N; R-14W, Northeast Quarter of Section 1, County of Wayne, and State of Ohio:

Known as being part of lands conveyed to Killbuck Creek Outdoors, LLC in Volume 958; Page 4691 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 Lot 6 of Kennedy Allotment #1 in Volume 4; Page 290 of Wayne County Plat Records and being on the north right-of-way line of W. West Salem Road (C.R. 70);

Thence S 38° 22' 11" E, 30.24 feet to a 3/4" iron bar found in said W. West Salem Road;

Thence S 58° 54' 58" W, 73.53 feet in said W. West Salem Road to a mag nail set ~ witnessed by a 5/8" rebar with I.D. cap marked "SJL, INC" set, S 16° 59' 08" E, 24.10 feet:

Thence S 16° 59' 08" E, 111.89 feet to a 5/8" rebar with I.D. cap marked "SJL, INC" set;

Thence S 34° 43' 00" W, 243.76 feet to a 5/8" rebar with I.D. cap marked "SJL, INC" set;

Thence N 68° 41' 10" W, 66.85 feet to a point and being the principal place of beginning of the parcel herein described

**THENCE WITH THE FOLLOWING THREE (3) COURSES:**

1. N 68° 41' 10" W, 72.85 feet along a new division line to a 1" iron pipe found on an east line of lands conveyed to Killbuck Creek Outdoors, LLC in Volume 956; Page 920 of said Official Records and in abandoned Gearhart Road (T.R. 67);

Continued on Page 2

Page 2 (Description 0.028 ac.)

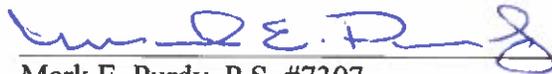
1. **N 80° 38' 40" E, 65.22 feet** along a south line of lands conveyed to Daniel R. & Julie E. Flory in Volume 954; Page 5308 of said Official Records to a point;
2. **S 05° 24' 56" E, 37.25 feet** along a south line of said Flory lands to the place of beginning and containing within said bounds **0.028** 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 February of 2024.

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 724 for survey.

Permanent Parcel Number: \_\_\_\_\_

  
Mark E. Purdy, P.S. #7307



SW-6068-closure.docx

Inverse With Area					Thu Feb 15 11:34:22 2024
PntNo	Bearing	Distance	Northing	Easting	Description
1009			481569.36	2105147.37	
	S 16°59'08" E	111.89			
1018			481462.36	2105180.05	
	S 34°43'00" W	243.76			
1005			481261.99	2105041.23	
	N 68°41'10" W	139.70			
1002			481312.77	2104911.08	
	N 21°18'50" E	160.21			
1000			481462.02	2104969.32	
	N 58°54'58" E	207.90			
1009			481569.36	2105147.37	

Closure Error Distance> 0.0000  
Total Distance Inversed> 863.46  
Area: 1.000 AC., 43560.0 SF.

Inverse With Area					Thu Feb 15 11:37:45 2024
PntNo	Bearing	Distance	Northing	Easting	Description
1009			481569.36	2105147.37	
	S 16°59'08" E	111.89			
1018			481462.36	2105180.05	
	S 34°43'00" W	243.76			
1005			481261.99	2105041.23	
	N 68°41'10" W	66.85			
PP			481286.29	2104978.95	
	N 05°24'56" W	37.25			
PP			481323.37	2104975.44	
	S 80°38'40" W	65.22			
1002			481312.77	2104911.08	
	N 21°18'50" E	160.21			
1000			481462.02	2104969.32	
	N 58°54'58" E	207.90			
1009			481569.36	2105147.37	

Closure Error Distance> 0.0000  
Total Distance Inversed> 893.08  
Area: 0.972 AC., 42348.2 SF.

Inverse With Area					Thu Feb 15 11:38:51 2024
PntNo	Bearing	Distance	Northing	Easting	Description
PP			481286.29	2104978.95	
	N 68°41'10" W	72.85			
1002			481312.77	2104911.08	
	N 80°38'40" E	65.22			
PP			481323.37	2104975.44	
	S 05°24'56" E	37.25			
PP			481286.29	2104978.95	

Closure Error Distance> 0.0000  
Total Distance Inversed> 175.32  
Area: 0.028 AC., 1211.8 SF.