

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

DESCRIPTION OF A 0.653 ACRE PARCEL

Situated in the Township of Sugar Creek, County of Wayne, State of Ohio and being known as being a part of the Northeast Quarter of Section 7, T-16N, R-11W and being a part of Brenda K. Hoover in O.R.952, Page 2030;

Commencing at a spike found marking the northeast corner of Southeast Quarter of Section 7;

Thence S 89° 37'55" W, 657.15 feet with the south line of said Quarter Section to the northwest corner of Paul D. and Barbara L. Hershberger in O.R.184, Page 410 and being the place of beginning of the parcel herein described;

Thence with following **4 (FOUR)** courses:

- 1) **S 89° 37'35" W, 128.85** feet with the south line of said Quarter Section to a Purdy pin found and being the southeast corner of Sara J. Nussbaum in O.R.952, Page 2024;
- 2) **N 02° 36'12" W, 215.94** feet with the east line of Nussbaum, to a Purdy pin found;
- 3) **N 89° 19'17" E, 134.53** feet with a south line of Nussbaum to a capped pin set;
- 4) **S 01° 05'37" E, 216.51** feet to the place of beginning and containing within said bounds **0.653** acres be the same more or less, but subject to all right of ways and easements of record.

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

This description was prepared by Mark E. Purdy P.S.7307 completed in March of 2024.

See Wayne County Survey Records Volume XX; Page 743
For Survey.


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DESCRIPTION OF A 14.561 ACRE PARCEL

Situated in the Township of Sugar Creek, County of Wayne, State of Ohio and being known as being a part of the Northeast Quarter and Southeast Quarter of Section 7, T-16N, R-11W and being a part of Brenda K. Hoover in O.R. 952, Page 2030 and O.R.184, Page 394 and O.R.827, Page 1104;

Commencing at a spike found marking the northeast corner of Southeast Quarter of Section 7;

Thence S 01° 05' 45" E, 427.76 feet with the east line of said Southeast Quarter Section and in C.R.52 (Kidron Road) to the southeast corner of Roger R. & Brenda K. Hoover in O.R.875, Page 390 and being the place of beginning of the parcel herein described~ witnessed by a 3/4" pipe found S 88° 54' 24" W at 30.14 feet;

Thence with following **10 (TEN)** courses:

- 1) **S 01° 05' 45" E, 60.24** feet along said Southeast Quarter Section line and in C.R.52 (Kidron Rd.), to the northeast corner of a 5.223 acre parcel of Hoover~ witnessed by a Baker pin found S 88° 54' 24" W at 30.07 feet;
- 2) **S 88° 54' 24" W, 715.46** feet with the north line of the 5.223 acre parcel of Hoover to a Baker pin found;
- 3) **S 01° 05' 18" E, 312.33** feet with the west line of said 5.223 acre parcel of Hoover to a 5/8" rebar found marking the southwest corner thereof;
- 4) **S 89° 46' 59" W, 714.24** feet, with the north line of Flowcare Cad Allotment as recorded in Plat Volume 33, Page 92 to a 5/8" rebar found and being the northwest corner of said Allotment;

- 5) **N 05° 53'25" E, 811.95** feet, with the east line of Atlee & Carrie Coblentz in O.R.944, Page 926 and Roger R. Hoover in O.R.871, Page 1648 to a 5/8" rebar found on the north line of the Southeast Quarter;
- 6) **N 89° 37'35" E, 545.00** feet with the north line of the Southeast Quarter to the southeast corner of Sara J. Nussbaum in O.R.952, Page 2024;
- 7) **N 02° 36'12" W, 215.94** feet with the east line of Nussbaum and into the Northeast Quarter to a Purdy pin found;
- 8) **N 89° 19'17" E, 134.53** feet with a southerly line of Nussbaum, to a capped pin set;
- 9) **S 01° 05'37" E, 652.53** feet and passing through a Baker pin on the Quarter Section line and marking the northwest corner of Paul D. & Barbara L. Hershberger in O.R.184, Page 410 to a Baker pin found at the southwest corner of Hershberger;
- 10) **N 88° 54'24" E, 657.11** feet and with the south line of Hershberger and also the south line of Roger R. & Brenda K. Hoover, to the place of beginning and containing within said bounds **14.561** acres be the same more or less, but subject to all right of ways and easements of record.

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

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DESCRIPTION OF A 0.146 ACRE PARCEL

Situated in the Township of Sugar Creek, County of Wayne, State of Ohio and being known as being a part of the Southeast Quarter of Section 7, T-16N, R-11W and being a part of Paul D. & Babara L. Hershberger in O.R.184, Page 410;

Commencing at a spike found marking the northeast corner of Southeast Quarter of Section 7;

Thence S 01° 05' 45" E, 262.76 feet with the east line of said Quarter Section and in C.R.52 (Kidron Road) to the northeast corner of Roger R. & Brenda K. Hoover in O.R.875, Page 390~ witnessed by a 5/8" rebar found S 88° 54' 24" W at 29.63 feet;

Thence S 88° 54' 24" W, 268.05 with the north line of Hoover to a 5/8" rebar found marking the northwest corner thereof and being the place of beginning of the parcel herein described;

Thence with following **4 (FOUR)** courses:

- 1) **S 01° 06' 50" E, 165.00** feet with the west line of Hoover to a 5/8" rebar found marking the southwest corner thereof;
- 2) **S 88° 54' 24" W, 38.50** feet with south line of Hershberger to a capped pin set;
- 3) **N 01° 06' 50" W, 165.00** feet to a capped pin set;

4) N 88° 54' 24" E, 38.50 feet to the place of beginning and containing within said bounds 0.146 acres be the same more or less, but subject to all right of ways and easements of record.

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

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DESCRIPTION OF A 1.161 ACRE PARCEL

Situated in the Township of Sugar Creek, County of Wayne, State of Ohio and being known as being a part of the Southeast Quarter of Section 7, T-16N, R-11W and being a part of Paul D. & Babara L. Hershberger in O.R.184, Page 410 and Roger R. & Brenda K. Hoover in O.R.875, Page 390;

Commencing at a spike found marking the northeast corner of Southeast Quarter of Section 7;

Thence S 01° 05' 45" E, 262.76 feet with the east line of said Quarter Section and in C.R.52 (Kidron Road) to the northeast corner of Hoover and being the place of beginning of the parcel herein described~ witnessed by a 5/8" rebar found S 88° 54' 24" W at 29.63 feet;

Thence with following **4 (FOUR)** courses:

- 1) **S 01° 05' 45" E, 165.00** feet along said Quarter Section line and in C.R.52 (Kidron Rd.), to the southeast corner of Hoover~ witnessed by a 3/4" pipe found S 88° 54' 24" W at 30.14 feet;
- 2) **S 88° 54' 24" W, 306.50** feet with the south line of Hoover and Hershberger to a capped pin set;
- 3) **N 01° 06' 50" W, 165.00** feet to a capped pin set;
- 4) **N 88° 54' 24" E, 306.55** feet and with the north line of Hoover and extension thereof to the place of beginning and containing within said bounds **1.161** acres be the same more or less, but subject to all right of ways and easements of record.

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

This description was prepared by Mark E. Purdy P.S.7307 completed in March of 2024.

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Inverse With Area

Tue Mar 5 06:20:02 2024

PntNo	Bearing	Distance	Northing	Easting	Description
PP	S 01°06'50" E	165.00	410898.26	2177159.99	
PP	S 88°54'24" W	38.50	410733.29	2177163.20	
PP	N 01°06'50" W	165.00	410732.55	2177124.70	
PP	N 88°54'24" E	38.50	410897.52	2177121.50	
PP			410898.26	2177159.99	
Closure Error Distance> 0.0000					
Total Distance Inversed> 407.00					

Area: 0.146

Inverse With Area

Tue Mar 5 06:18:33 2024

PntNo	Bearing	Distance	Northing	Easting	Description
PP	S 89°37'35" W	128.85	411161.80	2176765.83	
PP	N 02°36'12" W	215.94	411160.96	2176636.98	
PP	N 89°19'17" E	134.53	411376.68	2176627.18	
PP	S 01°05'37" E	216.51	411378.27	2176761.70	
PP			411161.80	2176765.83	
Closure Error Distance> 0.0000					
Total Distance Inversed> 695.83					

Area: 0.653

Inverse With Area

Tue Mar 5 06:21:13 2024

PntNo	Bearing	Distance	Northing	Easting	Description
PP	S 01°05'45" E	165.00	410903.37	2177427.99	
PP	S 88°54'24" W	306.50	410738.40	2177431.15	
PP	N 01°06'50" W	165.00	410732.55	2177124.70	
PP	N 88°54'24" E	306.55	410897.52	2177121.50	
PP			410903.37	2177427.99	

Closure Error Distance> 0.0000 Error Bearing> N 90°00'00" E
 Closure Precision> 1 in 199050273808.3 Total Distance Inversed> 943.05

Area: 1.161

Inverse With Area

Wed Mar 6 06:29:50 2024

PntNo	Bearing	Distance	Northing	Easting	Description
PP	S 01°05'45" E	60.24	410738.40	2177431.15	
PP	S 88°55'24" W	715.46	410678.17	2177432.30	
309	S 01°05'18" E	312.33	410664.72	2176716.97	
PP	S 89°46'59" W	714.24	410352.45	2176722.90	

PP			410349.75	2176008.67
	N 05°53'25"	E 811.95		
PP			411157.41	2176091.99
	N 89°37'35"	E 545.00		
PP			411160.96	2176636.98
	N 02°36'12"	W 215.94		
PP			411376.68	2176627.18
	N 89°19'17"	E 134.53		
PP			411378.27	2176761.70
	S 01°05'37"	E 652.53		
308			410725.86	2176774.16
	N 88°54'24"	E 657.11		
PP			410738.40	2177431.15
Closure Error Distance> 0.0000				
Total Distance Inversed> 4819.33				

Area: 14.561