

Baker Surveying, LLC
138 N Clay St.
Millersburg, OH 44654

Telephone: 330-674-4788
Email: bakersurveying@gmail.com

PARCEL 1:

Description 24.362 acre parcel

Situated in the Township of Wooster (T-15 N, R-13 W), Section 12, Northwest Quarter, County of Wayne and State of Ohio.

Described as follows:

Commencing at a stone found marking the northeast corner of the northwest quarter of Section 12, thence S 02 degrees 59' 31" W 550.32 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following TEN (10) COURSES:

- 1) S 02 degrees 59' 31" W 72.39 feet along the quarter section line to an iron pin set;
- 2) S 25 degrees 52' 49" W 376.91 feet along William Dean and Teresita V. Cooper's (Deed vol. 710 page 310) west line to a 5/8 inch rod found;
- 3) S 44 degrees 26' 18" W 201.42 feet along said Cooper's west line to a point on the centerline of East Lincoln Way – C.R. 30A, witnessed by a 5/8 inch rebar found N 44 degrees 26' 18" E 34.68 feet;
- 4) N 89 degrees 26' 07" W 1493.48 feet along the centerline of East Lincoln Way – C.R. 30A to a point;
- 5) N 00 degrees 33' 53" E 65.00 feet along Michael E. Culler's (Deed vol. 691 page 297) east line to a 5/8 inch rebar found;
- 6) N 35 degrees 45' 57" E 805.86 feet along said Culler's east line to a 3/4 inch rod found on the south line of U.S. 30;
- 7) S 88 degrees 43' 42" E 736.98 feet along the south line of U.S. 30 and along State of Ohio's (O.R. vol. 473 page 298) south line to an iron pin set;
- 8) Along a curve to the left having a delta angle of 02 degrees 34' 52", R – 7789.44 feet, T – 175.48 feet, Ch. Brg. – N 84 degrees 55' 11" E, Ch. – 350.87 feet along the south line of U.S. 30 and along said State of Ohio's south line an arc distance of 350.90 feet to a point in Apple Creek, witnessed by an iron pin set along said curve a delta angle of 1 degrees 01' 56", R – 7789.44 feet, T – 70.16 feet, Ch. Brg. – S 84 degrees 08' 43" W, Ch. – 140.32 feet along the south line of U.S. 30 and along said State of Ohio's south line an arc distance of 140.32 feet;
- 9) S 40 degrees 49' 36" E 182.31 feet along State of Ohio's (O.R. vol. 448 page 549) west line and partly along Apple Creek to an iron pin set;
- 10) S 66 degrees 17' 44" E 137.18 feet along said State of Ohio's south line to the TRUE POINT OF BEGINNING.

This parcel contains 24.362 acres, but subject to all highways and easements of record.

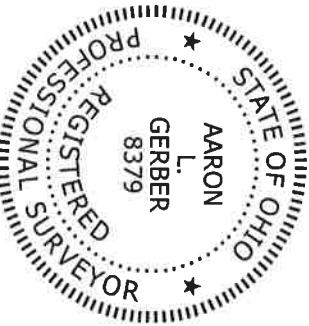
All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Bearings from Survey "PP"-957.

This description prepared by Aaron L. Gerber, P.S. 8379, February 23, 2018.

For survey, See Volume WW, Page 022 of the Wayne County Survey Records.

ALL

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PARCEL 2

Description 2.465 acre parcel

Situated in the Township of Wooster (T-15 N, R-13 W), Northwest Quarter of Section 12, County of Wayne and State of Ohio.

Described as follows:

Commencing at a stone found marking the northeast corner of the northwest quarter of Section 12, thence N 87 degrees 43' 47" W 525.03 feet along the section line to a point the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found N 87 degrees 43' 47" W 35.00 feet.

thence with the following SIX (6) COURSES:

- 1) S 40 degrees 35' 03" E 65.25 feet along Mijmah Holdings, LLC's (O.R. vol. 468 page 273) west line to a 5/8 inch rebar found;
- 2) S 15 degrees 46' 26" E 48.88 feet along said Mijmah Holdings, LLC's west line to an iron pin set on the north line of U.S. 30;
- 3) S 83 degrees 40' 26" W 519.28 feet along the north line of U.S. 30 and along State of Ohio's (O.R. vol. 473 page 298) north line to a 3/4 inch rod found;
- 4) N 78 degrees 16' 39" W 293.60 feet along the north line of U.S. 30 and along said State of Ohio's north line to an iron pin set;
- 5) N 14 degrees 25' 43" E 126.55 feet along G & S Titanium, Inc.'s (O.R. vol. 472 page 1847) east line to a 5/8 inch rebar found on the section line;
- 6) S 87 degrees 43' 47" E 716.89 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 2.465 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Bearings from Survey "PP"-957.

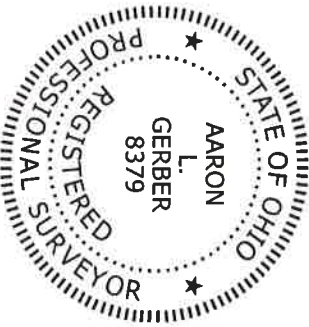
(SEE BELOW)*

This description prepared by Aaron L. Gerber, P.S. 8379, February 23, 2018.

For survey, See Volume WW, Page 022 of the Wayne County Survey Records.

ALL
Aaron L. Gerber P.S. 8379

OK MM 3/2/18



* PARCEL 1 AND 2 HAVE BEEN COMBINED TO FORM A 26.827 AC PARCEL