

R.W.

GASBARRE & Associates, Inc.

Professional Land Surveyors

401 South Market St. P.O. Box 44
Wooster, Ohio 44691
330.264.9499

William R. Gasbarre, P.S. (Ret.)
Edward A. Gasbarre, P.S.
gasbarresurveying@embarqmail.com

November 7, 2018

Grantor(s): Samuel R. and Anna Hershberger
4711 Fahrni Road
Dalton, Ohio 44618

Grantee(s):

BOUNDARY DESCRIPTION
28.160 Acres

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **northeast quarter of Section 36, T-16N, R-11W.**

Being part of the land described in a deed to **Samuel R. and Anna Hershberger** recorded in official record volume 633, page 1615 of the Wayne County records.

Described as follows:

Commencing at a 1-1/2 inch diameter steel pin found on the line between Wayne County and Stark County marking the northeast corner of the northeast quarter of Section 36.

Thence S 00° 21' 26" E 828.84 feet, along the east line of the quarter section and the county line, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following TEN courses:

- 1) **S 00° 21' 26" E 595.07 feet**, along the east line of the quarter section and the county line, to the northeast corner of Mahlon S. and Cevilla Swartzentruber as described in official record volume 278, page 526 – witnessed by a 2 inch diameter steel pipe found N 63° 11' 28" W 0.35 feet.
- 2) **N 63° 11' 28" W 694.06 feet**, along a northerly line of Swartzentruber, to a 1-1/2 inch diameter steel pipe found.
- 3) **S 88° 55' 02" W 551.32 feet**, along a north line of Swartzentruber, to a 1/2 inch square steel bar found in Deerfield Road (County Road 103) – witnessed by a 3/4 inch diameter steel pipe found N 88° 55' 02" E 11.25 feet and a 3/4 inch diameter steel pipe found N 89° 31' 44" W 7.35 feet.
- 4) **Northwesterly**, in Deerfield Road and with the arc of a curve concave to the southwest, a distance of 239.82 feet to a railroad spike set at a point of tangency.
The aforementioned curve has the following properties:
Central Angle = 26° 25' 28"
Radius = 520.00 feet

Chord Bearing = N 13° 30' 51" W
Chord Distance = 237.70 feet

Hershberger description of 28.160 acres in Section 36, T-16N, R-12W, Sugar Creek Township,
Wayne County, Ohio

- 5) N 26° 43' 35" W 320.12 feet, in Deerfield Road, to the southeast corner of The School Board of Deerfield School as described in deed volume 571, page 494 – witnessed by a capped reference pin set N 77° 45' 55" W 30.41 feet.
- 6) N 28° 36' 40" W 296.84 feet, along the east of The School Board of Deerfield School, to a 1/2 inch diameter steel pin found -- witnessed by a capped reference pin set N 83° 40' 32" W 17.05 feet.
- 7) N 06° 00' 41" E 278.72 feet in Deerfield Road, to a point on the north line of the quarter section – witnessed by a capped reference pin set N 87° 25' 09" E 22.91 feet.
- 8) N 87° 25' 09" E 984.24, along the north line of the quarter section, to a capped pin set.
- 9) S 00° 32' 39" E 562.61 feet to a capped pin set.
- 10) S 63° 33' 28" E 548.20 feet to the **Point of Beginning**.

This parcel contains 28.160 acres; a portion of which lies in a known floodplain.

Prior Instrument: official record volume 633, page 1615.

Permanent Parcel #: part of 47-00533.000

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in November of 2018, on behalf of R.W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WW, page 230.

All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

All capped pins, both set and found, are 5/8 inch diameter solid steel rods with identification caps marked "GASBARRE WOOSTER, OHIO" unless otherwise noted.

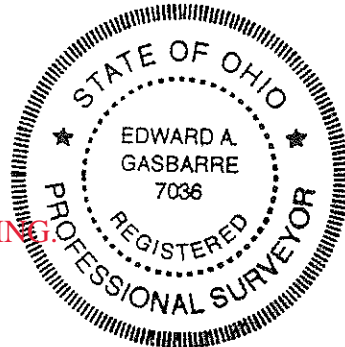
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Edward A. Gasbarre, P.S. 7036

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DON'T USE THIS SCAN FOR RECORDING
DOESN'T MEET STATE STANDARDS
FOR MARGINS.



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November 7, 2018

**Grantor(s): Samuel R. and Anna Hershberger
4711 Fahrni Road
Dalton, Ohio 44618**

Grantee(s):

BOUNDARY DESCRIPTION

73.458 Acres

Situated in the State of Ohio, County of Wayne, Township of Sugar Creek in the southeast quarter of Section 25 and the northeast quarter of Section 36, T-16N, R-11W.

Being part of the land described in a deed to Samuel R. and Anna Hershberger recorded in official record volume 633, page 1615 of the Wayne County records.

Described as follows:

Beginning at a steel buggy axle found marking the southwest corner of the southeast quarter of Section 25.

Thence with the following TWENTYNINE courses:

- 1) N 00° 32' 15" W 653.39 feet, along the west line of the quarter section, to a capped pin found at a southerly corner of David E. and Saloma N. Zook as described in official record volume 625, page 1744.
- 2) N 61° 44' 00" E 250.50 feet, along the southerly line of Zook, to a point in Fahrni Road. (Township Road 91) – witnessed by a capped reference pin found S 61° 44' 00" W 16.77 feet.
- 3) N 39° 15' 15" W 354.50 feet, along the northeasterly line of Zook and in Fahrni Road, to a capped pin found on the west line of the quarter section.
- 4) N 00° 32' 15" W 570.74 feet, along the west line of the quarter section and in Fahrni Road, to the southwest corner of David E. and Saloma N. Zook as described in official record volume 615, page 1144 and official record volume 625, page 1744 – witnessed by a 3/4 inch diameter crimped steel reference pipe found N 87° 42' 39" E 9.98 feet.
- 5) N 87° 42' 39" E 412.78 feet, along the south line of Zook, to a 3/4 inch diameter crimped steel pipe found on the west line of Lester A. Miller as described in deed volume 501, page 471.
- 6) S 00° 35' 10" E 99.95 feet, along the west line of Miller, to the southwest corner thereof – witnessed by a one inch diameter crimped steel pipe found N 32° 00' W 0.54 feet.

16) **Southeasterly**, in Deerfield Road and along the arc of a curve to the right, a distance of 239.82 feet to a 1/2 inch square steel bar found at a northerly corner of Mahlon S. and Cevilla Swartzentruber as described in official record volume 278, page 526 – witnessed by a 3/4 inch diameter steel reference pipe found S 88° 55' 02" E 11.25 feet and a 3/4 inch diameter steel pipe found N 89° 31' 44" W 7.35 feet.

The aforementioned curve has the following properties:

Central Angle = 26° 25' 28"

Radius = 520.00 feet

Chord Bearing = S 13° 30' 51" E

Chord Distance = 237.70 feet

The following FIVE course (courses 17 through 21) follow the lines of Swartzentruber.

17) **S 02° 16' 54" W 82.22 feet**, in Deerfield Road, to a 1/2 inch diameter steel pin found.

18) **S 11° 56' 35" W 309.31 feet**, in Deerfield Road, to a capped pin marked "Rudolph 6449" found.

19) **S 06° 41' 55" E 136.60 feet**, in Deerfield Road to a point – witnessed by a capped reference pin set S 88° 40' 05" W 25.98 feet.

20) **S 88° 40' 05" W 264.50 feet** to an angle iron found.

21) **N 70° 43' 00" W 173.08 feet** to a capped pin set on the east line of the Wheeling and Lake Erie Railway Company as described in deeds to Charles C. Needham recorded in deed volume 155, pages 173 and 569.

The following SEVEN courses (courses 22 through 28) follow the lines of the Railroad.

22) **Northwesterly**, along the arc of a curve concave to the southwest, a distance of 915.58 feet to a capped pin set at a point of tangency.

The aforementioned curve has the following properties:

Central Angle = 09° 04' 07"

Radius = 5784.65 feet

Chord Bearing = N 35° 30' 56" W

Chord Distance = 914.62 feet

23) **N 40° 02' 59" W 654.20 feet** to a capped pin set.

24) **N 56° 09' 58" E 120.00 feet** to a point in the Sugar Creek – witnessed by capped reference pins set S 56° 09' 58" W 83.40 feet and N 39° 30' 02" W 30.96 feet.

25) **N 39° 30' 02" W 167.00 feet** to a capped pin set.

26) **S 87° 29' 58" W 66.00 feet** to a capped pin set.

27) **S 75° 29' 58" W 76.00 feet** to a capped pin set.

28) **N 40° 02' 59" W 39.15 feet** to a capped pin set on the west line of the quarter section.

29) N 00° 32' 39" W 17.11 feet, along the west line of the quarter section, to the **Point of Beginning**.

This parcel contains 73.458 acres; of which 44.235 acres lie in the southeast quarter of Section 25 and 29.223 acres lie in the northeast quarter of Section 36.

A portion of this parcel lies within a known floodplain

Prior Instrument: official record volume 633, page 1615.

Permanent Parcel #: part of 47-00533.000

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in November of 2018, on behalf of R. W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WW page 230.

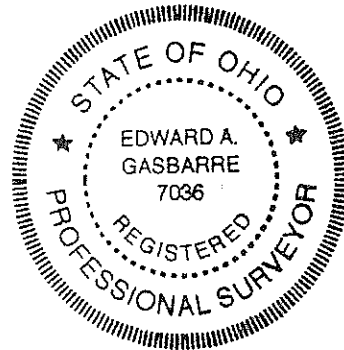
All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

All capped pins, both set and found, are 5/8 inch diameter solid steel rods with identification caps marked "GASBARRE WOOSTER, OHIO" unless otherwise noted.

 11/07/18

Edward A. Gasbarre, P.S. 7036

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November 7, 2018

Grantor(s): Samuel R. and Anna Hershberger
4711 Fahrni Road
Dalton, Ohio 44618

Grantee(s): Reuben E. and Elizabeth Stutzman

BOUNDARY DESCRIPTION

14.063 Acres

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southeast quarter of Section 25** and the **northeast quarter of Section 36, T-16N, R-11W.**

Being part of the land described in a deed to **Samuel R. and Anna Hershberger** recorded in official record volume 633, page 1615 of the Wayne County records.

Described as follows:

Beginning at a 1-1/2 inch diameter steel pin found on the line between Wayne County and Stark County marking the northeast corner of the northeast quarter of Section 36.

Thence with the following SEVEN courses:

- 1) **S 00° 21' 26" E 828.84 feet**, along the east line of the quarter section and the county line, to a capped pin set.
- 2) **N 63° 33' 28" W 548.20 feet** to a capped pin set.
- 3) **N 00° 32' 39" W 562.61 feet** to a capped pin set on the north line of the quarter section.
- 4) **S 87° 25' 09" W 13.49 feet**, along the north line of the quarter section, to a stone found at the southeast corner of Reuben E. and Elizabeth Stutzman as described in official record volume 669, pages 2120 and 2128.
- 5) **N 11° 59' 55" E 404.50 feet**, into the southeast quarter of Section 25 and along the easterly line of Stutzman, to a capped pin marked "Metzger 7090" found.
- 6) **N 42° 28' 56" E 614.97 feet**, along the easterly line of Stutzman and the extension thereof, to a capped pin set on the east line of the quarter section and the county line.
- 7) **S 00° 21' 09" E 826.48 feet**, along the east line of the quarter section and the county line, to the **Point of Beginning**.

Hershberger description of 14.063 acres in Section 25 and Section 36, T-16N, R-12W,
Sugar Creek Township, Wayne County, Ohio

This parcel contains 14.063 acres; of which 6.236 acres lie in the southeast quarter of Section 25 and 7.827 acres lie in the northeast quarter of Section 36.

This parcel has no frontage on any public way.

Prior Instrument: official record volume 633, page 1615.

Permanent Parcel #: part of 47-00533.000 and all of 47-000532.000.

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in November of 2018, on behalf of R.W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WW, page 230.

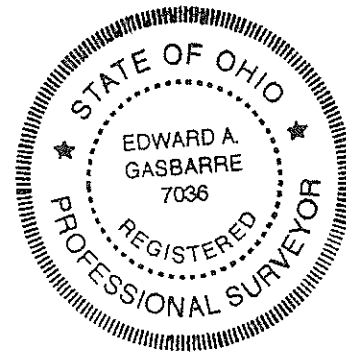
All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

All capped pins, both set and found, are 5/8 inch diameter solid steel rods with identification caps marked "GASBARRE WOOSTER, OHIO" unless otherwise noted.

 11/07/18

Edward A. Gasbarre, P.S. 7036

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November 7, 2018

Grantor(s): Samuel R. and Anna Hershberger
4711 Fahrni Road
Dalton, Ohio 44618

Grantee(s): Reuben E. and Elizabeth Stutzman

BOUNDARY DESCRIPTION
5.458 Acres

Situated in the State of Ohio, County of Wayne, Township of Sugar Creek in the southeast quarter of Section 25, T-16N, R-11W.

Being part of the land described in a deed to Samuel R. and Anna Hershberger recorded in official record volume 633, page 1615 of the Wayne County records.

Described as follows:

Commencing at a 1-1/2 inch diameter steel pin found on the line between Wayne County and Stark County marking the southeast corner of the southeast quarter of Section 25.

Thence S 87° 25' 09" W 804.01 feet, along the south line of the quarter section, to a capped marked "Metzger 7090" found at the **Point of Beginning** for the parcel herein described.

Thence with the following FIVE courses:

- 1) S 87° 25' 09" W 671.75 feet, along the south line of the quarter section, to a point in Deerfield Road (County Road 103) – witnessed by a capped reference pin set N 87° 25' 09" E 22.91 feet.
- 2) **Northeasterly**, in Deerfield Road and with the arc of a curve concave to the southeast, a distance of 408.11 feet to a railroad spike found at a southwest corner of Reuben E. and Elizabeth Stutzman as described in official record volume 669, pages 2120 and 2128 – witnessed by a capped reference pin marked "Metzger 7090" found S 76° 37' 23" E 20.16 feet.
The aforementioned curve has the following properties:
Central Angle = 02° 43' 19" Chord Bearing = N 07° 02' 12" E
Radius = 8591.04 feet Chord Distance = 408.08 feet
- 3) S 76° 37' 23" E 396.66 feet, along a south line of Stutzman, to a capped pin marked "Metzger 7090" found.
- 4) N 63° 48' 36" E 325.05 feet, along a southeasterly line of Stutzman, to a 3/4 inch diameter steel pipe found.

5) S 07° 32' 49" W 430.17 feet, along a west line of Stutzman, to the **Point of Beginning**.

This parcel contains 5.458 acres.

Prior Instrument: official record volume 633, page 1615.

Permanent Parcel #: part of 47-00533.000

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in November of 2018, on behalf of R.W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WW, page 230.

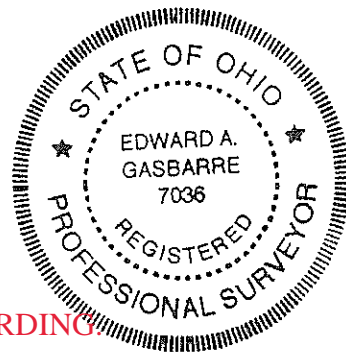
All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

All capped pins, both set and found, are 5/8 inch diameter solid steel rods with identification caps marked "GASBARRE WOOSTER, OHIO" unless otherwise noted.

 11/07/18

Edward A. Gasbarre, P.S. 7036

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November 7, 2018

**Grantor(s): Reuben E. and Elizabeth Stutzman
4500 Deerfield Road
Dalton, Ohio 44618**

Grantee(s):

BOUNDARY DESCRIPTION

37.701 Acres

Situated in the State of Ohio, County of Wayne, Township of Sugar Creek in the southeast quarter of Section 25 and the northeast of Section 36, T-16N, R-11W.

Being all of the land described in deeds to Reuben E. and Elizabeth Stutzman recorded in official record volume 669, pages 2120, 2128 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Beginning at a 1-1/2 inch diameter steel pin found on the line between Wayne County and Stark County marking the northeast corner of the northeast quarter of Section 36.

Thence with the following TEN courses:

- 1) **S 00° 21' 26" E 828.84 feet**, along the east line of the quarter section and county line, to a capped pin set.
- 2) **N 63° 33' 28" W 548.20 feet** to a capped pin set.
- 3) **N 00° 32' 39" W 562.61 feet** to a capped pin set on the north line of the quarter section.
- 4) **S 87° 25' 09" W 984.24 feet**, along the north line of the quarter section, to a point in Deerfield Road (County Road 103) – witnessed by a capped reference pin set **N 87° 25' 09" E 22.91 feet**.
- 5) **Northeasterly**, in Deerfield Road, into the southeast quarter of Section 25 and with the arc of a curve concave to the southeast, a distance of 967.98 feet to a railroad spike found at a point of tangency. The aforementioned curve has the following properties:

Central Angle = 06° 27' 21"	Chord Bearing = N 08° 54' 13" E
Radius = 8591.04 feet	Chord Distance = 967.47 feet
- 6) **N 12° 07' 54" E 128.30 feet**, in Deerfield Road, to a railroad spike found at a point of curvature.

Hershberger description of 37.701 acres in Section 25 and Section 36, T-16N, R-12W,
Sugar Creek Township, Wayne County, Ohio

- 7) **Northeasterly**, in Deerfield Road and with the arc of a curve to the right, a distance of 66.96 feet to a railroad spike found on the south line of Lester A. Miller as described in deed volume 501, page 471 – witnessed by a capped reference pin marked “Metzger 7090” found S 73° 06’ 29” E 20.00 feet. The aforementioned curve has the following properties:
Central Angle = 01° 20’ 21” Chord Bearing = N 12° 48’ 04” E
Radius = 2864.79 feet Chord Distance = 66.96 feet
- 8) S 73° 06’ 29” E 1234.65 feet, along the south line of Miller, to a capped pin marked “Metzger 7090” found.
- 9) N 42° 28’ 56” E 142.54 feet, along a southeasterly line of Miller, to a capped pin set on the east line of the quarter section and the county line.
- 10) S 00° 21’ 09” E 826.48 feet, along the east line of the quarter section and the county line, to the **Point of Beginning**.

This parcel contains 37.701 acres; of which 29.874 acres lie in the southeast quarter of Section 25 and 7.827 acres lie in the northeast quarter of Section 36.

A small portion of this parcel lies in a known floodplain

Prior Instrument: official record volume 669 pages 2120, 2128 and official record volume ___, page ___.

Permanent Parcel #: all of 47-00533.002

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All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

All capped pins, both set and found, are 5/8 inch diameter solid steel rods with identification caps marked “GASBARRE WOOSTER, OHIO” unless otherwise noted.


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