

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

August 28, 2020

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Grantor(s): **Melvin D. and Miriam R. Wenger**  
**12828 Church Rd.**  
**Orrville, OH 44667**

Grantee(s):

Boundary Description  
**14.769 Acres**

Situated in the State of Ohio, County of Wayne, **Township of Baughman** in the **northeast quarter of Section 31, T-17N, R-11W.**

Being part of the land described in a deed to **Melvin D. and Miriam R. Wenger** recorded in official record volume 833, page 1083 of the Wayne County records.

Described as follows:

**Beginning** at a 5/8 inch diameter iron pin found in the intersection of Church Road (County Road 7) and Wayne Street (Township Road 119) marking the southwest corner of the northeast quarter of Section 31.

Thence with the following **FOUR** courses:

- 1) **N 03° 57' 21" E 717.29 feet**, along the west line of the quarter section and in Wayne Street, to the southwest corner of E. Gene and Amy L. Nussbaum as described in official record volume 533, page 1257 – witnessed by a capped reference pin set S 86° 12' 52" E 21.58 feet.
- 2) **S 86° 12' 52" E 900.63 feet**, along the south line of Nussbaum, to a capped pin set – witnessed by a 5/8 inch diameter iron pin found S 04° 32' 56" W 153.19 feet and a capped reference pin set N 86° 12' 52" W 256.27 feet.
- 3) **S 04° 32' 56" W 717.30 feet** to a point on the south line of the quarter section and in Church Road – witnessed by a 5/8 inch diameter iron reference pin found N 04° 32' 56" E 25.08 feet.
- 4) **N 86° 13' 03" W 893.21 feet**, along the south line of the quarter section and in Church Road, to the **Point of Beginning**.

**This parcel contains 14.769 acres**

**Prior Instrument: official record volume 833, page 1083.**

**Permanent Parcel #: part of 04-00820.001**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in August 2020, 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 779.

All bearings are related and based on the west line of the quarter section according to record survey TT-457.

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.

*Edward A. Gasbarre 8/28/20*  
Edward A. Gasbarre, P.S. 7036

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August 28 2020

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Grantor(s): **Melvin D. and Miriam R. Wenger**  
**12828 Church Rd.**  
**Orrville, OH 44667**

Grantee(s):

**Boundary Description**  
**6.720 Acres**

Situated in the State of Ohio, County of Wayne, Township of **Baughman** in the **northeast quarter of Section 31, T-17N, R-11W.**

Being part of the land described in a deed to **Melvin D. and Miriam R. Wenger** recorded in official record volume 833, page 1083 of the Wayne County records.

Described as follows:

**Commencing** at a 5/8 inch diameter iron pin found in the intersection of Church Road (County Road 7) and Wayne Street (Township Road 119) marking the southwest corner of the northeast quarter of Section 31.

Thence S 86° 13' 03" E 893.21 feet, along the south line of the quarter section and in Church Road, to the **Point of Beginning** for the parcel herein described – witnessed by a 5/8 inch diameter iron reference pin found N 04° 32' 56" E 25.08 feet.

Thence with the following SEVEN courses:

- 1) **N 04° 32' 56" E 717.30 feet** to a capped pin set on the south line of Gene E. and Amy L. Nussbaum as described in official record volume 533, page 1257 – witnessed by a 5/8 inch diameter iron pin found S 04° 32' 56" W 153.19 feet.
- 2) **S 86° 12' 52" E 439.19 feet**, along the south line of Nussbaum, to a 5/8 inch diameter iron pin found on the west line of E. Gene Nussbaum as described in deed volume 680, page 606 – witnessed by a 5/8 inch diameter iron pin found S 03° 39' 09" W 153.14 feet.
- 3) **S 03° 39' 09" W 520.06 feet**, along a west line of Nussbaum, to a 1 inch diameter crimped iron pipe found at a northeast corner of Nolan K. Hilty as described in deed volume 645, page 477 and others.

Wenger description of 6.720 acres in Section 31, T-17N, R-11W, Baughman Twp.,  
Wayne County, Ohio

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- 4) N 86° 16' 10" W 100.13 feet, along the north line of Hilty, to a 1 inch diameter crimped iron pipe found.
- 5) S 35° 10' 53" W 76.11 feet, along the northwesterly line of Hilty, to a 1 inch diameter crimped iron pipe found.
- 6) S 03° 39' 44" W 132.10 feet, along the west line of Hilty, to a point on the south line of the quarter section and in Church Road – witnessed by a 1 inch diameter crimped iron reference pipe found N 03° 39' 44" E 25.20 feet.
- 7) N 86° 13' 03" W 310.47 feet, along the south line of the quarter section and in Church Road, to the **Point of Beginning**.

**This parcel contains 6.720 acres**

**Prior Instrument: official record volume 833, page 1083.**

**Permanent Parcel #: part of 04-00820.001**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in August 2020, 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 779.

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 8/28/20

Edward A. Gasbarre, P.S. 7036

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