

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

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

Description 3.781 acre parcel

Situated in the Township of Paint (T-15 N, R-11 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees 22' 30" E 175.00 feet along the centerline of S.R. 250 aka Dover Road to a point, thence N 01 degrees 47' 37" E 493.75 feet along Reuben A. Keim and Ruth P. Keim's (O.R. 735 page 2110) east line to a 5/8 inch rebar found, thence N 31 degrees 08' 24" E 170.85 feet along said Keim's east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 31 degrees 08' 24" E 321.76 feet along said Keim's east line to a 5/8 inch rebar found;
- 2) S 84 degrees 33' 38" E 399.44 feet along Lukretia R. Johnson, Trustee's (O.R. 898 page 3296) south line to a 5/8 inch rebar found;
- 3) S 28 degrees 39' 32" W 560.47 feet along the west line of Lot 6 and Lot 4 of Ray Yoder Jr Plat (Plat vol. 33 page 182) and along Ray J. Yoder, Jr. and Laura W. Yoder's (O.R. 940 page 5424) west line and along Aaron W. Spidell and Lydia Spidell's (O.R. 940 page 5431) west line to a 5/8 inch rebar found;
- 4) N 49 degrees 15' 49" W 389.64 feet through the lands of Greenup Investments LLC (O.R. 936 page 5792) to the TRUE POINT OF BEGINNING.

This parcel contains 3.781 acres, but subject to all highways and easements of record.

This parcel has access by a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Paint (T-15 N, R-13 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees 22' 30" E 280.80 feet along the centerline of S.R. 250 aka Dover Road to a point the TRUE POINT OF BEGINNING.

thence with the following TWO (2) COURSES along the centerline of a 30 foot easement:

- 1) N 25 degrees 51' 31" E 166.55 feet through the lands of Greenup Investments LLC (O.R. 936 page 5792) to a point;
- 2) N 36 degrees 55' 21" E 368.33 feet through the lands of said Greenup Investments LLC to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, December 27, 2023.
For survey, See Volume XX, Page 884 of the Wayne County Survey Records.



Aaron L. Gerber P.S. 8379



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Description 3.278 acre parcel

Situated in the Township of Paint (T-15 N, R-11 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees 22' 30" E 325.00 feet along the centerline of S.R. 250 aka Dover Road to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 15 degrees 55' 03" E 58.43 feet.

thence with the following FIVE (5) COURSES:

- 1) N 15 degrees 55' 03" E 169.00 feet through the lands of Greenup Investments LLC (O.R. 936 page 5792) to an iron pin set;
- 2) N 36 degrees 55' 21" E 365.88 feet through the lands of said Greenup Investments LLC to a 5/8 inch rebar found;
- 3) S 62 degrees 51' 15" E 294.36 feet along the south line of Lot 4 of Ray Yoder Jr Plat (P. 33 page 182) and along Aaron W. Spidell and Lydia Spidell's (O.R. 940 page 5431) south line to a 5/8 inch rebar found;
- 4) S 39 degrees 48' 19" W 541.20 feet along the west line of Lot 3 of said Ray Yoder Jr Plat and along Lynn D. Swartzentruber and Esther D. Swartzentruber's (O.R. 951 page 1665) west line to a point in the center of S.R. 250 aka Dover Road, witnessed by a 5/8 inch rebar found N 39 degrees 48' 19" E 46.85 feet;
- 5) N 62 degrees 22' 30" W 204.98 feet along the centerline of S.R. 250 aka Dover Road to the TRUE POINT OF BEGINNING.

This parcel contains 3.278 acres, but subject to all highways and easements of record.

This parcel has access by a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Paint (T-15 N, R-13 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast
quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter
section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees
22' 30" E 280.80 feet along the centerline of S.R. 250 aka Dover Road to a point the
TRUE POINT OF BEGINNING.

thence with the following TWO (2) COURSES along the centerline of a 30 foot
easement:

- 1) N 25 degrees 51' 31" E 166.55 feet through the lands of Greenup Investments LLC
(O.R. 936 page 5792) to a point;
- 2) N 36 degrees 55' 21" E 368.33 feet through the lands of said Greenup Investments
LLC to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker
Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83,
2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, December 27, 2023.
For survey, See Volume XX, Page 824 of the Wayne County Survey Records.

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Aaron L. Gerber P.S. 8379



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138 N Clay St.
Millersburg, OH 44654

Telephone: 330-674-4788
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Description 3.598 acre parcel

Situated in the Township of Paint (T-15 N, R-11 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees 22' 30" E 175.00 feet along the centerline of S.R. 250 aka Dover Road to a point the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found N 01 degrees 47' 37" E 50.00 feet.

thence with the following SIX (6) COURSES:

- 1) N 01 degrees 47' 37" E 493.75 feet along Reuben A. Keim and Ruth P. Keim's (O.R. 735 page 2110) east line to a 5/8 inch rebar found;
- 2) N 31 degrees 08' 24" E 170.85 feet along said Keim's east line to an iron pin set;
- 3) S 49 degrees 15' 49" E 389.64 feet through the lands of Greenup Investments LLC (O.R. 936 page 5792) to a 5/8 inch rebar found;
- 4) S 36 degrees 55' 21" W 365.88 feet through the lands of said Greenup Investments LLC to an iron pin set;
- 5) S 15 degrees 55' 03" W 169.00 feet through the lands of said Greenup Investments LLC to a point in the center of S.R. 250 aka Dover Road, witnessed by an iron pin set N 15 degrees 55' 03" E 58.43 feet;
- 6) N 62 degrees 22' 30" W 150.00 feet along the centerline of S.R. 250 aka Dover Road to the TRUE POINT OF BEGINNING.

This parcel contains 3.598 acres, but subject to all highways and easements of record.

This parcel is subject to and has access by a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Paint (T-15 N, R-13 W), southeast quarter of Section 9,
County of Wayne and State of Ohio.

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of Section 9, thence N 00 degrees 37' 33" W 868.28 feet along the quarter section line to a point in the center of S.R. 250 aka Dover Road, thence S 62 degrees 22' 30" E 280.80 feet along the centerline of S.R. 250 aka Dover Road to a point the TRUE POINT OF BEGINNING.

thence with the following TWO (2) COURSES along the centerline of a 30 foot easement:

- 1) N 25 degrees 51' 31" E 166.55 feet through the lands of Greenup Investments LLC (O.R. 936 page 5792) to a point;
- 2) N 36 degrees 55' 21" E 368.33 feet through the lands of said Greenup Investments LLC to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".
Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, December 27, 2023.
For survey, See Volume XX, Page 824 of the Wayne County Survey Records.

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Math Check

Inverse with Area

Wed Dec 27 13:58:40 2

CRD File> S:\Work 5\Carlson Projects\Data\AAA MATH CHECK 2023.crd

PntNo	Bearing	Distance	Northing	Easting	Description
2983			26120.9065	56786.6496	
	N 01°47'37" E	493.7500			
3213			26614.4145	56802.1036	
	N 31°08'24" E	170.8500			
3214			26760.6461	56890.4554	
	S 49°15'49" E	389.6400			
3215			26506.3750	57185.6935	
	S 36°55'21" W	365.8800			
3216			26213.8726	56965.8968	
	S 15°55'03" W	169.0000			
3217			26051.3525	56919.5481	
	N 62°22'30" W	150.0000			
3218			26120.9049	56786.6479	
Closure Error Distance> 0.0023 Error Bearing> N 47°08'18" E					
Closure Precision> 1 in 754537.98 Total Distance Inversed> 1739.1200					
Area: 3.5977 Acres					

CRD File> S:\Work 5\Carlson Projects\Data\AAA MATH CHECK 2023.crd

PntNo	Bearing	Distance	Northing	Easting	Description
3214			26760.6461	56890.4554	
	N 31°08'24" E	321.7600			
3219			27036.0425	57056.8475	
	S 84°33'38" E	399.4400			
3220			26998.1782	57454.4888	
	S 28°39'32" W	560.4700			
3221			26506.3710	57185.6907	
	N 49°15'49" W	389.6400			
3222			26760.6422	56890.4527	

Closure Error Distance> 0.0048 Error Bearing> N 34°48'13" E

Closure Precision> 1 in 351105.92 Total Distance Inversed> 1671.3100

Area: 3.7805 Acres

CRD File> S:\Work 5\Carlson Projects\Data\AAA MATH CHECK 2023.crd

PntNo	Bearing	Distance	Northing	Easting	Description
3217			26051.3525	56919.5481	
	N 15°55'03" E	169.0000			
3223			26213.8726	56965.8968	
	N 36°55'21" E	365.8800			
3224			26506.3750	57185.6935	
	S 62°51'15" E	294.3600			
3225			26372.0712	57447.6291	
	S 39°48'19" W	541.2000			
3226			25956.3080	57101.1635	
	N 62°22'30" W	204.9800			
3227			26051.3537	56919.5509	
Closure Error Distance> 0.0031 Error Bearing> S 66°36'43" W					
Closure Precision> 1 in 507542.66 Total Distance Inversed> 1575.4200					
Area: 3.2775 Acres					