

BOUNDARY DESCRIPTION
4.093 Acres

Situated in the State of Ohio, County of Wayne, **Township of Green** in the **southeast quarter of Section 5, T-17N, R-12W.**

Being all of the land described in a deed to **Glen E. and Lois A. Maibach** recorded in official record volume 900, page 4109 of the Wayne County records.

Described as follows:

Commencing at a 1 inch diameter steel rebar found in the intersection of Apple Creek Road (County Road 44) and Fox Lake Road (Township Road 221) marking the southeast corner of Section 5.

Thence N 87° 18' 24" W 493.65 feet, in Fox Lake Road and along the south line of the quarter section, to a railroad spike set at the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin marked "Rudolph 6449" set N 4° 59' 48" E 30.00 feet.

Thence with the following EIGHT courses:

- 1) **N 87° 18' 24" W 160.00 feet**, in Fox Lake Road and along the south line of the quarter section, to a railroad spike set – witnessed by a capped reference pin marked "Rudolph 6449" set N 4° 59' 48" E 30.00 feet.
- 2) **N 4° 59' 48" E 572.75 feet**, along the east line of a 0.394 acre parcel described in a deed to Marvin J. and Pamela S. Zollinger, Trustees recorded in deed volume 712, pages 61, to a capped pin marked "Rudolph 6449" set.
- 3) **N 85° 32' 57" W 280.17 feet**, along the north line of the 0.394 acre parcel and the extension thereof, to a capped pin marked "Rudolph 6449" set.
- 4) **N 4° 46' 24" E 187.74 feet**, along the east line of Pleasant Corner Farms Properties, LLC as described in official record volume 962, page 484, to a capped pin marked "Rudolph 6449" set.
- 5) **S 85° 32' 57" E 463.59 feet**, along the south line of Holly M. Eyster and Dustin J. Parsons as described in official record volume 909, page 5108, to a capped pin marked "Rudolph 6449" set.
- 6) **S 4° 30' 00" W 187.74 feet**, along the west line of Michael and Sarah Crist as described in official record volume 743, page 829, to a capped pin marked "Rudolph 6449" set.

- 7) **N 85° 32' 57" W 24.44 feet**, along the north line of a 0.348 acre parcel described in a deed to Keith E. Hartzler recorded in deed volume 624, page 287, to a capped pin marked "Rudolph 6449" set.
- 8) **S 4° 59' 48" W 567.84 feet**, along the west line of the 0.348 acre parcel and the extension thereof, to the **Point of Beginning**.

This parcel contains 4.093 acres.

Prior Instrument: official record volume 900, page 4109.

Permanent Parcel #: 31-01102.005 and 31-01102.010

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey drawing made under his direction, in July 2024, on behalf of R. W. Gasbarre & Associates, Inc., from information contained in record surveys II-206, GG-413 and LL-57.

A copy of that survey is on file at the Wayne County map office. See survey volume XX, page 833

All bearings are related and common with record survey II-206.

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.

 7/31/24

Edward A. Gasbarre, P.S. 7036

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Lot Closure Report - Lot : All

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 file- H:\ADAT4\AJOB5\2K24\job070\224070.msj\lc_All.txt
 Tuesday, July 30, 2024, 7:25:00a.m.

Starting location (North, East) = (5059.580, 5390.078)

(In the table below, the Length of Curves refers to the chord length.
 and the Bearing of Curves refers to the chord bearing.)

| Leg | Segment | Bearing | Length | Front | End Northing | End Easting |
|-----|---------|-------------|---------|-------|--------------|-------------|
| 1 | Line | N87°18'24"W | 160.000 | No | 5067.099 | 5230.255 |
| 2 | Line | N04°59'48"E | 572.750 | No | 5637.672 | 5280.140 |
| 3 | Line | N85°32'57"W | 280.170 | No | 5659.414 | 5000.815 |
| 4 | Line | N04°46'24"E | 187.740 | No | 5846.503 | 5016.437 |
| 5 | Line | S85°32'57"E | 463.590 | No | 5810.527 | 5478.629 |
| 6 | Line | S04°30'00"W | 187.740 | No | 5623.366 | 5463.899 |
| 7 | Line | N85°32'57"W | 24.440 | No | 5625.262 | 5439.533 |
| 8 | Line | S04°59'48"W | 567.840 | No | 5059.580 | 5390.076 |

Ending location (North, East) = (5059.580, 5390.076)

Total Distance : 2444.270
 Total Traverse Stations : 9
 Misclosure Direction : N88°58'48"E (from ending location to starting location)
 Misclosure Distance : 0.002
 Error of Closure : 1:1040644.5
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 178289.515 sq. ft. (straight segment added to close traverse)
 = 4.092964 Acres