

Boundary Description
0.222 Acres

Situated in the State of Ohio, County of Wayne, **Township of Baughman** in the **southeast quarter of Section 30, T-17N, R-11W.**

Being part of the land described in a deed to **J.R. Enterprises Group, LLC** recorded in official record volume 676, page 2272 of the Wayne County records.

Described as follows:

Commencing at railroad spike found in Wayne Street (Township Road 119) marking the southwest corner of the southeast quarter of Section 30.

Thence N 05° 17' 36" E 388.75 feet, along the west line of the quarter section and in Wayne Street, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 80° 32' 03" E 25.00 feet.

Thence with the following FOUR courses:

- 1) N 05° 17' 36" E 24.79 feet, along the west line of the quarter section and in Wayne Street, to the southwest corner of Steven R. and Barbara Weeman as described in official record volume 873, page 372 – witnessed by a capped reference pin found S 84° 42' 24" E 25.00 feet.
- 2) S 84° 42' 24" E 277.53 feet, along the south line of Weeman, to a capped pin found at the southeast corner thereof.
- 3) S 05° 17' 39" W 45.04 feet to a capped pin set.
- 4) N 80° 32' 03" W 278.27 feet to the **Point of Beginning**.

This parcel contains 0.222 acres.

Prior Instrument: official record volume 676, page 2272.

Permanent Parcel #: part of 04-00027.000

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in August of 2022, 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 XX, page 874. All bearings are related and common with record survey II-407.

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.

 8/09/22

Edward A. Gasbarre, P.S. 7036

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Boundary Description
1.439 Acres

Situated in the State of Ohio, County of Wayne, **Township of Baughman** in the **southeast quarter of Section 30, T-17N, R-11W.**

Being all of the land described in deeds to **Steven R. and Barbara Weeman** recorded in official record volume 873, page 372 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Commencing at railroad spike found in Wayne Street (Township Road 119) marking the southwest corner of the southeast quarter of Section 30.

Thence N 05° 17' 36" E 388.75 feet, along the west line of the quarter section and in Wayne Street, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 80° 32' 03" E 25.00 feet.

Thence with the following FOUR courses:

- 1) N 05° 17' 36" E 215.79 feet, along the west line of the quarter section and in Wayne Street, to the southwest corner of Robin L. Besancon, Trustee as described in official record volume 500, page 1145 – witnessed by a capped reference pin found S 84° 42' 24" E 25.00 feet.
- 2) S 84° 42' 24" E 277.53 feet, along the south line of Besancon, to a capped pin found at the southeast corner thereof.
- 3) S 05° 17' 39" W 236.04 feet, along the east line of Steven R. and Barbara Weeman as described in official record volume 873, page 372 and the extension thereof, to a capped pin set.
- 4) N 80° 32' 03" W 278.27 feet, along the south line of Weeman, to the **Point of Beginning.**

This parcel contains 1.439 acres.

Prior Instrument: official record volume 873, page 372 and official record volume ____, page ____.

Permanent Parcel #: 04-00027.003

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in August of 2022, 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 ~~XX~~, page ~~874~~ 874. All bearings are related and common with record survey II-407.

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.

 8/09/22

Edward A. Gasbarre, P.S. 7036

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Boundary Description
1.520 Acres

Situated in the State of Ohio, County of Wayne, Township of Baughman in the southeast quarter of Section 30, T-17N, R-11W.

Being part of the land described in a deed to J.R. Enterprises Group, LLC recorded in official record volume 676, page 2272 of the Wayne County records.

Described as follows:

Commencing at railroad spike found in Wayne Street (Township Road 119) marking the southwest corner of the southeast quarter of Section 30.

Thence N 05° 17' 36" E 136.82 feet, along the west line of the quarter section and in Wayne Street, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 86° 02' 52" E 25.00 feet.

Thence with the following FOUR courses:

- 1) N 05° 17' 36" E 251.93 feet, along the west line of the quarter section and in Wayne Street, to a point – witnessed by a capped reference pin set S 80° 32' 03" E 25.00 feet.
- 2) S 80° 32' 03" E 278.27 feet to a capped pin set.
- 3) S 05° 17' 39" W 225.18 feet to a capped pin set.
- 4) N 86° 02' 52" W 277.60 feet to the **Point of Beginning**.

This parcel contains 1.520 acres.

Prior Instrument: official record volume 676, page 2272.

Permanent Parcel #: part of 04-00027.000

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in August of 2022, 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 XX, page 874

All bearings are related and common with record survey II-407.

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.

 8/09/22

Edward A. Gasbarre, P.S. 7036

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Weeman Closure Report 222064

Lot Closure Report - Lot : 1.439 Ac

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Wednesday, May 18, 2022, 12:52:05p.m.

Starting location (North, East) = (3798.498, 2959.937)

(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	S84°42'24"E	277.530	No	3772.894	3236.284
2	Line	S05°17'39"W	236.040	No	3537.861	3214.505
3	Line	N80°32'03"W	278.270	No	3583.625	2940.024
4	Line	N05°17'36"E	215.790	No	3798.495	2959.931

Ending location (North, East) = (3798.495, 2959.931)

Total Distance : 1007.630
 Total Traverse Stations : 5
 Misclosure Direction : N66°40'05"E (from ending location to starting location)
 Misclosure Distance : 0.007
 Error of Closure : 1:150359.4
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 62699.594 sq. ft. (straight segment added to close traverse)
= 1.439385 Acres

Lot Closure Report - Lot : 1.520 Ac

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S80°32'03"E	278.270	No	3537.861	3214.505
2	Line	S05°17'39"W	225.180	No	3313.642	3193.727
3	Line	N86°02'52"W	277.600	No	3332.775	2916.788
4	Line	N05°17'36"E	251.930	No	3583.631	2940.029

Ending location (North, East) = (3583.631, 2940.029)

Total Distance : 1032.980
 Total Traverse Stations : 5
 Misclosure Direction : S45°56'40"W (from ending location to starting location)
 Misclosure Distance : 0.008
 Error of Closure : 1:129007.2
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 66204.234 sq. ft. (straight segment added to close traverse)
= 1.519840 Acres