

BOUNDARY DESCRIPTION

2.178 Acres

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southwest quarter of Section 9, T-16N, R-11W.**

Being part of the land described in a deed to **Tekton Management, LLC** recorded in official record volume 891, page 538 of the Wayne County records.

Described as follows:

**Commencing** at a one inch diameter steel pin found in Arnold Road (Township Road 131) marking the center of Section 9.

Thence S 3° 00' 00" W 1228.38 feet, along the east line of the quarter section and in Arnold Road, to a 5/8 inch diameter steel pin found at the southeast corner of said Tekton Management, LLC.

N 87° 00' 00" W 183.00 feet, along the south line of Tekton Management, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) N 87° 00' 00" W 217.00 feet, along the south line of Tekton Management, to a 5/8 inch diameter steel pin found.
- 2) N 3° 00' 00" E 395.25 feet, along the west line of Tekton Management, to a point in Arnold Road on the south line of Jeremy R. Plotner, Trustee as described in official record volume 962, page 5969 – witnessed by a capped reference pin found S 03° 00' 00" W 24.89 feet.
- 3) N 71° 52' 32" E 232.63 feet, along the south line of Plotner and in Arnold Road, to a point – witnessed by a capped reference pin set S 3° 00' 00" W 27.43 feet.
- 4) S 3° 00' 00" W 479.09 feet to the **Point of Beginning.**

**This parcel contains 2.178 acres.**

**Prior Instrument: official record volume 891, page 538.**

**Permanent Parcel #: part of 76-01288.001**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in September 2024, 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 398

All bearings are related and common with record survey WW-191.

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.

 9/16/24  
Edward A. Gasbarre, P.S. 7036

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**BOUNDARY DESCRIPTION**  
**2.158 Acres**

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southwest quarter of Section 9, T-16N, R-11W.**

Being part of the land described in a deed to **Tekton Management, LLC** recorded in official record volume 891, page 538 of the Wayne County records.

Described as follows:

**Commencing** at a one inch diameter steel pin found in Arnold Road (Township Road 131) marking the center of Section 9.

Thence S 03° 00' 00" W 679.98 feet, along the east line of the quarter section and in Arnold Road, to the northeast corner of Tekton Management, LLC, the **Point of Beginning** for the parcel herein described – witnessed by a 3/4 inch diameter steel pipe found N 72° 17' 32" E 3.32 feet and a capped reference pin found S 03° 00' 00" W 15.00 feet.

Thence with the following FIVE courses:

- 1) **S 03° 00' 00" W 548.40 feet**, along the east line of the quarter section, to a 5/8 inch diameter steel pin found at the southeast corner of Tekton Management, LLC.
- 2) **N 87° 00' 00" W 183.00 feet**, along the south line of Tekton Management, LLC, to a capped pin set.
- 3) **N 03° 00' 00" E 479.09 feet** to a point in Arnold Road on the south line of Jeremy R. Plotner, Trustee as described in official record volume 962, page 5969 – witnessed by a capped reference pin set S 03° 00' 00" W 27.43 feet.
- 4) **N 71° 52' 32" E 17.23 feet**, along the south line of Plotner and in Arnold Road, to a one inch diameter steel pipe found.
- 5) **N 72° 17' 32" E 178.46 feet**, in Arnold Road and along the south line of Glenda Naumoff, Trustee as described in official record volume 85, page 4597, to the **Point of Beginning.**

**This parcel contains 2.158 acres.**

**Prior Instrument: official record volume 891, page 538.**

**Permanent Parcel #: part of 76-01288.001**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in September 2024, 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 898.

All bearings are related and common with record survey WW-191.

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.

 9/16/24  
Edward A. Gasbarre, P.S. 7036

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# Tekton Closure Report 224083

Lot Closure Report - Lot : 2.159 Ac

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Thursday, August 15, 2024, 4:23:45p.m.

Starting location (North, East) = ( 5148.435, 11801.657 )

(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°00'00"W	183.000	No	5158.012	11618.908
2	Line	N03°00'00"E	479.090	No	5636.446	11643.981
3	Line	N71°52'32"E	17.230	No	5641.805	11660.356
4	Line	N72°17'32"E	178.460	No	5696.086	11830.361
5	Line	S03°00'00"W	548.400	No	5148.438	11801.660

Ending location (North, East) = ( 5148.438, 11801.660 )

Total Distance : 1406.180  
Total Traverse Stations : 6  
Misclosure Direction : S43°46'34"W (from ending location to starting location)  
Misclosure Distance : 0.004  
Error of Closure : 1:314653.6  
Frontage : 0.000  
Frontage/Perimeter : 0.0 percent  
AREA : 94028.325 sq. ft. (straight segment added to close traverse)  
**= 2.158593 Acres**

Lot Closure Report - Lot : 2.178 Ac

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	N87°00'00"W	217.000	No	5169.369	11402.205
2	Line	N03°00'00"E	395.250	No	5564.077	11422.891
3	Line	N71°52'32"E	232.630	No	5636.444	11643.978
4	Line	S03°00'00"W	479.090	No	5158.011	11618.905

Ending location (North, East) = ( 5158.011, 11618.905 )

Total Distance : 1323.970  
Total Traverse Stations : 5  
Misclosure Direction : N66°53'59"E (from ending location to starting location)  
Misclosure Distance : 0.003  
Error of Closure : 1:429532.4  
Frontage : 0.000  
Frontage/Perimeter : 0.0 percent  
AREA : 94864.533 sq. ft. (straight segment added to close traverse)  
**= 2.177790 Acres**