

BOUNDARY DESCRIPTION

0.716 Acres

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **northeast quarter of Section 29, T-16N, R-12W.**

Being part of the land described in a deed to **LaDeane K. Knapp** recorded in official record volume 953, page 1999 of the Wayne County records.

Described as follows:

Commencing at a 1-1/4 inch diameter steel pin found marking the northwest corner of the northeast quarter of Section 29.

Thence S 85° 50' 20" E 1659.93 feet, along the north line of the quarter section, to a point in Dover Road (US Route 250) and the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) **S 85° 50' 20" E 64.06 feet**, along the north line of the quarter section and in Dover Road, to a point on the corporation line of the Village of Apple Creek - witnessed by a capped reference pin set S 46° 56' 00" E 52.54 feet.
- 2) **S 46° 56' 00" E 346.00 feet**, along the corporation line, to a capped pin set on the west line of Lot 311 as recorded in plat volume 22, page 479.
- 3) **S 2° 02' 00" E 157.37 feet**, along the west line Lot 311, to a point in the Apple Creek on the easterly line of John A. and Debra S. Weaver as described in official record volume 72, page 375 - witnessed by a capped reference pin set N 02° 02' 00" W 45.95 feet.
- 4) **N 38° 59' 00" W 512.24 feet**, along the easterly line of Weaver and the westerly line of said Knapp, to the **Point of Beginning**.

This parcel contains 0.716 acres.

Prior Instrument: official record volume 953, page 1999.

Permanent Parcel #: all of 27-00262.001

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in March 2026, on behalf of R.W. Gasbarre & Associates, Inc.

A copy of which is on file at the Wayne County map office. See survey volume yy, page 314.

All bearings are related and based on record survey HH-186.

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 3/16/26

Edward A. Gasbarre, P.S. 7036

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Knapp Closure Report 226002

Lot Closure Report - Lot : 0.440 Ac

file- H:\ADAT4\AJOB5\2K26\Job002\226002.msj\lc_0.440 Ac.txt
Friday, March 6, 2026, 4:07:08p.m.

Starting location (North, East) = (3981.152, 4906.512)

(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	S85°50'20"E	208.360	No	3966.033	5114.323
2	Line	S2°02'00"E	185.380	No	3780.770	5120.900
3	Line	N46°56'00"W	293.460	No	3981.158	4906.510

Ending location (North, East) = (3981.158, 4906.510)

Total Distance : 687.200
Total Traverse Stations : 4
Misclosure Direction : S15°20'04"E (from ending location to starting location)
Misclosure Distance : 0.007
Error of Closure : 1:99104.0
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 19199.596 sq. ft. (straight segment added to close traverse)
= 0.440762 Acres

Lot Closure Report - Lot : 0.716 Ac

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S2°02'00"E	157.370	No	3623.499	5126.484
2	Line	N38°59'00"W	512.240	No	4021.678	4804.236
3	Line	S85°50'20"E	64.060	No	4017.029	4868.128
4	Line	S46°56'00"E	346.000	No	3780.764	5120.901

Ending location (North, East) = (3780.764, 5120.901)

Total Distance : 1079.670
Total Traverse Stations : 5
Misclosure Direction : N10°59'59"W (from ending location to starting location)
Misclosure Distance : 0.006
Error of Closure : 1:179844.1
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 31187.785 sq. ft. (straight segment added to close traverse)
= 0.715973 Acres