

BOUNDARY DESCRIPTION

0.534 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southeast quarter of Section 22, T-14N, R-13W.**

Being part of the land described in a deed to **Carl W. and Jean E. Tharp** recorded in official record volume 577, page 935 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the northeast corner of the southeast quarter of Section 22.

Thence N 85° 25' 12" W 778.18 feet, along the north line of the quarter section, to a capped pin found at the northeast corner of an 8.201 acre parcel described in a deed to said Tharp recorded in official record volume 774, page 937.

Thence S 02° 17' 00" W 507.44 feet, along the east line of the 8.201 acre parcel, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) S 87° 52' 14" E 49.24 feet to a capped pin set.
- 2) S 02° 18' 43" W 470.39 feet to a point in Harrison Road (County Road 2) on the north line of Jamie A. and Shayln E. Lynch as described in official record volume 892, page 1639 - witnessed by a capped reference pin set N 02° 18' 43" E 33.84 feet.
- 3) S 86° 09' 48" W 49.29 feet, along the north line of Lynch and in Harrison Road, to the southeast corner of said 8.201 acre parcel - witnessed by a capped reference pin found N 02° 17' 00" E 25.00 feet.
- 4) N 02° 17' 00" E 475.51 feet, along the east line of the 8.201 acre parcel, to the **Point of Beginning**.

This parcel contains 0.534 acres.

Prior Instrument: official record volume 577, page 935.

Permanent Parcel #: part of 29-00195.008

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June 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 XX, page 331.

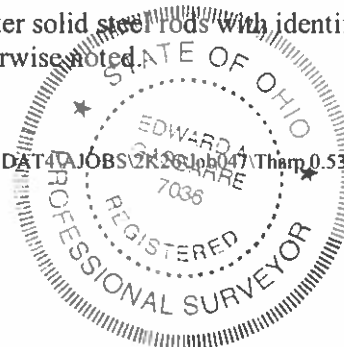
All bearings are related and common with record survey RR-611.

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.

 6/16/26

Edward A. Gasbarre, P.S. 7036

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BOUNDARY DESCRIPTION

1.887 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southeast quarter of Section 22, T-14N, R-13W.**

Being part of an 8.201 acre parcel described in a deed to **Carl W. and Jean E. Tharp** recorded in official record volume 774, page 937 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the northeast corner of the southeast quarter of Section 22.

Thence N 85° 25' 12" W 778.18 feet, along the north line of the quarter section, to a capped pin found at the northeast corner of said 8.201 acre parcel.

Thence S 02° 17' 00" W 507.44 feet, along the east line of the 8.201 acre parcel, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) **S 02° 17' 00" W 475.51 feet**, along the east line of the 8.201 acre parcel, to a point in Harrison Road (County Road 2) on the north line of Jamie A. and Shayln E. Lynch as described in official record volume 892, page 1639 - witnessed by a capped reference pin found N 02° 17' 00" E 25.00 feet.
- 2) **S 86° 09' 48" W 170.03 feet**, along the north line of Lynch and in Harrison Road, to the southeast corner of a 2.500 acre parcel described in a deed to Steven D. and Miriam E. Miller recorded in official record volume 953, page 2016 - witnessed by a capped reference pin found N 02° 07' 46" E 30.16 feet.
- 3) **N 02° 07' 46" E 493.18 feet**, along the east line of the 2.500 acre parcel, to a capped pin found at the northeast corner thereof.
- 4) **S 87° 52' 14" E 170.39 feet** to the **Point of Beginning**.

This parcel contains 1.887 acres.

Prior Instrument: official record volume 774, page 937.

Permanent Parcel #: part of 29-00195.011

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June 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 331.

All bearings are related and common with record survey RR-611.

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 6/16/26

Edward A. Gasbarre, P.S. 7036

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BOUNDARY DESCRIPTION

2.421 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southeast quarter of Section 22, T-14N, R-13W.**

Being part of the land described in deeds to **Carl W. and Jean E. Tharp** recorded in official record volume 577, page 935 and official record volume 774, page 937 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the northeast corner of the southeast quarter of Section 22.

Thence N 85° 25' 12" W 778.18 feet, along the north line of the quarter section, to a capped pin found at the northeast corner of an 8.201 acre parcel described in said official record volume 774, page 937.

Thence S 02° 17' 00" W 507.44 feet, along the east line of the 8.201 acre parcel, to a capped pin set.

Thence S 87° 52' 14" E 49.24 feet to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) **S 02° 18' 43" W 470.39 feet** to a point in Harrison Road (County Road 2) on the north line of Jamie A. and Shayln E. Lynch as described in official record volume 892, page 1639 - witnessed by a capped reference pin set N 02° 18' 43" E 33.84 feet.
- 2) **S 86° 09' 48" W 219.32 feet**, along the north line of Lynch and in Harrison Road, to the southeast corner of a 2.500 acre parcel described in a deed to Steven D. and Miriam E. Miller recorded in official record volume 953, page 2016 - witnessed by a capped reference pin found N 02° 07' 46" E 30.16 feet.
- 3) **N 02° 07' 46" E 493.18 feet**, along the east line of the 2.500 acre parcel, to a capped pin found at the northeast corner thereof.
- 4) **S 87° 52' 14" E 219.63 feet** to the **Point of Beginning**.

This parcel contains 2.421 acres.

Prior Instrument: official record volume 577, page 935 and official record volume 774, page 937.

Permanent Parcel #: part of 29-00195.008 and part of 29-00195.011

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June of 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 331.

All bearings are related and common with record survey RR-611.

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.

 6/16/26

Edward A. Gasbarre, P.S. 7036

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BOUNDARY DESCRIPTION
17.281 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southeast quarter of Section 22, T-14N, R-13W.**

Being part of the land described in deeds to **Carl W. and Jean E. Tharp** recorded in official record volume 577, page 935 and official record volume 774, page 937 of the Wayne County records.

Described as follows:

Beginning at a stone monument found marking the northeast corner of the southeast quarter of Section 22.

Thence with the following EIGHT courses:

- 1) **S 02° 17' 00" W 287.24 feet**, along the east line of the quarter section, to a 5/8 inch diameter steel pin found at the northeast corner of Marlin R. and Anita Sue Mast as described in official record volume 624, page 1481.
- 2) **S 85° 14' 38" W 381.40 feet**, along the north line of Mast and the extension thereof, to a 5/8 inch diameter steel pin found at the northwest corner of Dan J. and Linda L. Hostetler as described in deed volume 678, page 158.
- 3) **S 02° 17' 00" W 575.00 feet**, along the west line of Hostetler, to a point in Harrison Road (County Road 2) at the southwest corner thereof - witnessed by a capped reference pin found **N 02° 17' 00" E 25.14 feet**.
- 4) **S 86° 09' 48" W 352.03 feet**, in Harrison Road and along the north line of MJ Rumbaugh, LLC as described in official record volume 942, page 5974 and the extension thereof, to a point - witnessed by a capped reference pin set **N 02° 18' 43" E 33.84 feet**.
- 5) **N 02° 18' 43" E 470.39 feet** to a capped pin set.
- 6) **N 87° 52' 14" W 596.16 feet** to a capped pin set at the southeast corner of Barbara D. Nisley, Chester A. and Marlin P. Nisley and Leroy E. Nisley as described in official record volume 918, page 4945.
- 7) **N 05° 54' 11" E 530.56 feet**, along the east line of Nisley, to a capped pin set on the north line of the quarter section at the northeast corner thereof.
- 8) **S 85° 25' 12" E 1292.01 feet**, along the north line of the quarter section, to the **Point of Beginning**.

This parcel contains 17.281 acres.

Prior Instrument: official record volume 577, page 935, official record volume 774, page 937.

Permanent Parcel #: part of 29-00195.008 and part of 29-00195.011

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June 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 331.

All bearings are related and common with record survey RR-611.

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 6/16/26

Edward A. Gasbarre, P.S. 7036

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Tharp Closure Report 226047

Lot Closure Report - Lot : 17.281 Ac

file- H:\ADAT4\AJOB5\2K26\Job047\226047.ms\lc_17.320 Ac.txt
Monday, June 1, 2026, 1:59:10p.m.

Starting location (North, East) = (4766.866, 8413.354)

(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	S02°17'00"W	287.240	No	4479.854	8401.910
2	Line	S85°14'38"W	381.400	No	4448.230	8021.824
3	Line	S02°17'00"W	575.000	No	3873.687	7998.915
4	Line	S86°09'48"W	352.030	No	3850.131	7647.674
5	Line	N02°18'43"E	470.390	No	4320.139	7666.649
6	Line	N87°52'14"W	596.160	No	4342.290	7070.901
7	Line	N05°54'11"E	530.560	No	4870.037	7125.467
8	Line	S85°25'12"E	1292.010	No	4766.869	8413.351

Ending location (North, East) = (4766.869, 8413.351)

Total Distance : 4484.790
Total Traverse Stations : 9
Misclosure Direction : S45°21'55"E (from ending location to starting location)
Misclosure Distance : 0.004
Error of Closure : 1:1066185.2
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 752751.603 sq. ft. (straight segment added to close traverse)

= 17.280799 Acres

Lot Closure Report - Lot : 2.421 Ac

Leg	Segment	Bearing	Length	Front	End Northing	End Easting
1	Line	S02°18'43"W	470.390	No	3850.131	7647.674
2	Line	S86°09'48"W	219.320	No	3835.456	7428.845
3	Line	N02°07'46"E	493.180	No	4328.296	7447.171
4	Line	S87°52'14"E	219.630	No	4320.135	7666.649

Ending location (North, East) = (4320.135, 7666.649)

Total Distance : 1402.520
Total Traverse Stations : 5
Misclosure Direction : N07°33'34"E (from ending location to starting location)
Misclosure Distance : 0.004
Error of Closure : 1:369255.5
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 105444.468 sq. ft. (straight segment added to close traverse)

= 2.420672 Acres

Lot Closure Report - Lot : 10.967 AC

file- H:\ADAT4\AJOB5\2K26\Job047\226047.msj\lc_11.005 AC.txt
Monday, June 1, 2026, 2:26:58p.m.

Starting location (North, East) = (4766.866, 8413.354)

(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	S02°17'00"W	287.240	No	4479.854	8401.910
2	Line	S85°14'38"W	381.400	No	4448.230	8021.824
3	Line	S02°17'00"W	575.000	No	3873.687	7998.915
4	Line	S86°09'48"W	352.030	No	3850.131	7647.674
5	Line	N02°18'43"E	470.390	No	4320.139	7666.649
6	Line	N87°52'14"W	49.240	No	4321.968	7617.443
7	Line	N02°17'00"E	507.440	No	4829.005	7637.660
8	Line	S85°25'12"E	778.180	No	4766.867	8413.356

Ending location (North, East) = (4766.867, 8413.356)

Total Distance : 3400.920
Total Traverse Stations : 9
Misclosure Direction : S46°57'56"W (from ending location to starting location)
Misclosure Distance : 0.002
Error of Closure : 1:1898013.2
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 477712.464 sq. ft. (straight segment added to close
traverse)

= 10.966769 Acres

Lot Closure Report - Lot : 6.314 Ac

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S02°17'00"W	507.440	No	4321.968	7617.443
2	Line	N87°52'14"W	546.920	No	4342.290	7070.901
3	Line	N05°54'11"E	530.560	No	4870.037	7125.467
4	Line	S85°25'12"E	513.830	No	4829.007	7637.656

Ending location (North, East) = (4829.007, 7637.656)

Total Distance : 2098.750
Total Traverse Stations : 5
Misclosure Direction : S68°04'07"E (from ending location to starting location)
Misclosure Distance : 0.005
Error of Closure : 1:452445.0
Frontage : 0.000
Frontage/Perimeter : 0.0 percent
AREA : 275038.062 sq. ft. (straight segment added to close
traverse)

= 6.314005 Acres

Lot Closure Report - Lot : 1.887 Ac

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Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	N02°07'46"E	493.180	No	4328.296	7447.171
2	Line	S87°52'14"E	170.390	No	4321.964	7617.443
3	Line	S02°17'00"W	475.510	No	3846.832	7598.498
4	Line	S86°09'48"W	170.030	No	3835.455	7428.849

Ending location (North, East) = (3835.455, 7428.849)

Total Distance : 1309.110
 Total Traverse Stations : 5
 Misclosure Direction : N69°49'38"W (from ending location to starting location)
 Misclosure Distance : 0.004
 Error of Closure : 1:327214.3
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 82212.603 sq. ft. (straight segment added to close traverse)
= 1.887342 Acres

Lot Closure Report - Lot : 0.533 Ac

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Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S02°18'43"W	470.390	No	3850.131	7647.674
2	Line	S86°09'48"W	49.290	No	3846.833	7598.494
3	Line	N02°17'00"E	475.510	No	4321.966	7617.439
4	Line	S87°52'14"E	49.240	No	4320.136	7666.645

Ending location (North, East) = (4320.136, 7666.645)

Total Distance : 1044.430
 Total Traverse Stations : 5
 Misclosure Direction : N60°43'24"E (from ending location to starting location)
 Misclosure Distance : 0.005
 Error of Closure : 1:214104.9
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 23234.013 sq. ft. (straight segment added to close traverse)
= 0.533380 Acres

↑ CALLED 4 FOR ROUNDING