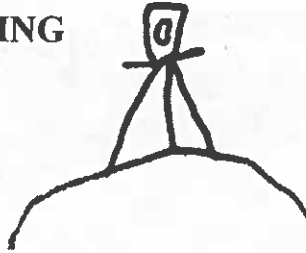


EWING LAND SURVEYING
GRAHAM EWING, P.S. 8769
1852 WILLIAMS WAY
WOOSTER, OHIO 44691
330-603-6144



July 12, 2026

4.0000 ACRES

Situated in the Township of Chester (T-20-N R-14-W), County of Wayne, and the State of Ohio, and known as being part of North East Quarter of Section 28 of said township, also known as being part of a 56.322 Acre parcel conveyed in ORV 953 PG 2835 of the Wayne County Recorder's Records and being further bounded and described as follows:

COMMENCING at an axle reset flush at the North West corner of the North East quarter of section 28, thence Southerly, with the West Quarter Line of said Quarter, **South 00° 24' 02" East**, a distance of **1329.78 feet** to the base of a 1" square bar found 8" deep leaning East and being on the centerline of Hiner Road (T.R. 140 – no width); Thence leaving said quarter line, Westerly, the following six courses with the centerline of said Hiner Road;

North 88° 59' 30" East, a distance of **114.88 feet** to a rail spike found 1" deep;

A curve to the right, having a radius of 2346.00 feet, an arc length of 376.63 feet, a delta angle of 9° 11' 54", a tangent of 188.72 feet, and having a chord of **South 86° 24' 33" East, 376.23 feet** to a rail spike found 1" deep;

South 81° 48' 36" East, a distance of **131.18 feet** to a rail spike found 1" deep;

A curve to the left, having a radius of 3223.28 feet, an arc length of 298.52 feet, a delta angle of 5° 18' 23", a tangent of 149.37 feet, and having a chord of **South 84° 27' 47" East, 298.41 feet** to a rail spike found 1" deep;

South 87° 06' 59" East, a distance of **344.18 feet** to a rail spike found 1" deep;

A curve to the left, having a radius of 1745.67 feet, an arc length of 75.81 feet, a delta angle of 2° 29' 18", a tangent of 37.91 feet, and having a chord of **South 88° 21' 38" East, 75.81 feet** to a rail spike set at the; **TRUE PLACE OF BEGINNING** of the herein described parcel ;

1. Thence, leaving the centerline of said Hiner Road, Northerly, through said 56.322 Acre parcel; **North 0° 21' 42" East**, passing over a 5/8" capped rebar set flush (EWING LAND SURVEYING – PS8769) at a distance of 30.00 feet, a total distance of **476.64 feet** to a 5/8" capped rebar set flush (EWING LAND SURVEYING – PS8769);
2. Thence, Easterly, through said 56.322 Acre parcel; **South 89° 38' 18" East**, a distance of **375.00 feet** to a 5/8" capped rebar set flush (EWING LAND SURVEYING – PS8769);
3. Thence, Southerly, through said 56.322 Acre parcel; **South 0° 21' 42" East**, passing over a 5/8" capped rebar set flush (EWING LAND SURVEYING – PS8769) at a distance of 415.02 feet, a total distance of **445.18 feet** to a rail spike set flush on the center of said Hiner Road;
4. Thence, Westerly, with the centerline of said Hiner Road, **South 83° 48' 54" West**, a distance of **176.09 feet** to a rail spike found 1" deep;
5. Thence, Westerly, with curve to the right along the center line of said Hiner Road, having a radius of 1745.67 feet, arc length of 200.49 feet, delta angle of 6° 34' 49", a tangent of 100.35 feet, and having a chord of **South 87° 06' 19" West, 200.38 feet** to the **TRUE PLACE OF BEGINNING**; and containing **4.000 Acres** (174,240.0114 sq ft) of land, more or less, Subject to all easements and rights of ways public or private. Basis of Bearings for this survey is ODOT VRS Ohio North State Plane Coordinate System NAD83.

For Survey See Volume yy, Page 373 of the Wayne County Survey Records;

Survey and description prepared by:

EWING LAND SURVEYING
GRAHAM R. EWING, P.S. 8769
1852 WILLIAMS WAY
WOOSTER, OHIO 44691
330-603-6144

Prior Deed Reference: OR 880 PG 2835



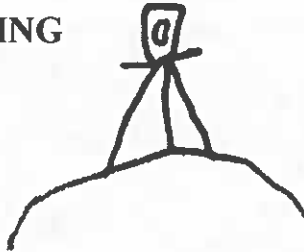
Graham R. Ewing

P.S. No. 8769

Date

[Handwritten Signature] *7/13/26*

EWING LAND SURVEYING
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June 30, 2026

4.0000 ACRES

North: 427575.3967' East: 2090548.2960'

Segment #1 : Line

Course: N00°21'42"E Length: 476.64'
North: 428052.0272' East: 2090551.3047'

Segment #2 : Line

Course: S89°38'18"E Length: 375.00'
North: 428049.6601' East: 2090926.2972'

Segment #3 : Line

Course: S00°21'42"W Length: 445.18'
North: 427604.4890' East: 2090923.4871'

Segment #4 : Line

Course: S83°48'54"W Length: 176.09'
North: 427585.5172' East: 2090748.4221'

Segment #5 : Curve

Length: 200.49' Radius: 1745.67'
Delta: 006°34'49" Tangent: 100.35'

Chord: 200.38' Course: S87°06'19"W
Course In: N06°11'06"W Course Out: S00°23'43"W
RP North: 429321.0260' East: 2090560.3452'
End North: 427575.3978' East: 2090548.2978'

Perimeter: 1673.41' Area: 174240.01 Sq. Ft.
Error Closure: 0.0021 Course: N57°31'15"E
Error North: 0.00113 East: 0.00178

Precision 1: 796804.76

Prepared by:

EWING LAND SURVEYING
GRAHAM R. EWING, P.S. 8769
1852 WILLIAMS WAY
WOOSTER, OHIO 44691
330-603-6144

Prior Deed Reference: OR 880 PG 2065



Graham R. Ewing

P.S. No. 8769

Date

7/13/20