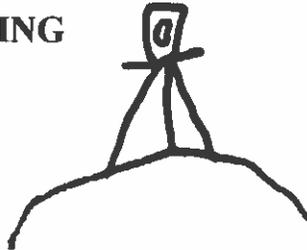


EWING LAND SURVEYING
GRAHAM EWING, P.S. 8769
1852 WILLIAMS WAY
WOOSTER, OHIO 44691
330-603-6144



April 22, 2025

12.4122 ACRES

Situated in the City of Wooster, County of Wayne, and the State of Ohio, and known as being part of South West Quarter of Section 36 of said township, also known as being part of the land conveyed in ORV 297 PG 66 of the Wayne County Recorder's Records and being further bounded and described as follows:

COMMENCING at a stone found at the South East Corner of the South West Corner of Section 36 on the South Line of said Wayne Township; Thence, Westerly with the South Line of South West Quarter of Section and Township Line, **South 89° 14' 29" West**, a distance of **280.56 feet** to a 5/8" rebar found flush, capped "EA", on the West Line of Pennsylvania Lines LLC (ORV 257 PG 681) and being the **TRUE PLACE OF BEGINNING** of the herein described parcel;

1. Thence, continuing Westerly with said township line, **South 89° 14' 29" West**, a distance of **1303.37 feet** to a capped 5/8" rebar set flush "EWING LAND SURVEYING PS-8769" on the easterly end of Long Road (Plat V 25 PG 123);
2. Thence, Northerly, leaving said township line, with the easterly end of Long Road, **North 00° 45' 31" West**, a distance of **30.00 feet** to 5/8" rebar found flush, capped "EA" at the Northeasterly Corner of Long Road;
3. Thence, Easterly, parallel with the said township line, **North 89° 14' 29" East**, a distance of **717.01 feet** to a 5/8" rebar found 3" deep;
4. Thence, Northerly, **North 01° 59' 10" West**, a distance of **1379.50 feet** to a 5/8" rebar found flush;

5. Thence, Easterly, **North 89° 12' 03" East**, a distance of **203.69 feet** to the Westerly Line of said Pennsylvania Lines LLC;

6. Thence, Southerly, with a curve to the left along the Westerly Line of said Pennsylvania Lines LLC; having a radius of 1306.64 feet, an arc length of 692.14 feet, a tangent length of 354.40', a delta angle of 30° 21' 00", having a chord bearing of **South 15° 10' 15" East**, and having a chord distance of **684.08 feet** to a 5/8" rebar found flush, capped "EA";

7. Thence, Southerly, continuing with the Westerly Line of said Pennsylvania Lines LLC, **South 18° 46' 46" East**, a distance of **727.97 feet** to a 5/8" rebar found flush, capped "EA";

8. Thence, Southerly, with a curve to the right along the Westerly Line of said Pennsylvania Lines LLC, having a radius of 1736.55 feet, an arc length of 57.03 feet, a tangent length of 28.52, a delta angle of 01° 52' 54", having a chord bearing of **South 17° 50' 19" East**, and having a chord distance of **57.03 feet** to the **TRUE PLACE OF BEGINNING**; and containing **12.4122 Acres** (540676.7082 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.

Permanent Parcel Number 67-02972.000

For Survey See Volume 44, Page 28 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 References: ORV 297 PG 66

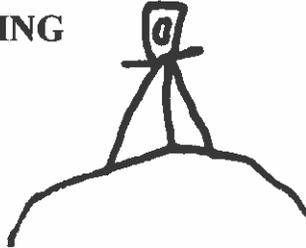
Graham R. Ewing

P.S. No. 8769

Date

4/22/25

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



April 22, 2025

12.4122 ACRES

North: 418569.63' East: 2137976.15'

Segment #1 : Line

Course: S89° 14' 29"W Length: 1303.37'
North: 418552.37' East: 2136672.90'

Segment #2 : Line

Course: N00° 45' 31"W Length: 29.99'
North: 418582.36' East: 2136672.50'

Segment #3 : Line

Course: N89° 14' 29"E Length: 717.01'
North: 418591.86' East: 2137389.45'

Segment #4 : Line

Course: N01° 59' 10"W Length: 1379.50'
North: 419970.53' East: 2137341.64'

Segment #5 : Line

Course: N89° 12' 03"E Length: 203.69'
North: 419973.37' East: 2137545.31'

Segment #6 : Curve

Length: 692.14' Radius: 1306.64'
Delta: 030.3501 (d) Tangent: 354.40'
Chord: 684.08' Course: S15° 10' 15"E
Course In: S89° 59' 45"E Course Out: S59° 39' 15"W
RP North: 419973.27' East: 2138851.95'
End North: 419313.13' East: 2137724.33'

Segment #7 : Line

Course: S18° 46' 46"E Length: 727.97'
North: 418623.91' East: 2137958.68'

Segment #8 : Curve

Length: 57.03' Radius: 1736.55'
Delta: 001.8817 (d) Tangent: 28.52'
Chord: 57.03' Course: S17° 50' 19"E
Course In: S71° 13' 14"W Course Out: N73° 06' 08"E
RP North: 418064.87' East: 2136314.58'
End North: 418569.62' East: 2137976.15'

Perimeter: 5110.70' Area: 540676.71 Sq. Ft.
Error Closure: 0.01 Course: S00° 25' 18"E
Error North: -0.008 East: 0.000

Precision 1: 510264.00



Graham R. Ewing

P.S. No. 8769

Date

4/22/25