

Baker Surveying, LLC

138 N Clay St.
Millersburg, OH 44654

Telephone: 330-674-4788
Email: bakersurveying@gmail.com

Description 4.000 acre parcel

Situated in the Township of Congress (T-21 N, R-14 W), northeast quarter of Section 16,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a stone found in Ruff Road aka C.R. 102 marking the southwest corner
of the northeast quarter of Section 16, thence N 89 degrees 57' 20" E 912.73 feet along
the quarter section line and along Ruff Road aka C.R. 102 to a mag nail set the TRUE
POINT OF BEGINNING, witnessed by an iron pin set N 00 degrees 49' 32" W 30.00
feet.

thence with the following FOUR (4) COURSES:

- 1) N 00 degrees 49' 32" W 655.10 feet through the lands of LEM Investments LLC
(O.R. 959 page 2359) to an iron pin set;
- 2) N 89 degrees 57' 20" E 266.00 feet through the lands of said LEM Investments LLC
to an iron pin set;
- 3) S 00 degrees 49' 32" E 655.10 feet through the lands of said LEM Investments LLC
to a mag nail set on the quarter section line and in Ruff Road aka C.R. 102,
witnessed by an iron pin set N 00 degrees 49' 32" W 30.00 feet;
- 4) S 89 degrees 57' 20" W 266.00 feet along the quarter section line and along Ruff
Road aka C.R. 102 to the TRUE POINT OF BEGINNING.

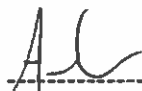
This parcel contains 4.000 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker
Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83,
2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, May 7, 2024.

For survey, See Volume XX, Page 194 of the Wayne County Survey Records.



Aaron L. Gerber P.S. 8379



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Description 8.600 acre parcel

Situated in the Township of Congress (T-21 N, R-14 W), northeast quarter of Section 16, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 1 inch rod found at the intersection of Stratton Road aka C.R. 36 and Ruff Road aka C.R. 102 marking the southeast corner of the northeast quarter of Section 16, thence S 89 degrees 57' 20" W 1245.27 feet along the quarter section line and along Ruff Road aka C.R. 102 to a mag nail set the TRUE POINT OF BEGINNING, witnessed by a 3/4 inch bolt found N 01 degrees 03' 05" W 29.57 feet.

thence with the following SIX (6) COURSES:

- 1) S 89 degrees 57' 20" W 234.70 feet along the quarter section line and along Ruff Road aka C.R. 102 to a mag nail set, witnessed by an iron pin set N 00 degrees 49' 32" W 30.00 feet;
- 2) N 00 degrees 49' 32" W 655.10 feet through the lands of LEM Investments LLC (O.R. 959 page 2359) to an iron pin set;
- 3) S 89 degrees 57' 20" W 266.00 feet through the lands of said LEM Investments LLC to an iron pin set;
- 4) N 00 degrees 49' 32" W 445.95 feet through the lands of said LEM Investments LLC to an iron pin set;
- 5) N 89 degrees 57' 20" E 496.36 feet through the lands of said LEM Investments LLC to an iron pin set on Izaak Walton Memorial Forest's (D.V. 466 page 575 and D.V. 548 page 248) west line;
- 6) S 01 degrees 03' 05" E 1101.12 feet along said Izaak Walton Memorial Forest's west line to the TRUE POINT OF BEGINNING.

This parcel contains 8.600 acres, but subject to all highways and easements of record.

This parcel is granted the use of a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Congress (T-21 N, R-14 W), northeast quarter of Section 16, County of Wayne and State of Ohio.

Commencing at a stone found in Ruff Road aka C.R. 102 marking the southwest corner of the northeast quarter of Section 16, thence N 89 degrees 57' 20" E 897.73 feet along the quarter section line and along Ruff Road aka C.R. 102 to a point the TRUE POINT OF BEGINNING.

thence N 00 degrees 49' 32" W 1101.05 feet along the centerline of a 30 foot easement and through the lands of LEM Investments LLC (O.R. 959 page 2359) to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, May 7, 2024.

For survey, See Volume XX, Page 794 of the Wayne County Survey Records.



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Description 25.778 acre parcel

Situated in the Township of Congress (T-21 N, R-14 W), northeast quarter of Section 16,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a stone found in Ruff Road aka C.R. 102 marking the southwest corner of the northeast quarter of Section 16, thence N 89 degrees 57' 20" E 882.73 feet along the quarter section line and along Ruff Road aka C.R. 102 to a mag nail set the TRUE POINT OF BEGINNING, witnessed by a 3/4 inch bolt found N 00 degrees 49' 32" W 29.39 feet.

thence with the following EIGHT (8) COURSES:

- 1) N 00 degrees 49' 32" W 1307.78 feet along Robert L. Lemaster, Jr. and Christine M. aka Christine Lemaster's (O.R. 103 page 474 and O.R. 122 page 303) east line to a 5/8 inch rod found;
- 2) S 89 degrees 52' 15" W 200.00 feet along said Lemaster's north line to a 5/8 inch rod found;
- 3) N 00 degrees 52' 23" W 1356.46 feet along Izaak Walton Memorial Forest's (D.V. 466 page 575) east line to a point on the section line, witnessed by a 1 inch pipe found N 00 degrees 52' 23" W 0.40 feet;
- 4) N 89 degrees 56' 19" E 721.33 feet along the section line to a point, witnessed by a 1 inch pipe found N 01 degrees 03' 05" W 0.34 feet;
- 5) S 01 degrees 03' 05" E 1563.19 feet along Izaak Walton Memorial Forest's (D.V. 466 page 575 and D.V. 548 page 248) west line to an iron pin set;
- 6) S 89 degrees 57' 20" W 496.36 feet through the lands of LEM Investments LLC (O.R. 959 page 2359) to an iron pin set;
- 7) S 00 degrees 49' 32" E 1101.05 feet through the lands of said LEM Investments LLC to a mag nail set on the quarter section line and in Ruff Road aka C.R. 102, witnessed by an iron pin set N 00 degrees 49' 32" W 30.00 feet;
- 8) S 89 degrees 57' 20" W 30.00 feet along the quarter section line and along Ruff Road aka C.R. 102 to the TRUE POINT OF BEGINNING.

This parcel contains 25.778 acres, but subject to all highways and easements of record.

This parcel is subject to and granted the use of a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Congress (T-21 N, R-14 W), northeast quarter of Section 16, County of Wayne and State of Ohio.

Commencing at a stone found in Ruff Road aka C.R. 102 marking the southwest corner of the northeast quarter of Section 16, thence N 89 degrees 57' 20" E 897.73 feet along the quarter section line and along Ruff Road aka C.R. 102 to a point the TRUE POINT OF BEGINNING.

thence N 00 degrees 49' 32" W 1101.05 feet along the centerline of a 30 foot easement and through the lands of LEM Investments LLC (O.R. 959 page 2359) to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, May 7, 2024.

For survey, See Volume ~~XX~~, Page ~~794~~ of the Wayne County Survey Records.



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