

BOUNDARY DESCRIPTION

2.504 Acres

Situated in the State of Ohio, County of Wayne, **Township of Plain** in the **southeast quarter of Section 6, T-19N, R-14W.**

Being part of the land described in a deed to **Stephen William Berg** recorded in official record volume 961, page 5059 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the center of Section 6.

Thence N 88° 59' 01" E 1125.27 feet, along the north line of the quarter section, to a point in the intersection of Elyria Road (County Road 149) and Old Lincoln Way (County Road 30A), the **Point of Beginning** for the parcel herein described - witnessed by a capped reference pin set N 49° 01' 01" W 54.65 feet.

Thence with the following FOUR courses:

- 1) **N 88° 59' 01" E 386.16 feet**, along the north line of the quarter section and in Old Lincoln Way Road, to a point – witnessed by a capped pin marked “Jim Shamp” found S 00° 21' 07" E 1.05 feet and a one inch diameter crimped steel reference pipe found S 00° 21' 07" E 71.57 feet.
- 2) **S 00° 21' 07" E 299.15 feet**, in part along a westerly line of Ronald C. Perruchon, Elyse M. Perruchon and Michele M. Perruchon as described in official record volume 969, page 2025, to a capped pin marked “Jim Shamp” found.
- 3) **S 89° 21' 12" W 346.09 feet**, along a northerly line of Perruchon, to a point in Elyria Road at the southeast corner of Weaver Farm Land, LLC as described in official record volume 961, page 5115 - witnessed by a capped reference pin marked “Jim Shamp” found N 89° 21' 12" E 30.00 feet.
- 4) **N 08° 02' 45" W 299.15 feet**, in Elyria Road and along the east line of Weaver Farm Land, LLC, to the **Point of Beginning**.

This parcel contains 2.504 acres.

Prior Instrument: official record volume 961, page 5059.

Permanent Parcel #: part of 42-00249.003

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June 2025, 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 064.

All bearings are related and common with record survey XX-710.

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 6/6/25

Edward A. Gasbarre, P.S. 7036

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