

R.W.

**GASBARRE** & Associates, Inc.

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May 1, 2018

Amstutz\_Legal\_95.907Ac.docx

Grantor(s): **Arthur D. and Lorraine M. Amstutz**

Grantee(s):

Boundary Description  
**95.907 Acres**

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **northwest and southwest quarters of Section 3, T-16N, R-12W.**

Being part of the land described in deeds to **Arthur D. and Lorraine M. Amstutz** recorded in official record volume 564, page 2286 and deed volume 571, page 411 of the Wayne County records.

Described as follows:

**Beginning** at a cotton gin spike found at the intersection of Millborne Road (Township Road 142) and Bechtel Road (Township Road 144) marking the northwest corner of the northwest quarter of Section 3.

Thence with the following TWENTY courses:

- 1) **N 88° 33' 01" E 395.83 feet**, along the north line of the quarter section, the line between Green Township and East Union Township and in Bechtel Road, to a 1 inch diameter iron pipe found.
- 2) **N 88° 51' 16" E 324.17 feet**, in Bechtel Road and along the township line, to a 5/8 inch diameter iron pin found at the northwest corner of Benjamin G. and Kelly J. King as described in official record volume 610, page 924 – witnessed by a 5/8 inch diameter iron reference pin found S 00° 48' 18" W 21.94 feet.
- 3) **S 00° 48' 18" W 435.68 feet**, along the west line of King, to a capped pin found.
- 4) **N 88° 52' 54" E 400.39 feet**, along the south line of King, to a 1 inch diameter iron pipe found on the west line of Alan G. Sears as described in deed volume 666, page 129.
- 5) **S 00° 42' 23" W 125.80 feet**, along the west line of Sears, to a 5/8 inch diameter iron pin found.
- 6) **S 16° 47' 29" E 114.96 feet**, along the southwesterly line of Sears, to a 5/8 inch diameter iron pin found.

- 7) **S 89° 14' 45" E 564.87 feet**, along the south line of Sears and the extension thereof, to a 5/8 inch diameter iron pin found on the west line of Dozier Fields, LLC as described in official record volume 754, page 1986.
- 8) **S 00° 58' 06" W 2126.20 feet**, along the west line of Dozier Fields, LLC and the extension thereof, to a 3/4 inch diameter iron pin found at a northeast corner of Wayne County Commissioners as described in official record volume 465, page 860, the same being the northerly line of McQuaid Road (County Road 146).

The following ELEVEN courses (courses 9 through 19) follow the lines of Wayne County Commissioners

- 9) **N 85° 57' 10" W 280.47 feet**, along the northerly line of McQuaid Road, to a 3/4 inch diameter iron pin found.
- 10) **S 84° 47' 57" W 170.26 feet**, along the northerly line of McQuaid Road, to a capped pin set.
- 11) **S 83° 29' 33" W 558.40 feet**, along the northerly line of McQuaid Road, to a capped pin set on the south line of the quarter section.
- 12) **S 54° 19' 25" W 94.14 feet**, along the northerly line of McQuaid Road and into the southwest quarter, to a capped pin marked "Durbin" found.
- 13) **Southwesterly**, with the arc of a curve concave to the southeast, a distance of 158.72 feet, along the northerly line of McQuaid Road, to a capped pin marked "Durbin" found.

The aforementioned curve has the following properties.

Central Angle = 13°55'26"

Chord Bearing = S 55°14'36" W

Radius = 653.12 feet

Chord Distance = 158.33 feet

- 14) **S 53° 24' 10" W 158.14 feet** to a capped pin marked "Durbin" found at the intersection of the northerly line of McQuaid Road and the easterly line of Millborne Road.
- 15) **N 34° 42' 49" W 169.25 feet**, along the easterly line of Millborne Road, to a capped pin marked "Durbin" found.
- 16) **N 32° 50' 43" W 219.16 feet**, along the easterly line of Millborne Road and passing into the northwest quarter at a distance of 109.07 feet, to a capped pin set.
- 17) **N 02° 32' 39" W 382.86 feet**, along the easterly line of Millborne Road, to a 3/4 inch diameter iron pin found.
- 18) **N 10° 21' 18" W 253.60 feet**, along the easterly line of Millborne Road, to a capped pin set.

Amstutz description of 95.907 acres in Section 3, T-16N, R-12W, East Union Twp.,  
Wayne County, Ohio

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19) S 89° 19' 42" W 33.52 feet to a point on the west line of the quarter section and in Millborne Road.

20) N 00° 41' 22" W 2124.23 feet, along the west line of the quarter section and in Millborne Road, to the **Point of Beginning**.

**This parcel contains 95.907 acres;** of which 94.610 acres lie in the northwest quarter and 1.297 acres lie in the southwest quarter of Section 3.

**Prior Instrument: Official record volume 564, page 2286 and deed volume 571, page 411.**

**Permanent Parcel #: part of 27-01264.000**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in May 2018, on behalf of R.W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WWpage 063.

All bearings are related and based on grid north of the Ohio State Plane Coordinate System.

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 5/6/18*

Edward A. Gasbarre, P.S. 7036

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OK MM 5/7/18

DON'T USE THIS SCAN  
TO ATTACH TO DEED  
DOESN'T FIT STATE  
STANDARDS FOR MARGINS