

R.W.

GASBARRE & Associates, Inc.

Professional Land Surveyors

401 South Market St. P.O. Box 44

Wooster, Ohio 44691

330.264.9499

William R. Gasbarre, P.S. (Ret.)

Edward A. Gasbarre, P.S.

gasbarresurveying@embarqmail.com

June 29, 2018

Grantor(s): David A. and Debra S. Rowland
4010 Messner Rd.
Wooster, OH 44691

Grantee(s):

BOUNDARY DESCRIPTION

2.528 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 36, T-15N, R-13W.**

Being part of the land described in a deed to **David A. and Debra S. Rowland** recorded in deed volume 625, page 605 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the northeast corner of the northwest quarter of Section 36.

Thence N 86° 24' 20" W 494.79 feet, along the north line of the quarter section, to a 3/4 inch diameter steel pin found at the northwest corner of Sheldon and Joann Miller as described in official record volume 713, page 1607.

Thence S 04° 19' 32" W 879.62, along the west line of Miller and the extension thereof, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following FOUR courses:

- 1) S 78° 27' 06" E 219.28 feet to a capped pin set on a west line of Miller.
- 2) S 04° 19' 33" W 491.00 feet, along a west line of Miller, to a point in Messner Road (Township Road 49) on the north line of Perry B. and Jennifer Hostetler as described in official record volume 851, page 453 – witnessed by a railroad spike found N 04° 19' 33" E 0.28 feet and a 5/8 inch diameter steel reference pin found at 30.28 feet.
- 3) N 86° 25' 18" W 217.56 feet, in Messner Road, along the north line of Hostetler and the extension thereof, to the southeast corner of Vernon M. Schlabach and Marietta Yoder as described in official record volume 849, page 1115 – witnessed by a capped reference pin found N 04° 19' 32" E 27.69 feet.
- 4) N 04° 19' 32" E 521.41 feet, along the east line of Schlabach and Yoder, to the **Point of Beginning**.

This parcel contains 2.528 acres.

Rowland description of 2.528 acres in Section 36, T-15N, R-13W, Franklin Township,
Wayne County, Ohio

Prior Instrument: deed volume 625, page 605.

Permanent Parcel #: all of 30-00828.001

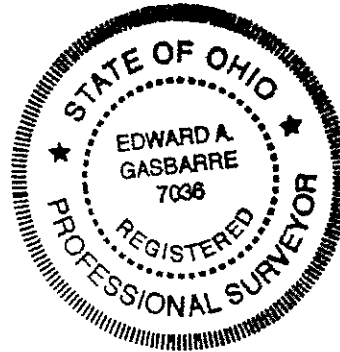
This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in June 2018, on behalf of R.W. Gasbarre & Associates, Inc. A copy of that survey is on file at the Wayne County map office. See survey volume WWpage 167

All bearings are related and common with record survey VV-679.

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, P.S. 7036

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**DON'T USE THIS SCAN FOR RECORDING.
DOESN'T MEET STATE STANDARDS
FOR MARGINS.**

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June 29, 2018

Grantor(s): David A. and Debra S. Rowland
4010 Messner Rd.
Wooster, OH 44691

Grantee(s):

BOUNDARY DESCRIPTION
1.460 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 36, T-15N, R-13W.**

Being part of the land described in a deed to **David A. and Debra S. Rowland** recorded in deed volume 625, page 605 of the Wayne County records.

Described as follows:

Commencing at a stone monument found marking the northeast corner of the northwest quarter of Section 36.

Thence N 86° 24' 20" W 494.79 feet, along the north line of the quarter section, to a 3/4 inch diameter steel pin found at the northwest corner of Sheldon and Joann Miller as described in official record volume 713, page 1607.

Thence S 04° 19' 32" W 602.31 feet, along the west line of Miller, to a capped pin found at the **Point of Beginning** for the parcel herein described.

Thence with the following **FOUR** courses:

- 1) **S 86° 21' 32" E 217.56 feet**, along a south line of Miller, to a 5/8 inch diameter steel pin found.
- 2) **S 04° 19' 33" W 307.48 feet**, along a west line of Miller, to a capped pin set.
- 3) **N 78° 27' 06" W 219.28 feet** to a capped pin set on the east line of Vernon M. Schlabach and Marietta Yoder as described in official record volume 849, page 1115.
- 4) **N 04° 19' 32" E 277.31 feet**, along the east line of Schlabach and Yoder, to the **Point of Beginning**.

This parcel contains 1.460 acres and has no frontage on any public way.

Rowland description of 1.460 acres in Section 36, T-15N, R-13W, Franklin Township,
Wayne County, Ohio


Prior Instrument: deed volume 625, page 605.

Permanent Parcel #: part of 30-00828.001

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All bearings are related and common with record survey VV-679.

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, P.S. 7036

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June 29, 2018

Grantor(s): Sheldon and Joann Miller
4030 Messner Rd.
Wooster, OH 44691

Grantee(s):

BOUNDARY DESCRIPTION
8.854 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 36, T-15N, R-13W.**

Being all of the land described in deeds to **Sheldon and Joann Miller** recorded in official record volume 713, page 1607 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Beginning at a stone monument found marking the northeast corner of the northwest quarter of Section 36.

Thence with the following EIGHT courses:

- 1) **S 04° 19' 17" W 602.71 feet**, along the east line of the quarter section, to a capped pin marked "Rudolph 6449" found at the northeast corner of Paul D. and Wanda J. Schlabach as described in official record volume 522, page 617.
- 2) **N 86° 21' 32" W 247.27 feet**, along the north line of Schlabach, to a capped pin set.
- 3) **S 04° 19' 33" W 798.44 feet**, along the west line of Schlabach, to a point in Messner Road (Township Road 49) on the north line of Perry B. and Jennifer Hostetler as described in official record volume 851, page 453 – witnessed by a capped reference pin set N 04° 19' 33" E 27.11 feet.
- 4) **N 86° 25' 18" W 30.00 feet**, along the north line of Hostetler and in Messner Road, to the southeast corner of David A. and Debra S. Rowland as described in deed volume 625, page 605 – witnessed by a railroad spike found N 04° 19' 33" E 0.28 feet and a 5/8 inch diameter steel reference pin found at 30.28 feet.
- 5) **N 04° 19' 33" E 491.00 feet**, along the east line of Rowland, to a capped pin set.
- 6) **N 78° 27' 06" W 219.28 feet** to a capped pin set on the east line of Vernon M. Schlabach and Marietta Yoder as described in official record volume 849, page 1115.

Miller description of 8.854 acres in Section 36, T-15N, R-13W, Franklin Township,
Wayne County, Ohio

- 7) N 04° 19' 32" E 879.62 feet, along the east line of Schlabach and Yoder and the extension thereof, to a 3/4 inch diameter steel pin found on the north line of the quarter section.
- 8) S 86° 24' 20" E 494.79 feet, along the north line of the quarter section, to the **Point of Beginning**.

This parcel contains 8.854 acres.

Prior Instrument: official record volume 713, page 1607 and official record volume ____, page ____.

Permanent Parcel #: all of 30-00828.000

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All bearings are related and common with record survey VV-679.

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Edward A. Gasbarre, P.S. 7036

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