

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.

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July 10, 2019

Gress\_Legal\_6.692AC.docx

**Grantor(s): Matt and Diane Gress**

**Grantee(s):**

**BOUNDARY DESCRIPTION**  
**6.692 Acres**

Situated in the State of Ohio, County of Wayne, Township of Franklin in the northwest quarter of Section 16, T-14N, R-13W.

Being part of the land described in a deed to **Matt and Diane Gress** recorded in official record volume 882, page 1944.

Described as follows:

**Commencing** at a record iron pipe in Millersburg Road (State Route 83) marking the southwest corner of the northwest quarter of Section 16 – witnessed by a capped reference pin found N 89° 26' 08" W 18.00 feet.

Thence N 01° 18' 00" W 706.56 feet, along the west line of the quarter section and in Millersburg Road, to a 3/4 inch diameter iron pipe found at a southeasterly corner of Buddee View Acres, LLC. as described in official record volume 771, page 792.

Thence N 11° 52' 00" E 320.54 feet, along a southeasterly line of Buddee View Acres, LLC. and in Millersburg Road, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 85° 12' 35" E 65.00 feet.

Thence with the following EIGHT courses:

- 1) **N 11° 52' 00" E 389.36 feet**, along a southeasterly line of Buddee View Acres, LLC. and in Millersburg Road, to the southwest corner of Brett A. Coble and Valerie K. Ungerer as described in official record volume 610, page 1657 – witnessed by a capped reference pin set S 88° 10' 13" E 42.12 feet and by a capped reference pin found N 78° 14' 55" W 30.00 feet.
- 2) **S 88° 10' 13" E 544.39 feet**, along the south line of Coble and Ungerer, to a capped pin set at the southwest corner of Jeffrey D. and Kimberly A. Chittenden as described in deed volume 680, page 628.
- 3) **S 87° 46' 14" E 154.87 feet**, along the south line of Chittenden, to a 1 inch diameter iron pipe found at the northwest corner of Myron P. and Amanda D. Yoder as described in official record volume 730, page 733.

Gross description of 6.692 acres in Section 16, T-14N, R-13W, Franklin Township,  
Wayne County, Ohio

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- 4) S 02° 14' 07" W 400.12 feet, along the west line of Yoder, to a capped pin found at the southwest corner thereof.
- 5) S 89° 34' 23" W 54.13 feet to a capped pin set on the south line of the easement described in official record volume 867, page 1819.
- 6) N 88° 15' 01" W 90.14 feet, with the easement, to a capped pin set.
- 7) N 87° 31' 34" W 297.21 feet, with the easement, to a capped pin set.
- 8) N 85° 12' 35" W 323.30 feet, partially with the easement, to the **Point of Beginning**.

**This parcel contains 6.692 acres and is subject to the driveway easement described in official record volume 867, page 1819.**

**Prior Instrument: official record volume 882, page 1944.**

**Permanent Parcel #: part of 30-00179.000**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in July 2019, 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 WW, page 430.

All bearings are related and common with record survey RR-799.

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.

 7/10/19  
Edward A. Gasbarre, P.S. 7036  
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July 10, 2019

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**Grantor(s): Matt and Diane Gress**

**BOUNDARY DESCRIPTION**  
**43.252 Acres**

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 16, T-14N, R-13W.**

Being part of the land described in a deed to **Matt and Diane Gress** recorded in official record volume 882, page 1944.

Described as follows:

**Beginning** at a stone monument found marking the southeast corner of the northwest quarter of Section 16.

Thence with the following **FIFTEEN** courses:

- 1) **N 88° 02' 38" W 2022.90 feet**, along the south line of the quarter section, to the southeast corner of Marathon Pipe Line LLC as described in official record volume 882, page 1942 – witnessed by a capped pin marked "VHHA 8159" found S 01° 19' 41" E 0.64 feet.
- 2) **N 01° 19' 41" W 266.95 feet**, along the east line of Marathon Pipe Line LLC, to a capped pin marked "VHHA 8159" found.
- 3) **N 88° 04' 01" W 570.97 feet**, along the north line of Marathon Pipe Line LLC, to a point on the west line of the quarter section and in Millersburg Road (State Route 83) – witnessed by a Magnail found S 88° 04' 01" E 0.12 feet and by a reference Magnail found S 88° 04' 01" E 30.22 feet.
- 4) **N 01° 18' 00" W 439.85 feet**, along the west line of the quarter section and in Millersburg Road, to a 3/4 inch diameter iron pipe found at a southeasterly corner of Buddee View Acres, LLC. as described in official record volume 771, page 792.
- 5) **N 11° 52' 00" E 320.54 feet**, along a southeasterly line of Buddee View Acres, LLC. and in Millersburg Road, to a point – witnessed by a capped reference pin set S 85° 12' 35" E 65.00 feet.
- 6) **S 85° 12' 35" E 323.30 feet** to a capped pin set on the south line of the easement described in official record volume 867, page 1819.

Gress description of 43.252 acres in Section 16, T-14N, R-13W, Franklin Township,  
Wayne County, Ohio

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- 7) S 87° 31' 34" E 297.21 feet, with the easement, to a capped pin set.
- 8) S 88° 15' 01" E 90.14 feet, with the easement, to a capped pin set.
- 9) N 89° 34' 23" E 54.13 feet to a capped pin found at the southwest corner of Myron P and Amanda D. Yoder as described in official record volume 730, page 733.
- 10) S 87° 50' 50" E 461.15 feet, along the south line of Yoder, to a point on the west line of Paul E. Wirt, Trustee and Gloria J. Wirt, Trustee as described in official record volume 844, page 1329 – witnessed by a 3/4 inch diameter iron pipe found S 87° 50' 50" E 0.81 feet.
- 11) S 00° 54' 34" E 346.08 feet, along a west line of Wirt, to a stone monument found.
- 12) S 88° 28' 11" E 660.28 feet, along a south line of Wirt, to a stone monument found.
- 13) S 01° 13' 19" E 279.32 feet, along a west line of Wirt, to a 3/4 inch diameter iron pipe found.
- 14) N 74° 53' 50" E 657.00 feet, along a south line of Wirt, to a point on the east line of the quarter section – witnessed by a capped reference pin found N 01° 15' 20" W 94.13 feet and a capped reference pin set S 1° 15' 20" E 56.00 feet.
- 15) S 01° 15' 20" E 577.50 feet, along the east line of the quarter section, to the **Point of Beginning**.

**This parcel contains 43.252 acres and is subject to the easement described in official record volume 867, page 1819.**

**Prior Instrument:** official record volume 882, page 1944.

**Permanent Parcel #: part of 30-00179.000**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in July 2019, 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 WW, page 430.

All bearings are related and common with record survey RR-799.

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.

 7/10/19

Edward A. Gasbarre, P.S. 7036

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