

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

December 2, 2019

Grantor(s): **McIlvaine Land Company, Ltd.**
337 E Beverly Road
Wooster, OH 44691

Grantee(s):

Boundary Description
87.239 Acres

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

Being part of the land described in a deed to **McIlvaine Land Company, Ltd.** recorded in official record volume 598, page 1146 and all of the land described in official record volume 849, page 606 of the Wayne County records.

Described as follows:

Beginning at a point in the intersection of Hoffman Road (Township Road 113) and Smithville-Western Road (County Road 86) marking the southeast corner of the southwest quarter of Section 14 - witnessed by a capped reference pin set N 44° 12' 51" W 39.79 feet and a 3/4 inch diameter steel reference pipe found S 01° 43' 10" E 30.00 feet.

Thence with the following SEVENTEEN courses:

- 1) **N 89° 50' 55" W 949.90 feet**, along the south line of the quarter section and in Smithville-Western Road, to a point – witnessed by a 5/8 inch diameter steel reference pin found N 00° 09' 05" E 29.91 feet.
- 2) **N 00° 09' 05" E 440.00 feet**, in part along the east line of Lot 1 of the Vaughn Subdivision #1 as recorded in plat volume 22, page 194, to a capped pin set.
- 3) **N 89° 50' 55" W 1202.24 feet**, along the north line of Lot 1 and the extension thereof, to a capped pin set on the east line of Mark N. and Donna L. Cyrus as described in deed volume 677, pages 72 and 74.
- 4) **N 1° 35' 55" E 151.73 feet**, along the east line of Cyrus, to a capped pin set.

- 5) **N 18° 02' 13" W 198.37 feet**, along an easterly line of Cyrus and the extension thereof, to a capped pin found at a southerly corner of Lot 9371 of the Crooked Creek Allotment Phase 1 recorded in plat volume 28, page 500.
- 6) **N 26° 25' 18" E 320.69 feet**, along an easterly line of Lot 9371, to a capped pin found.
- 7) **N 14° 47' 57" W 1353.64 feet**, along an easterly line of Lot 9371 and the extension thereof, to a capped pin found at the northeast corner of the allotment and on the south line of Tyler M. Wile as described in official record volume 893, page 5913 – witnessed by a capped reference pin set S 14° 47' 57" E 224.99 feet.
- 8) **S 89° 47' 42" E 720.88 feet**, along the south line of Wile and the extension thereof, to a 1-1/4 inch diameter steel pipe found at the southwest corner of Nicholas J. and Leah M. Fedorchak as described in official record volume 832, page 776.
- 9) **S 89° 44' 05" E 320.70 feet**, along the south line of Fedorchak and the extension thereof, to a capped pin set at the southeast corner of Christopher E. and Nancy L. Starr as described in deed volume 626, page 585.
- 10) **N 00° 15' 40" E 301.56 feet**, along the east line of Starr, to a 5/8 inch diameter steel pin found on the north line of the quarter section and in Schellin Road (Township Road 226) – witnessed by a capped reference pin set S 00° 15' 40" W 14.00 feet.
- 11) **S 89° 46' 38" E 180.10 feet**, along the north line of the quarter section and in Schellin Road, to a 5/8 inch diameter steel pin found at the northeast corner of McIlvaine Land Company, Ltd. as described in official record volume 849, page 606 – witnessed by a capped reference pin set S 00° 16' 14" E 30.00 feet.
- 12) **S 00° 16' 14" E 301.71 feet**, along the east line of McIlvaine Land Company, Ltd., to a 3/4 inch diameter steel pin found.
- 13) **S 89° 44' 05" E 65.60 feet**, along a south line of Edward Charles and Lucille Ellen Rindfleisch as described in official record volume 214, page 535, to a capped pin set.
- 14) **S 00° 28' 10" W 273.70 feet**, along a west line of Rindfleisch, to a one inch diameter steel pipe found at the southwest corner thereof.
- 15) **S 00° 06' 08" W 577.04 feet**, along a west line of Thomas E. Strock as described in deed volume 718, page 753, to a capped pin set.
- 16) **S 89° 51' 02" E 1135.20 feet**, along the south line of Strock, to a point on the east line of the quarter section and in Hoffman Road – witnessed by a capped reference pin set N 89° 51' 02" W 19.20 feet.

McIlvaine description of 87.239 acres in Section 14, T-16, R-13W, Wayne Twp.,
Wayne County, Ohio

17) S 00° 24' 19" W 1523.04 feet, along the east line of the quarter section and in Hoffman Road, to the **Point of Beginning**.

This parcel contains 87.239 acres.

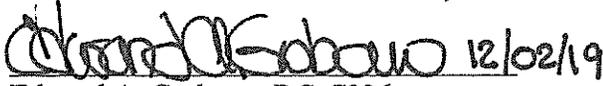
Prior Instrument: official record volume 598, page 1146 and official record volume 849, page 606.

Permanent Parcel #: all of 53-01805.000 and part of 53-00806.000.

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in December 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 576.

All bearings are related and based on an assumed meridian.

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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