

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

February 20, 2020

Raber_Access_Easement4AC.docx

Grantor(s): David E. and Esther A. Raber, Emanuel R. Troyer

30 foot wide Access Easement Description

The grantors herein grant to the grantees, their heirs, successors and assigns, an easement for ingress, egress and utilities, along, across, over and under the following described strip of land.

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23, T-16N, R-12W.**

Being part of the land described in a deed to **David E. and Esther A. Raber and Emanuel R. Troyer** recorded in official record volume 904, page 3768 of the Wayne County records.

Being a strip of land lying between parallel lines located 15 feet off each side of the following described centerline along with any shortening or extensions of those lines required to intersect the property lines.

Described follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 157.93 feet, along the south line of the quarter section and in Hackett Road, to the **Point of Beginning** of the easement herein described – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence with the following course:

- 1) N 02° 01' 06" W 2045.05 feet to a capped pin set at the northwest corner of a 4.000 acre parcel and there terminate.

Prior Instrument: Official record volume 904, page 3768.

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 904, page 3768. 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 2/20/20

Edward A. Gasbarre, P.S. 7036

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February 20, 2020

Raber_Legal_4.000AC.docx

Grantor(s): David E. and Esther A. Raber and Emanuel R. Troyer

Grantee(s):

BOUNDARY DESCRIPTION

4.000 Acres

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23 and the southwest quarter of Section 24, T-16N, R-12W.**

Being part of the land described in a deed to **David E. and Esther A. Raber and Emanuel R. Troyer** recorded in official record volume 904, page 3768 of the Wayne County records.

Described as follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 157.93 feet, along the south line of the quarter section and in Hackett Road, to a point – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence N 02° 01' 06" W 1445.06 feet the **Point of Beginning** of the parcel herein described.

Thence with the following FOUR courses:

- 1) N 02° 01' 06" W 600.00 feet to a capped pin set.
- 2) N 87° 58' 54" E 290.40 feet, passing into the southwest quarter of Section 24 at a distance of 216.42 feet, to a capped pin set
- 3) S 02° 01' 06" E 600.00 feet to a capped pin set.
- 4) S 87° 58' 54" W 290.40 feet, passing into the southeast quarter of Section 23 at a distance of 91.12 feet, to the **Point of Beginning**.

This parcel contains 4.000 acres; of which 1.137 acres lie in the southwest quarter of Section 24 and 2.863 acres lie in the southeast quarter of Section 23.

This parcel has no frontage on any public way but is benefitted by the Access Easement described in official record volume ____, page ____.

Raber description of 4.000 acres in Section 23 & 24, T-16N, R-12W, East Union Township,
Wayne County, Ohio

Prior Instrument: Official record volume 904, page 3768.

Permanent Parcel #: part of 27-00931.003

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 441, page 652

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 2/20/20

Edward A. Gasbarre, P.S. 7036

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February 20, 2020

Raber_Access_Easement2AC.docx

Grantor(s): David E. and Esther A. Raber, Emanuel R. Troyer

30 foot wide Access Easement Description

The grantors herein grant to the grantees, their heirs, successors and assigns, an easement for ingress, egress and utilities, along, across, over and under the following described strip of land.

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23, T-16N, R-12W.**

Being part of the land described in a deed to **David E. and Esther A. Raber and Emanuel R. Troyer** recorded in official record volume 904, page 3768 of the Wayne County records.

Being a strip of land lying between parallel lines located 15 feet off each side of the following described centerline along with any shortening or extensions of those lines required to intersect the property lines.

Described follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 157.93 feet, along the south line of the quarter section and in Hackett Road, to the **Point of Beginning** of the easement herein described – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence with the following TWO courses:

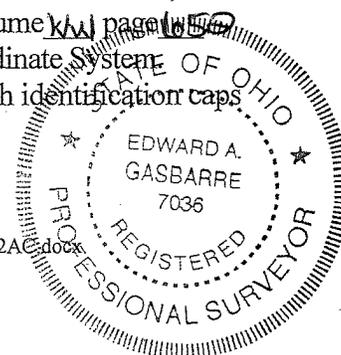
- 1) N 02° 01' 06" W 875.78 feet.
- 2) S 87° 58' 54" W 434.15 feet and there terminate.

Prior Instrument: Official record volume ____, page ____.

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 ~~111~~ page ~~1050~~. 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 2/20/20

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February 20, 2020

Raber_Legal_2.000AC.docx

Grantor(s): David E. and Esther A. Raber and Emanuel R. Troyer

BOUNDARY DESCRIPTION

2.000 Acres

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23, T-16N, R-12W.**

Being part of the land described in a deed to **David E. and Esther A. Raber and Emanuel R. Troyer** recorded in official record volume 904, page 3768 of the Wayne County records.

Described as follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 232.74 feet, along the south line of the quarter section and in Hackett Road, to a 3/4 inch diameter iron pipe found at the southeast corner of David J. Miller as described in official record volume 807, page 703 – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence N 02° 01' 06" W 537.29 feet, along an east line of Miller and the extension thereof, to a capped pin set at the **Point of Beginning** of the parcel herein described.

Thence with the following FIVE courses:

- 1) **N 88° 52' 12" W 155.53 feet** to a capped pin set on a northeasterly line of said Miller.
- 2) **N 40° 31' 23" W 330.14 feet**, along a northeasterly line of Miller and the extension thereof, to a 3/4 inch diameter iron pipe found at a northerly corner of Thomas O. and Lori J. Moomaw as described in official record volume 773, page 378.
- 3) **N 00° 28' 20" W 54.96 feet** to a capped pin set.
- 4) **N 87° 58' 54" E 359.35 feet** to a capped pin set.
- 5) **S 02° 01' 06" E 321.84 feet** to the **Point of Beginning**.

This parcel contains 2.000 acres, has no frontage on any public way but is benefitted by the Access Easement described in official record volume ____, page ____.

Raber description of 2.000 acres in Section 23, T-16N, R-12W, East Union Township,
Wayne County, Ohio

Prior Instrument: Official record volume 904, page 3768.

Permanent Parcel #: part of 27-00931.003

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 WV, page 652

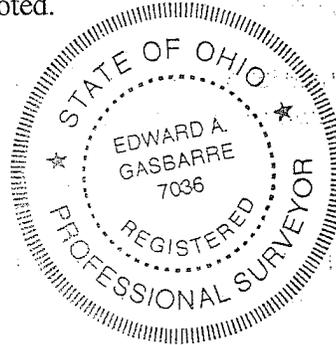
All bearings are related and based on Grid North of the Ohio State Plane Coordinate System.

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 2/20/20

Edward A. Gasbarre, P.S. 7036

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February 20, 2020

Raber_Legal_0.500AC.docx

Grantor(s): David E. and Esther A. Raber and Emanuel R. Troyer

Grantee(s):

BOUNDARY DESCRIPTION

0.500 Acres

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23, T-16N, R-12W.**

Being part of the land described in a deed to **David E. and Esther A. Raber and Emanuel R. Troyer** recorded in official record volume 904, page 3768 of the Wayne County records.

Described as follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 232.74 feet, along the south line of the quarter section and in Hackett Road, to a 3/4 inch diameter iron pipe found at the southeast corner of David J. Miller as described in official record volume 807, page 703 – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence N 02° 01' 06" W 379.84 feet, along an east line of Miller, to a 1 inch diameter iron pipe found at the **Point of Beginning** of the parcel herein described.

Thence with the following FIVE courses:

- 1) N 88° 51' 18" W 141.00 feet, along a north line of Miller, to a 1 inch diameter iron pipe found.
- 2) N 01° 10' 28" E 131.00 feet, along an east line of Miller, to a 1 inch diameter iron pipe found.
- 3) N 40° 31' 23" W 35.03 feet, along a northeasterly line of Miller, to a capped pin set.
- 4) S 88° 52' 12" E 155.53 feet to a capped pin set.
- 5) S 02° 01' 06" E 157.45 feet to the **Point of Beginning.**

This parcel contains 0.500 acres and has no frontage on any public way.

Prior Instrument: Official record volume 904, page 3768.

Raber description of 0.500 acres in Section 23, T-16N, R-12W, East Union Township,
Wayne County, Ohio

Permanent Parcel #: part of 27-00931.003

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 WV page 052.

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 2/20/20
Edward A. Gasbarre, P.S. 7036

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February 20, 2020.

Miller_Legal_3.683AC.docx

Grantor(s): David J. Miller

Grantee(s):

BOUNDARY DESCRIPTION

3.683 Acres

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **southeast quarter of Section 23, T-16N, R-12W.**

Being all of the land described in deeds to **David J. Miller** recorded in official record volume 807, page 703 and official record volume ___, page ___ of the Wayne County records.

Described as follows:

Commencing at a 1 inch diameter iron pipe found in Hackett Road (County Road 188) marking the southeast corner of the southeast quarter of Section 23.

Thence S 89° 14' 59" W 232.74 feet, along the south line of the quarter section and in Hackett Road, to a 3/4 inch diameter iron pipe found at the southeast corner of David J. Miller as described in official record volume 807, page 703, the **Point of Beginning** of the parcel herein described. – witnessed by a capped reference pin found N 02° 01' 06" W 30.00 feet.

Thence with the following EIGHT courses:

- 1) **S 89° 14' 59" W 405.33 feet**, along the south line of the quarter section and in Hackett Road, to a southeast corner of Thomas O. and Lori J. Moomaw as described in official record volume 773, page 378.

The following four courses (courses 2 through 5) follow the lines of Moomaw

- 2) **N 00° 28' 59" W 29.87 feet** to a capped pin marked "Rudolph 6449" found.
- 3) **N 35° 45' 59" E 203.46 feet** to a capped pin marked "Rudolph 6449" found.
- 4) **N 03° 53' 32" E 195.68 feet** to a capped pin marked "Rudolph 6449" found.
- 5) **N 09° 32' 49" E 229.52 feet** to a capped pin marked "Rudolph 6449" found on the southwesterly line of a 2.000 acre parcel.

Raber description of 3.683 acres in Section 23, T-16N, R-12W, East Union Township,
Wayne County, Ohio

- 6) S 40° 31' 23" E 93.66 feet, along the southwesterly line of the 2.000 acre parcel, to a capped pin set.
- 7) S 88° 52' 12" E 155.53 feet, along the south line of the 2.000 acre parcel, to a capped pin set.
- 8) S 02° 01' 06" E 537.29 feet, along the east line of said Miller, to the **Point of Beginning**.

This parcel contains 3.683 acres

Prior Instrument: Official record volume 807, page 703 and official record volume ___, page ___.

Permanent Parcel #: 27-00104.000

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2020, 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 111 page 652

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, P.S. 7036
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