

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

Date: June 15, 2020

Frantz_2.162Ac_Legal.docx

Grantor(s): **Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver**
7497 Mount Eaton Road
Dalton, OH 44618

Grantee(s):

Boundary Description
2.162 Acres

Situated in the State of Ohio, County of Wayne, Township of Paint in the northwest quarter of Section 10, T-15N, R-11W.

Being part of the land described in a deed to **Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver** recorded in official record volume 712, page 1125 of the Wayne County records.

Described as follows:

Commencing at an iron axle found marking the southeast corner of the northwest quarter of Section 10.

Thence N 01° 15' 00" E 1337.00 feet, along the east line of the quarter section, to the southeast corner of Wes M. and Edna M. Miller as described in official record volume 183, page 496 – witnessed by a stone monument found N 88° 30' 26" W 0.84 feet.

Thence N 88° 30' 26" W 134.64 feet, along the south line of Miller, to a point in Mount Eaton Road (State Route 94) – witnessed by a capped reference pin found N 88° 30' 26" W 36.10 feet.

Thence N 07° 22' 03" E 238.37 feet, in Mount Eaton Road and along the westerly line of Miller, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set N 80° 31' 03" W 27.27 feet.

Thence with the following TEN courses:

- 1) N 80° 31' 03" W 155.25 feet to a capped pin set.
- 2) S 88° 50' 38" W 90.00 feet to a capped pin set.
- 3) N 80° 24' 18" W 204.26 feet to a capped pin set.
- 4) N 55° 56' 06" W 227.80 feet to a capped pin set.

Frantz description of 2.162 acres in Section 10, T-15N, R-11W, Paint Twp.,
Wayne County, Ohio

- 5) N 71° 08' 32" W 96.33 feet to a capped pin set on the west line of Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver as described in official record volume 712, page 1125.
- 6) N 01° 41' 17" E 81.27 feet, along the west line of Frantz and Weaver, to a stone monument found.
- 7) S 88° 37' 16" E 339.37 feet, along the north line of Frantz and Weaver, to a capped pin marked "Baker 6938" found at the northwest corner of a 1.528 acre parcel described in a deed to Mark and Holly M. Frantz recorded in official record volume 292, page 955.
- 8) S 01° 23' 53" W 108.22 feet, along the west line of Frantz, to the southwest corner thereof.
- 9) S 73° 30' 21" E 410.64 feet, along the southwesterly line of Frantz, to a point on the westerly line of said Miller and in Mount Eaton Road.
- 10) S 07° 22' 03" W 65.38 feet, in Mount Eaton Road and along the westerly line of Miller, to the Point of Beginning.

This parcel contains 2.162 acres

Prior Instrument: official record volume 712, page 1125.

Permanent Parcel #: part of 39-00106.000

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in June 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 WWJ page 707.

All bearings are related and common with record survey WW-177.

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

H:\ADAT4\AJOB5\2K20\job048\Frantz_2.162Ac_Legal.docx



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

Date: June 15, 2020

Frantz_3.888Ac_Legal.docx

Grantor(s): **Mark and Holly M. Frantz**
7427 Mount Eaton Road
Dalton, OH 44618

Grantee(s):

Boundary Description
3.888 Acres

Situated in the State of Ohio, County of Wayne, **Township of Paint** in the northwest quarter of **Section 10, T-15N, R-11W.**

Being all of the land described in deeds to **Mark and Holly Frantz** recorded in official record volume 292, page 955 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Commencing at an iron axle found marking the southeast corner of the northwest quarter of Section 10.

Thence N 01° 15' 00" E 1337.00 feet, along the east line of the quarter section, to the southeast corner of Wes M. and Edna M. Miller as described in official record volume 183, page 496 – witnessed by a stone monument found N88° 30' 26" W 0.84 feet.

Thence N 88° 30' 26" W 134.64 feet, along the south line of Miller, to a point in Mount Eaton Road (State Route 94) – witnessed by a capped reference pin found N 88° 30' 26" W 36.10 feet.

Thence N 07° 22' 03" E 238.37 feet, in Mount Eaton Road and along the westerly line of Miller, to the southeast corner of a 2.162 acre parcel described in a deed to Mark and Holly M. Frantz recorded in official record volume ____, page ____, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set N 80° 31' 03" W 27.27 feet.

Thence with the following ELEVEN courses:

- 1) N 80° 31' 03" W 155.25 feet, along the southerly line of Frantz, to a capped pin set.
- 2) S 88° 50' 38" W 90.00 feet, along the southerly line of Frantz, to a capped pin set.
- 3) N 80° 24' 18" W 204.26 feet, along the southerly line of Frantz, to a capped pin set.
- 4) N 55° 56' 06" W 227.80 feet, along the southerly line of Frantz, to a capped pin set.

Frantz description of 3.888 acres in Section 10, T-15N, R-11W, Paint Twp.,
Wayne County, Ohio

- 5) N 71° 08' 32" W 96.33 feet, along the southerly line of Frantz, to a capped pin set.
- 6) N 01° 41' 17" E 81.27 feet, along the west line of Frantz, to a stone monument found.
- 7) S 88° 37' 16" E 327.16 feet, along the north line of Frantz, to a capped pin marked "Baker 6938" found at the southwest corner of a 0.198 acre parcel described in a deed to Mark and Holly M. Frantz recorded in official record volume 292, page 955.
- 8) N 04° 16' 29" E 20.02 feet, along the west line of Frantz, to a capped pin marked "Baker 6938" found.
- 9) S 88° 37' 16" E 432.83 feet, along the north line of Frantz, to a point on a westerly line of said Miller and in Mount Eaton Road – witnessed by a capped reference pin marked "Baker 6938" found N 88° 37' 16" W 37.66 feet.
- 10) S 08° 55' 49" W 20.17 feet, in Mount Eaton Road and along a westerly line of Miller, to a point – witnessed by a capped reference pin set N 88° 37' 16" W 35.00 feet.
- 11) S 07° 22' 03" W 281.86 feet, in Mount Eaton Road and along the westerly line of Miller, to the **Point of Beginning**.

This parcel contains 3.888 acres

Prior Instrument: official record volume 292, page 955 and official record volume ____, page ____.

Permanent Parcel #: 39-00106.001

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in June 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 VAJ, page 707.

All bearings are related and common with record survey WW-177.

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

H:\ADAT4\AJOB5\2K20\job048\Frantz_3.888Ac_Legal.docx



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

Date: June 15, 2020

Frantz_5.000Ac_Legal.docx

Grantor(s): **Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver**
7497 Mount Eaton Road
Dalton, OH 44618

Grantee(s):

Boundary Description
5.000 Acres

Situated in the State of Ohio, County of Wayne, **Township of Paint** in the northwest quarter of **Section 10, T-15N, R-11W.**

Being part of the land described in a deed to **Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver** recorded in official record volume 712, page 1125 of the Wayne County records.

Described as follows:

Commencing at an iron axle found marking the southeast corner of the northwest quarter of Section 10.

Thence N 01° 15' 00" E 1337.00 feet, along the east line of the quarter section, to the northeast corner of Jacob T. and Priscilla D. Hershberger as described in official record volume 890, page 2724 – witnessed by a stone monument found N 88° 30' 26" W 0.84 feet.

Thence N 88° 30' 26" W 134.64 feet, along the north line of Hershberger, to a point in Mount Eaton Road (State Route 94), the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin found N 88° 30' 26" W 36.10 feet.

Thence with the following EIGHT courses:

- 1) **N 88° 30' 26" W 706.86 feet**, along the north line of Hershberger and the extension thereof, to a 40 inch diameter elm tree found at the southwest corner of Mark A. Frantz, Larry Matthew Frantz and Melissa J. Weaver as described in official record volume 712, page 1125 – witnessed by capped reference pins set S 88° 30' 26" E 10.00 feet and N 01° 41' 17" E 10.00 feet.
- 2) **N 01° 41' 17" E 434.72 feet**, along the west line of Frantz and Weaver, to a capped pin set.
- 3) **S 71° 08' 32" E 96.33 feet** to a capped pin set.
- 4) **S 55° 56' 06" E 227.80 feet** to a capped pin set.
- 5) **S 80° 24' 18" E 204.26 feet** to a capped pin set.

Frantz description of 5.000 acres in Section 10, T-15N, R-11W, Paint Twp.,
Wayne County, Ohio

- 6) N 88° 50' 38" E 90.00 feet to a capped pin set.
- 7) S 80° 31' 03" E 155.25 feet to a point in Mount Eaton Road and on the westerly line of Wes M. and Edna M. Miller as described in official record volume 183, page 496
– witnessed by a capped reference pin set N 80° 31' 03" W 27.27 feet.
- 8) S 07° 22' 03" W 238.37 feet, in Mount Eaton Road and along the westerly line of Miller, to the **Point of Beginning**.

This parcel contains 5.000 acres

Prior Instrument: official record volume 712, page 1125.

Permanent Parcel #: part of 39-00106.000

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in June 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 ~~WW~~ page ~~707~~.

All bearings are related and common with record survey WW-177.

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

H:\ADAT4\AJOB5\2K20\job048\Frantz_5.000Ac_Legal.docx

