

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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Date: August 14, 2020

Yoder\_Legal\_New11.092AC\_East.docx

**Grantor(s): Atlee A. and Mary A. Yoder**

**Grantee(s):**

**BOUNDARY DESCRIPTION**

**Tax Map Parcel G**

**11.092 Acres**

Situated in the State of Ohio, County of Wayne, **Township of East Union** in the **northwest quarter of Section 32, T-16N, R-12W.**

Being part of the land described in a deed to **Atlee A. and Mary A. Yoder** recorded in official record volume 896, page 483.

Described as follows:

**Beginning** at a 1 inch diameter iron pin found marking the northeast corner of the northwest quarter of Section 32.

Thence with the following SIX courses:

- 1) **S 01° 16' 40" W 192.92 feet**, along the east line of the quarter section, to a 5/8 inch diameter iron pin found at the northern corner of Richard G. Sr. Sachariat and Frederick F. Sachariat as described in deed volume 686, page 582.
- 2) **Southwesterly**, along a northwesterly line of Sachariat and with the arc of a curve concave to the southeast, a distance of 204.34 feet to a capped pin found.

The aforementioned curve has the following properties.

Central Angle = 02°02'36"

Radius = 5729.65 feet

Chord Bearing = S 40°41'12" W

Chord Distance = 204.33 feet

- 3) **Southwesterly**, along a northwesterly line of Sachariat and with the arc of a curve concave to the southeast, a distance of 750.61 feet to a capped pin set.

The aforementioned curve has the following properties.

Central Angle = 07°30'22"

Radius = 5729.65 feet

Chord Bearing = S 35°55'42" W

Chord Distance = 750.07 feet

- 4) **N 88° 53' 48" W 328.54 feet**, along the north line of Eli D. and Jemima D. Miller as described in official record volume 896, page 221, to a capped pin set.

Yoder description of 11.092 acres in Section 32, T-16N, R-12W, East Union Township,  
Wayne County, Ohio

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- 5) N 18° 22' 12" E 1010.71 feet to a capped pin set on the north line of the quarter section.
- 6) S 88° 59' 27" E 587.67 feet, along the north line of the quarter section, to the **Point of Beginning**.

**This parcel contains 11.092 acres, has no frontage on any public way but is benefitted by the access easement described in official record volume 896, page 209.**

**Prior Instrument: official record volume 896, page 483**

**Permanent Parcel #: 27-00179.019**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in August 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 768

All bearings are related and common with record survey WW-358.

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* 8/14/20

Edward A. Gasbarre, P.S. 7036

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Date: August 14, 2020

Yoder\_Legal\_New11.092AC\_West.docx

**Grantor(s): Atlee A. and Mary A. Yoder**

**Grantee(s):**

## BOUNDARY DESCRIPTION

Tax Map Parcel F

11.092 Acres

Situated in the State of Ohio, County of Wayne, Township of East Union in the northwest quarter of Section 32, T-16N, R-12W.

Being part of the land described in a deed to Atlee A. and Mary A. Yoder recorded in official record volume 896, page 483.

Described as follows:

**Commencing** at a 1 inch diameter iron pin found marking the northeast corner of the northwest quarter of Section 32.

Thence N 88° 59' 27" W 587.67 feet, along the north line of the quarter section, to a capped pin set at the **Point of Beginning** for the parcel herein described.

Thence with the following SIX courses:

- 1) S 18° 22' 12" W 1010.71 feet to a capped pin set on the north line of Eli D. and Jemima D. Miller as described in official record volume 896, page 221.
- 2) N 88° 53' 48" W 397.75 feet, along the north line of Miller, to a capped set at the southeast corner of Steven R. Troyer as described in official record volume 896, page 5725.
- 3) N 01° 06' 12" E 585.53 feet, along the east line of Troyer, to a capped pin set on the south line of James F. and Ruth A. Ison as described in official record volume 568, page 998.
- 4) S 88° 50' 45" E 106.94 feet, along the south line of Ison, to a capped pin set.
- 5) N 04° 48' 33" E 379.59 feet, along an east line of Ison, to a capped pin set on the north line of the quarter section.
- 6) S 88° 59' 27" E 566.27 feet, along the north line of the quarter section, to the **Point of Beginning**.

Yoder description of 11.092 acres in Section 32, T-16N, R-12W, East Union Township,  
Wayne County, Ohio

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**This parcel contains 11.092 acres, has no frontage on any public way but is benefited by and subject to the access easement described in official record volume 896, page 209.**

**Prior Instrument: official record volume 896, page 483**

**Permanent Parcel #: 27-00179.018**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in August 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 768

All bearings are related and common with record survey WW-358.

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.

 8/14/20

Edward A. Gasbarre, P.S. 7036

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