

Driveway Easement Description

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southwest quarter of Section 5, T-14N, R-13W.**

Being part of the land described in a deed to **James A. and Diane M. Sommer** recorded in official record volume 930, page 1409 of the Wayne County records.

Described as follows:

Commencing at a one inch diameter steel pin found in the intersection of Moreland Road (County Road 77) and Valley Road (Township Road 76) marking the southwest corner of Section 5.

Thence N 00° 05' 35" E 489.17 feet, along the west line of the quarter section and in Valley Road, to the southwest corner of a 2.412 acre parcel and the **Point of Beginning** for the easement herein described – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.

Thence with the following SIX courses:

- 1) N 00° 05' 35" E 90.00 feet, along the west line of the quarter section and in Valley Road, to a point.
- 2) S 89° 54' 25" E 30.00 feet to a point.
- 3) N 00° 05' 35" E 69.04 feet to a capped pin set on the north line of the aforesaid 2.412 acre parcel.
- 4) S 88° 04' 01" E 53.03 feet, along the north line of the 2.412 acre parcel, to a point.
- 5) S 00° 05' 35" W 160.00 feet to the south line of the 2.412 acre parcel.
- 6) N 88° 04' 01" W 83.04 feet, along the south line of the 2.412 acre parcel, to the **Point of Beginning.**

Prior Instrument: official record volume 930, page 1409.

Permanent Parcel #: part of 30-00088.006

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in September 2021, 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 XX, page 46.

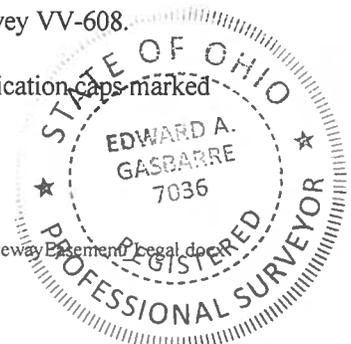
All bearings are related and based on the south line of the quarter section per record survey VV-608.

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 9/10/21

Edward A. Gasbarre, P.S. 7036

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Boundary Description
4.236 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southwest quarter of Section 5, T-14N, R-13W.**

Being all of the land described in a deed to **James A. and Diane M. Sommer** recorded in deed volume 684, page 526 and part of the land described in official record volume 930, page 1409 of the Wayne County records.

Described as follows:

Beginning at a one inch diameter steel pin found in the intersection of Moreland Road (County Road 77) and Valley Road (Township Road 76) marking the southwest corner of Section 5.

Thence with the following TEN courses:

- 1) **N 00° 05' 35" E 286.25 feet**, along the west line of the quarter section and in Valley Road, to the northwest corner of a 1.577 acre parcel described in a deed to James A. and Diane M. Sommer recorded in deed volume 684, page 526 – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.
- 2) **S 88° 04' 01" E 242.93 feet**, along the north line of the 1.577 acre parcel, to a capped pin set.
- 3) **N 00° 13' 00" W 101.00 feet** to a capped pin set.
- 4) **S 88° 04' 01" E 142.00 feet** to a capped pin set.
- 5) **N 00° 13' 00" W 101.96 feet** to a capped pin set.
- 6) **S 88° 04' 01" E 273.02 feet** to a capped pin set on the west line of Dennis D. and Sandra D. Carr as described in official record volume 85, page 359.
- 7) **S 00° 06' 41" W 202.92 feet**, along the west line of Carr and the extension thereof, to a 5/8 inch diameter steel pin found at the northeast corner of David L. and Marianne Bricker as described in deed volume 674, page 621.
- 8) **N 88° 04' 01" W 255.02 feet**, along the north line of Bricker, to a capped pin set.
- 9) **S 00° 06' 24" W 286.25 feet**, along the west line of Bricker, to a point on the south line of the quarter section and in Moreland Road – witnessed by a 5/8 inch diameter steel reference pin found N 00° 06' 24" E 29.41 feet.

10) N 88° 04' 01" W 401.70 feet, along the south line of the quarter section and in Moreland Road, to the Point of Beginning.

This parcel contains 4.236 acres.

Prior Instrument: deed volume 684, page 526 and official record volume 930, page 1409.

Permanent Parcel #: part of 30-00088.002

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in September 2021, 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 XX, page 46.

All bearings are related and based on the south line of the quarter section per record survey VV-608.

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 9/8/21

Edward A. Gasbarre, P.S. 7036

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Property of Wayne County Tax Map Office



Boundary Description
1.461 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southwest quarter of Section 5, T-14N, R-13W.**

Being part of the land described in a deed to **James A. and Diane M. Sommer** recorded in official record volume 930, page 1409 of the Wayne County records.

Described as follows:

Commencing at a one inch diameter steel pin found in the intersection of Moreland Road (County Road 77) and Valley Road (Township Road 76) marking the southwest corner of Section 5.

Thence N 00° 05' 35" E 286.25 feet, along the west line of the quarter section and in Valley Road, to the northwest corner of a 1.577 acre parcel described in a deed to James A. and Diane M. Sommer recorded in deed volume 684, page 526, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.

Thence with the following SIX courses:

- 1) N 00° 05' 35" E 202.92 feet, along the west line of the quarter section and in Valley Road, to a point – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.
- 2) S 88° 04' 01" E 383.84 feet to a capped pin set.
- 3) S 00° 13' 00" E 101.96 feet to a capped pin set.
- 4) N 88° 04' 01" W 142.00 feet to a capped pin set.
- 5) S 00° 13' 00" E 101.00 feet to a capped pin set.
- 6) N 88° 04' 01" W 242.93 feet, in part along the north line of the previously mentioned 1.577 acre parcel, to the **Point of Beginning.**

This parcel contains 1.461 acres.

Prior Instrument: official record volume 930, page 1409.

Permanent Parcel #: part of 30-00088.006

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in September 2021, 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 XX, page 46.

All bearings are related and based on the south line of the quarter section per record survey VV-608.

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 9/04/21

Edward A. Gasbarre, P.S. 7036

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Property of Wayne County Tax Map Office



Boundary Description
2.412 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southwest quarter of Section 5, T-14N, R-13W.**

Being part of the land described in a deed to **James A. and Diane M. Sommer** recorded in official record volume 930, page 1409 of the Wayne County records.

Described as follows:

Commencing at a one inch diameter steel pin found in the intersection of Moreland Road (County Road 77) and Valley Road (Township Road 76) marking the southwest corner of Section 5.

Thence N 00° 05' 35" E 649.17 feet, along the west line of the quarter section and in Valley Road, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.

Thence with the following FOUR courses:

- 1) S 88° 04' 01" E 656.91 feet to a capped pin set on the west line of Dennis D. and Sandra D. Carr as described in official record volume 85, page 359.
- 2) S 00° 06' 41" W 160.00 feet, along the west line of Carr, to a capped pin set.
- 3) N 88° 04' 01" W 656.86 feet to a point on the west line of the quarter section and in Valley Road – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.
- 4) N 00° 05' 35" E 160.00 feet, along the west line of the quarter section and in Valley Road, to the **Point of Beginning.**

This parcel contains 2.412 acres and is subject to the Driveway Easement described in official record volume _____, page _____.

Prior Instrument: official record volume 930, page 1409.

Permanent Parcel #: part of 30-00088.006

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in September 2021, 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 XX, page 410.

All bearings are related and based on the south line of the quarter section per record survey VV-608.

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 9/04/21

Edward A. Gasbarre, P.S. 7036

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Property of Wayne County Tax Map Office

Boundary Description
3.877 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **southwest quarter of Section 5, T-14N, R-13W**.

Being part of the land described in a deed to **James A. and Diane M. Sommer** recorded in official record volume 930, page 1409 of the Wayne County records.

Described as follows:

Commencing at a one inch diameter steel pin found in the intersection of Moreland Road (County Road 77) and Valley Road (Township Road 76) marking the southwest corner of Section 5.

Thence N 00° 05' 35" E 649.17 feet, along the west line of the quarter section and in Valley Road, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 88° 04' 01" E 30.00 feet.

Thence with the following SIX courses:

- 1) **N 00° 05' 35" E 160.00 feet**, along the west line of the quarter section and in Valley Road, to the southwest corner of Gregory L. and Lavonna L. Gress as described in official record volume 393, page 514 – witnessed by a capped reference pin marked "SJL" found S 89° 53' 52" E 30.08 feet.
- 2) **S 89° 53' 52" E 307.00 feet**, along the south line of Gress, to a 5/8 inch diameter steel pin found.
- 3) **N 00° 05' 35" E 162.83 feet**, along the east line of Gress, to a capped pin marked "Purdy" found.
- 4) **S 89° 54' 25" E 349.68 feet** to a capped pin marked "Purdy" found on the west line of Nelson A. and Edna E. Hershberger as described in official record volume 779, page 1706.
- 5) **S 00° 06' 41" W 343.87 feet**, along the west line of Hershberger and the extension thereof, to a capped pin set.
- 6) **N 88° 04' 01" W 656.91 feet** to the **Point of Beginning**.

This parcel contains 3.877 acres and is benefited by the Driveway Easement described in official record volume ____, page ____.

Prior Instrument: official record volume 930, page 1409.

Permanent Parcel #: part of 30-00088.006

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in September 2021, 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 XX, page 410.

All bearings are related and based on the south line of the quarter section per record survey VV-608.

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 9/04/21

Edward A. Gasbarre, P.S. 7036

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Property of Wayne County Tax Map Office