

Baker Surveying, LLC
138 N Clay St.
Millersburg, OH 44654

Telephone: 330-674-4788
Email: bakersurveying@gmail.com

Description 7.676 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), southwest quarter of Section 2,
County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Hoy Road aka C.R. 201 marking the northwest corner of the southwest quarter of Section 2, thence S 01 degrees 02' 16" E 363.41 feet along the section line and along Hoy Road aka C.R. 201 to a point the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found N 89 degrees 15' 16" E 30.00 feet.

thence with the following SIX (6) COURSES:

- 1) N 89 degrees 15' 16" E 930.10 feet along Shirley Jane Figley aka Shirley J. Figley's (O.R. 911 page 3410) south line to a 5/8 inch rebar found on Andrew H. Miller, Paul H. Miller, and Elmina E. Miller's (O.R. 914 page 3122) west line;
- 2) S 01 degrees 21' 42" E 375.97 feet along said Miller's west line to an iron pin set;
- 3) S 89 degrees 11' 19" W 564.28 feet to an iron pin set on John Immel and Lois Immel's (O.R. 928 page 3554) east line;
- 4) N 01 degrees 02' 16" W 48.19 feet along said Immel's east line to a 5/8 inch rebar found;
- 5) S 87 degrees 52' 34" W 368.00 feet along said Immel's north line to a point on the section line and in Hoy Road aka C.R. 201, witnessed by a 5/8 inch rebar found N 87 degrees 52' 34" E 22.23 feet;
- 6) N 01 degrees 02' 16" W 337.26 feet along the section line and along Hoy Road aka C.R. 201 to the TRUE POINT OF BEGINNING.

This parcel contains 7.676 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This description prepared by Aaron L. Gerber, P.S. 8379, September 12, 2022.
For survey, See Volume XX, Page 324 of the Wayne County Survey Records.

AL

Aaron L. Gerber P.S. 8379



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138 N Clay St.
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Telephone: 330-674-4788
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Description 7.600 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), southwest quarter of Section 2, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Hoy Road aka C.R. 201 marking the northwest corner of the southwest quarter of Section 2, thence S 01 degrees 02' 16" E 933.24 feet along the section line and along Hoy Road aka C.R. 201 to a point the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found N 89 degrees 11' 19" E 25.00 feet.

thence with the following EIGHT (8) COURSES:

- 1) N 89 degrees 11' 19" E 367.94 feet along John Immel and Lois Immel's (O.R. 928 page 3554) south line to a 5/8 inch rebar found;
- 2) N 01 degrees 02' 16" W 192.81 feet along said Immel's east line to an iron pin set;
- 3) N 89 degrees 11' 19" E 564.28 feet to an iron pin set on Andrew H. Miller, Paul H. Miller, and Elmina E. Miller's (O.R. 782 page 2321 and O.R. 914 page 3122) west line;
- 4) S 01 degrees 21' 42" E 192.81 feet along said Miller's west line and along Michael D. Stutzman and Mary J. Stutzman's (O.R. 941 page 1274) west line and along the west line of Lot 3 of Andrew Miller CAD Allotment #1 (Plat vol. 33 page 164) to a stone found;
- 5) S 89 degrees 11' 19" W 236.30 feet along said Stutzman's north line and along the north line of Lot 3 of said Andrew Miller CAD Allotment #1 to a 5/8 inch rebar found;
- 6) S 01 degrees 02' 16" E 318.73 feet along said Stutzman's west line and along the west line of Lot 3 of said Andrew Miller CAD Allotment #1 to a 5/8 inch rebar found;
- 7) S 89 degrees 11' 19" W 697.01 feet along Christopher A. Yoder and Mabel A. Yoder's (O.R. 927 page 3828) north line to a R.R. spike found on the section line and in Hoy Road aka C.R. 201, witnessed by a 5/8 inch rebar found N 89 degrees 11' 19" E 42.60 feet;

8) N 01 degrees 02' 16" W 318.73 feet along the section line and along Hoy Road aka C.R. 201 to the TRUE POINT OF BEGINNING.

This parcel contains 7.600 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

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Description 2.500 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), southwest quarter of Section 2, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Hoy Road aka C.R. 201 marking the northwest corner of the southwest quarter of Section 2, thence S 01 degrees 02' 16" E 933.24 feet along the section line and along Hoy Road aka C.R. 201 to a point, thence N 89 degrees 11' 19" E 367.94 feet along John Immel and Lois Immel's (O.R. 928 page 3554) south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 01 degrees 02' 16" W 192.81 feet along said Immel's east line to an iron pin set;
- 2) N 89 degrees 11' 19" E 564.28 feet through the lands of Andrew M. Schlabach and Anna J. Schlabach (O.R. 942 page 5264) to an iron pin set on Andrew H. Miller, Paul H. Miller, and Elmina E. Miller's (O.R. 782 page 2321 and O.R. 914 page 3122) west line;
- 3) S 01 degrees 21' 42" E 192.81 feet along said Miller's west line and along Michael D. Stutzman and Mary J. Stutzman's (O.R. 941 page 1274) west line and along the west line of Lot 3 of Andrew Miller CAD Allotment #1 (Plat vol. 33 page 164) to a stone found;
- 4) S 89 degrees 11' 19" W 565.37 feet partly along said Stutzman's north line and partly along the north line of Lot 3 of said Andrew Miller CAD Allotment #1 and partly along Daniel J. Hershberger and Barbara D. Hershberger's (O.R. 915 page 3699) north line to the TRUE POINT OF BEGINNING.

This parcel contains 2.500 acres, but subject to all highways and easements of record. To go to adjoiner only.

The 2.500 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer between adjoining land owners and does not create an additional

building site. It is not to be used as a separate building site or transferred as an independent parcel in the future.

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