

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

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

Description 5.059 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), northeast and southeast quarters of Section 23, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Nonpariel Road aka T.R. 202 marking the southwest corner of the northeast quarter of Section 23, thence N 89 degrees 18' 52" E 30.00 feet along the quarter section line to a 5/8 inch rebar found, thence N 01 degrees 19' 10" W 427.61 feet along Nonpariel Road aka T.R. 202 to a 5/8 inch rebar found, thence N 89 degrees 18' 52" E 909.17 feet along Willis M. Mast and Linda Sue Mast's (O.R. 944 page 501) south line to a 5/8 inch rebar found, thence N 01 degrees 19' 10" W 244.36 feet along said Mast's east line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following EIGHT (8) COURSES:

- 1) N 89 degrees 18' 52" E 341.95 feet along Reuben H. Miller and Ruth Ann Miller's (O.R. 943 page 5491) south line to a 5/8 inch rebar found;
- 2) S 03 degrees 42' 16" E 682.48 feet (passing into the southeast quarter of Section 23) along Ben Hostetler and Nancy Hostetler's (O.R. 945 page 1085) west line to a mag nail found in Harrison Road aka C.R. 2, witnessed by a 5/8 inch rebar found N 03 degrees 42' 16" W 25.59 feet;
- 3) S 84 degrees 39' 06" W 97.02 feet along the centerline of Harrison Road aka C.R. 2 to a mag nail found;
- 4) S 80 degrees 02' 00" W 87.29 feet along the centerline of Harrison Road aka C.R. 2 to a mag nail found;
- 5) S 77 degrees 37' 42" W 122.33 feet along the centerline of Harrison Road aka C.R. 2 to a mag nail found;
- 6) N 02 degrees 46' 58" W 56.37 feet partly along Robert R. Miller, Trustee's (O.R. 879 page 1928 and O.R. 877 page 2399) east line and partly through the lands of Martin J. Mast and Susan M. Mast (O.R. 929 page 3148) to an iron pin set on the quarter section line;

- 7) N 03 degrees 33' 37" W 277.30 feet (passing into the northeast quarter of Section 23) through the lands of Martin Mast and Susan Mast (O.R. 946 page 4939) to an iron pin set;
- 8) N 09 degrees 13' 18" W 399.40 feet through the lands of said Mast to the TRUE POINT OF BEGINNING.

This parcel contains 5.059 acres, but subject to all highways and easements of record. Containing 4.858 acres in the northeast quarter of Section 23 and 0.201 acres in the southeast quarter of Section 23.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 Adjustment).

This description prepared by Donald C. Baker, P.S. 6938, November 1, 2022.
For survey, See Volume XX, Page 372 of the Wayne County Survey Records.



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Description 9.634 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), northeast and southeast quarters of Section 23, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Nonpariel Road aka T.R. 202 marking the southwest corner of the northeast quarter of Section 23, thence N 89 degrees 18' 52" E 30.00 feet along the quarter section line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following ELEVEN (11) COURSES:

- 1) N 89 degrees 18' 52" E 339.47 feet along the quarter section line to an iron pin set;
- 2) N 01 degrees 19' 10" W 427.61 feet through the lands of Martin Mast and Susan Mast (O.R. 946 page 4939) to an iron pin set on Willis M. Mast and Linda Sue Mast's (O.R. 944 page 501) south line;
- 3) N 89 degrees 18' 52" E 569.70 feet along said Mast's south line to a 5/8 inch rebar found;
- 4) N 01 degrees 19' 10" W 244.36 feet along said Mast's east line to a 5/8 inch rebar found;
- 5) S 09 degrees 13' 18" E 399.40 feet through the lands of said Martin Mast and Susan Mast to an iron pin set;
- 6) S 03 degrees 33' 37" E 277.30 feet through the lands of said Mast to an iron pin set on the quarter section line;
- 7) S 02 degrees 46' 58" E 29.17 feet (passing into the southeast quarter of Section 23) through the lands of Martin J. Mast and Susan M. Mast (O.R. 929 page 3148) to a 5/8 inch rebar found in Harrison Road aka C.R. 2;
- 8) N 75 degrees 12' 31" W 1033.27 feet along Robert R. Miller, Trustee's (O.R. 879 page 1928 and O.R. 877 page 2399) north line and along Harrison Road aka C.R. 2 to a R.R. spike found on the quarter section line;

- 9) N 01 degrees 28' 42" W 30.68 feet along the quarter section line to a R.R. spike found;
- 10) N 76 degrees 29' 21" E 30.67 feet along Harrison Road aka C.R. 2 to a 5/8 inch rebar found;
- 11) N 01 degrees 28' 42" W 243.51 feet along Nonpariel Road aka T.R. 202 to the TRUE POINT OF BEGINNING.

This parcel contains 9.634 acres, but subject to all highways and easements of record. Containing 6.225 acres in the northeast quarter of Section 23 and 3.409 acres in the southeast quarter of Section 23.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 Adjustment).

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Description 3.332 acre parcel

Situated in the Township of Franklin (T-14 N, R-13 W), northeast quarter of Section 23, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found in Nonpariel Road aka T.R. 202 marking the southwest corner of the northeast quarter of Section 23, thence N 89 degrees 18' 52" E 30.00 feet along the quarter section line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 01 degrees 19' 10" W 427.61 feet along Nonpariel Road aka T.R. 202 to a 5/8 inch rebar found;
- 2) N 89 degrees 18' 52" E 339.47 feet along Willis M. Mast and Linda Sue Mast's (O.R. 944 page 501) south line to an iron pin set;
- 3) S 01 degrees 19' 10" E 427.61 feet through the lands of Martin Mast and Susan Mast (O.R. 946 page 4939) to an iron pin set on the quarter section line;
- 4) S 89 degrees 18' 52" W 339.47 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 3.332 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 Adjustment).

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