

DESCRIPTION OF SURVEY
2.040 ACRES PARCEL
LANDS OF: COREENE D. LANE

(Vacant Land)
Revised: 18 October, 2022

Situated in the Township of Chippewa, County of Wayne, State of Ohio, and known as being a part of the Northwest and Southwest Quarters of Section 2, Township 18 North, Range 11 West and bounded and described as follows:

Beginning at a 5/8" rebar with Moine cap found in the centerline of Calaboone Road (T. R. 61) at the Southwest corner of the Northwest Quarter of Section 2, said point witnessed by the Northwest corner of a brick house found North 27° 04' 39" East, a distance of 100.65 feet, said point also witnessed by the Southwest corner of said brick house found North 72° 19' 32" East, a distance of 45.29 feet, and said point also witnessed by Summit County G.I.S. Monument No. 205 found North 11° 45' 52" West, a distance of 2459.27 feet;

Thence North 00° 47' 02" West along the West line of Northwest Quarter of Section 2 and the centerline of Calaboone Road (T. R. 61), a distance of 331.39 feet to a point at the Southwest corner of lands, now or formerly, owned by William James Lepley, Jr. and Richard M. Talbott, Trustee;

Thence North 89° 16' 43" East along the South line of said Lepley, etal. lands, and passing through a 1/2" iron rod found at 0.08 feet, a distance of 858.31 feet to a 5/8" rebar with cap set at the **TRUE PLACE OF BEGINNING** of the parcel of land herein described;

- 1) Thence continuing North 89° 16' 43" East along the South line of said Lepley, etal. lands, and passing through a 5/8" rebar with cap set at 214.33 feet, a distance of 224.33 feet to 5/8" rebar with Moine cap found, said point witnessed by a bent 7/8" pinched iron pipe found South 28° 02' 46" West, a distance of 0.39 feet, said point also witnessed by an old bent 7/8" iron pipe found North 89° 16' 43" East, a distance of 13.08 feet;
- 2) Thence South 14° 05' 00" East along a Westerly line of said Lepley, etal. lands, a distance of 514.82 feet to a railroad spike found in the centerline of North Portage Street (C.R. 5A), said line passing through a 5/8" rebar with Moine cap found 32.83 feet from the centerline of said road, said point also witnessed by a 7/8" iron pipe found North 51° 58' 19" East along the centerline of said road, a distance of 105.36 feet;
- 3) Thence South 51° 58' 19" West along the centerline of said road, a distance of 53.38 feet to a point at the Southeasterly corner of lands, now or formerly, owned by Bryson S. Hall;

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- 4) Thence North $14^{\circ} 48' 44''$ West along the Easterly line of said Hall lands, and passing through a 5/8" rebar with Johanyak cap found at 33.51 feet, a distance of 201.25 feet to a 5/8" rebar found;
- 5) Thence South $73^{\circ} 59' 06''$ West along the Northerly line of said Hall lands, a distance of 167.00 feet to a 5/8" rebar with cap set;
- 6) Thence North $14^{\circ} 05' 00''$ West, a distance of 392.73 feet to the **TRUE PLACE OF BEGINNING**, and containing within said bounds 2.040 Acres of land, more or less, of which 0.040 Acre is contained within the limits of the existing road right of way, and of which 1.739 Acres is contained within the Northwest Quarter and of which 0.301 Acre is contained within the Southwest Quarter of Section 2, but subject to all legal highways as Surveyed by Joseph H. Moine, Jr., Registered Professional Surveyor No. 6732 in October, 2022.

The Basis of Bearing for this Survey is the State Plane Grid, Ohio North Zone, 1983 Datum, as determined by G.P.S. observations.

The lengths in this survey may be converted into State Plane Grid lengths by multiplying ground distances by a combined average scale factor of 0.99994010.

For reference survey, see Survey Volume XX, Page 380.



Joseph H. Moine, Jr.
18 OCT, 2022

Joseph H. Moine, Jr.
Registered Professional Surveyor No. 6732

DESCRIPTION OF SURVEY
8.041 ACRES PARCEL
LANDS OF: COREENE D. LANE

(Vacant Land)
Revised: 18 October, 2022

Situated in the Township of Chippewa, County of Wayne, State of Ohio, and known as being a part of the Northwest and Southwest Quarters of Section 2, Township 18 North, Range 11 West and bounded and described as follows:

Beginning at a 5/8" rebar with Moine cap found in the centerline of Calaboone Road (T. R. 61) at the Southwest corner of the Northwest Quarter of Section 2, said point witnessed by the Northwest corner of a brick house found North 27° 04' 39" East, a distance of 100.65 feet, said point also witnessed by the Southwest corner of said brick house found North 72° 19' 32" East, a distance of 45.29 feet, and said point also witnessed by Summit County G.I.S. Monument No. 205 found North 11° 45' 52" West, a distance of 2459.27 feet;

Thence North 00° 47' 02" West along the West line of Northwest Quarter of Section 2 and the centerline of Calaboone Road (T. R. 61), a distance of 331.39 feet to a point at the Southwest corner of lands, now or formerly, owned by William James Lepley, Jr. and Richard M. Talbott, Trustee, said point also being the Northwest corner of lands, now or formerly, owned by Mandi E. Wilson;

Thence North 89° 16' 43" East along the North line of said Wilson lands and the South line of said Lepley, etal. lands, and passing through a 1/2" iron rod found at 0.08 feet, a distance of 401.97 feet to a point at the TRUE PLACE OF BEGINNING of the parcel of land herein described, said point also being the Northeast corner of said Wilson lands, and said point witnessed by an old 1-1/8" iron pipe found North 00° 19' 21" West, a distance of 1.26 feet;

- 1) Thence continuing North 89 16' 43" East along the South line of said Lepley, etal. lands, a distance of 456.34 feet to a 5/8" rebar with cap set;
- 2) Thence South 14° 05' 00" East, a distance of 392.73 feet to a 5/8" rebar with cap set in the Northerly line of lands, now or formerly, owned by Bryson S. Hall;
- 3) Thence South 73° 59' 06" West along the Northerly line of said Hall lands, a distance of 351.41 feet to a 5/8" rebar with cap set;
- 4) Thence South 38° 15' 29" East along the Westerly line of said Hall lands, a distance of 379.26 feet to a point in the centerline of North Portage Street (C.R. 5A), said line passing through a 5/8" rebar found 29.26 feet from the centerline of said road;

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- 5) Thence South 51° 58' 19" West along the centerline of said road, a distance of 278.73 feet to an old square nail found at the Southeast corner of lands, now or formerly, owned by Melvin W. & Charlotte L. Husk, said point witnessed by a 1" pinched iron pipe found North 37° 52' 59" West, a distance of 27.04 feet;
- 6) Thence North 38° 16' 47" West along the Northeasterly line of said Husk lands and along a Northeasterly line of lands, now or formerly, owned by Matthew Douglas Price, a distance of 364.31 feet to a 1-1/4" iron pipe in concrete found;
- 7) Thence North 00° 19' 21" West along the East line of said Price lands and along the East line of lands, now or formerly, owned by the aforementioned Wilson lands, a distance of 655.68 feet to the **TRUE PLACE OF BEGINNING**, and containing within said bounds 8.041 Acres of land, more or less, of which 0.192 Acre is contained within the limits of the existing road right of way, and of which 3.829 Acres is contained within the Northwest Quarter and 4.212 Acres is contained within the Southwest Quarter of Section 2, but subject to all legal highways as Surveyed by Joseph H. Moine, Jr., Registered Professional Surveyor No. 6732 in October, 2022.

The Basis of Bearing for this Survey is the State Plane Grid, Ohio North Zone, 1983 Datum, as determined by G.P.S. observations.

The lengths in this survey may be converted into State Plane Grid lengths by multiplying ground distances by a combined average scale factor of 0.99994010.

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