

BOUNDARY DESCRIPTION
6.253 Acres

Situated in the State of Ohio, County of Wayne, **Township of Salt Creek** in the **southwest quarter of Section 17** and the **southeast quarter of Section 18, T-15N, R-12W.**

Being part of the land described in deeds to **Mark J. and Mary J. Yoder** recorded in official record volume 902, page 5586 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Beginning at a railroad spike found in Carr Road (County Road 94A), marking the northwest corner of the southwest quarter of Section 17 – witnessed by a capped reference pin found N 02° 30' 50" E 30.03 feet.

Thence with the following TEN courses:

- 1) **S 87° 14' 03" E 73.29 feet**, along the north line of the quarter section and in Carr Road, to the northwest corner of Truman P. and Amanda L. Raber as described in official record volume 284, page 335 – witnessed by a capped reference pin marked "Rudolph 6449" found S 02° 55' 53" W 30.10 feet.
- 2) **S 02° 55' 53" W 1020.00 feet**, along the west line of Raber, to a 5/8 inch diameter steel pin found on the north line of Andy P. and Rosanna J. Miller as described in official record volume 903, page 3445.
- 3) **N 87° 44' 53" W 72.82 feet**, along the north line of Miller, to a capped marked "Rudolph" found on the west line of the quarter section at the northeast corner of Andrew A. Troyer as described in official record volume 889, page 2169.
- 4) **N 87° 55' 35" W 147.32 feet**, along the north line of Troyer and into the southeast quarter of Section 18, to the southeast corner of a 1.402 acre parcel – witnessed by a capped pin marked "Rudolph" found N 03° 49' 37" E 0.53 feet.
- 5) **N 03° 49' 37" E 275.13 feet**, along the east line of the 1.402 acre parcel, to a capped pin set.
- 6) **N 87° 55' 35" W 109.26 feet**, along the north line of the 1.402 acre parcel, to a capped pin set on an easterly line of Abe A. and Sarah M. Troyer as described in official record volume 902, page 5582.
- 7) **N 02° 56' 24" E 347.43 feet**, along the easterly line Troyer, to a capped pin found.

- 8) **S 87° 55' 35" E 75.00 feet**, along a southerly line of Troyer, to a capped pin set.
- 9) **N 02° 56' 24" E 398.08 feet**, along the west line of a 0.274 acre parcel described in a deed to Mark J. and Mary J. Yoder recorded in official record volume ____, page ____, to a point on the north line of the quarter section and in Carr Road – witnessed by a capped reference pin set S 02° 56' 24" W 30.09 feet.
- 10) **S 87° 57' 55" E 176.70 feet**, along the north line of the quarter section and in Carr Road, to the **Point of Beginning**.

This parcel contains 6.253 acres and is subject to the access easement described in official record volume ____, page ____.

Prior Instrument: official record volume 902, page 5586 and official record volume ____, page ____.

Permanent Parcel #: 45-00345.001

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 2022, 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 395

All bearings are related and common with record survey WW-522.

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 12/12/22

Edward A. Gasbarre, P.S. 7036

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BOUNDARY DESCRIPTION
7.809 Acres

Situated in the State of Ohio, County of Wayne, **Township of Salt Creek** in the **southeast quarter of Section 18, T-15N, R-12W.**

Being part of the land described in a deed to **Abe A. and Sarah M. Troyer** recorded in official record volume 902, page 5582 of the Wayne County records.

Described as follows:

Commencing at a railroad spike found in Carr Road (County Road 94A), marking the northeast corner of the southeast quarter of Section 18 – witnessed by a capped reference pin found N 02° 30' 50" E 30.03 feet.

Thence N 87° 57' 55" W 176.70 feet, along the north line of the quarter section and in Carr Road, to the northwest corner of a 0.274 acre parcel described in a deed to Mark J. and Mary J. Yoder recorded in official record volume ____, page ____, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference set S 02° 56' 24" W 30.09 feet.

Thence with the following NINE courses:

- 1) **S 02° 56' 24" W 398.08 feet**, along the west line of the 0.274 acre parcel, to a capped pin set on a northerly line of Mark J. and Mary J. Yoder as described in official record volume 902, page 5586.
- 2) **N 87° 55' 35" W 75.00 feet**, along the northerly line of Yoder, to a capped pin found.
- 3) **S 02° 56' 24" W 347.43 feet** to a capped pin set at the northeast corner of a 0.726 acre parcel described in a deed to Mark J. and Mary J. Yoder recorded in official record volume ____, page ____.
- 4) **N 87° 55' 35" W 115.00 feet**, along the north line of the 0.726 acre parcel, to a capped pin set.
- 5) **S 02° 56' 24" W 275.03 feet**, along the west line of the 0.726 acre parcel, to a point on the north line of Andrew A. Troyer as described in official record volume 889, page 2169 – witnessed by a capped pin marked "Rudolph" found N 02° 56' 24" E 0.25 feet.
- 6) **N 87° 55' 35" W 220.18 feet**, along the north line of Troyer, to the southeast corner of Andrea J. Fletcher and Jessie Kidd as described in official record volume 779, page 678 – witnessed by a capped pin marked "Rudolph" found N 02° 56' 10" E 0.27 feet.

- 7) **N 02° 56' 10" E 522.20 feet**, along the east line of Fletcher and Kidd, to a 5/8 inch diameter steel pin found at the southeast corner of Joe E. and Barbara E. Hostetler as described in official record volume 903, page 1067.
- 8) **N 02° 57' 54" E 498.06 feet**, along the west line of Hostetler, to a point on the north line of the quarter section and in Carr Road – witnessed by a capped reference pin marked “Rudolph” found S 02° 57' 54" W 30.00 feet.
- 9) **S 87° 57' 55" E 410.00 feet**, along the north line of the quarter section and in Carr Road, to the **Point of Beginning**.

This parcel contains 7.809 acres.

A portion of this parcel lies within a known floodplain.

Prior Instrument: official record volume 902, page 5582.

Permanent Parcel #: 45-00345.004

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 2022, 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 395

All bearings are related and common with record survey WW-522.

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.

 12/12/22

Edward A. Gasbarre, P.S. 7036

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BOUNDARY DESCRIPTION
1.402 Acres

Situated in the State of Ohio, County of Wayne, **Township of Salt Creek** in the **southeast quarter of Section 18, T-15N, R-12W.**

Being part of the land described in a deed to **Mark J. and Mary J. Yoder** recorded in official record volume 902, page 5586 and official record volume ____, page ____, of the Wayne County records.

Described as follows:

Commencing at a railroad spike found in Carr Road (County Road 94A), marking the northeast corner of the southeast quarter of Section 18 – witnessed by a capped reference pin found N 02° 30' 50" E 30.03 feet.

Thence S 02° 54' 18" W 1020.65 feet, along the east line of the quarter section, to a capped pin marked Rudolph 6449" found at the northeast corner of Andrew A. Troyer as described in official record volume 889, page 2169.

Thence N 87° 55' 35" W 147.32 feet, along the north line of Troyer, to the **Point of Beginning** for the parcel herein described – witnessed by a capped pin marked "Rudolph" found N 03° 49' 37" E 0.53 feet.

Thence with the following FOUR courses:

- 1) **N 87° 55' 35" W 220.00 feet**, along the north line of Troyer, to the southwest corner of a 0.726 acre parcel - witnessed by a capped pin marked "Rudolph" found N 02° 56' 24" E 0.25 feet.
- 2) **N 02° 56' 24" E 275.03 feet**, along the west line of the 0.726 acre parcel, to a capped pin set.
- 3) **S 87° 55' 35" E 224.26 feet**, along the north line of the 0.726 acre parcel and the extension thereof, to a capped pin set.
- 4) **S 03° 49' 37" W 275.13 feet** to the **Point of Beginning**.

This parcel contains 1.402 acres and has no frontage on any public way.

Prior Instrument: official record volume 902, page 5586 and official record volume ____, page ____.

Permanent Parcel #: part of 45-00345.001 : PART OF 45-00345.004

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 2022, 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 395

All bearings are related and common with record survey WW-522.

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.

 12/12/22

Edward A. Gasbarre, P.S. 7036

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ACCESS EASEMENT DESCRIPTION

Situated in the State of Ohio, County of Wayne, **Township of Salt Creek** in the **southeast quarter of Section 18, T-15N, R-12W**.

Being part of the land described in deeds to **Mark J. and Mary J. Yoder** recorded in official record volume 902, page 5586 and official record volume ____, page ____ of the Wayne County records.

Described as follows:

Commencing at a railroad spike found in Carr Road (County Road 94A), marking the northeast corner of the southeast quarter of Section 18 – witnessed by a capped reference pin found N 02° 30' 50" E 30.03 feet.

Thence N 87° 57' 55" W 176.70 feet, along the north line of the quarter section and in Carr Road, to the **Point of Beginning** for the easement herein described – witnessed by a capped reference pin set S 02° 56' 24" W 30.09 feet.

Thence with the following TEN courses:

- 1) **S 87° 57' 55" E 60.01 feet**, along the north line of the quarter section and in Carr Road, to a point.
- 2) **S 02° 56' 24" W 60.00 feet** to a point.
- 3) **S 47° 56' 24" W 42.43 feet** to a point.
- 4) **S 02° 56' 24" W 338.57 feet** to a capped pin set.
- 5) **S 47° 56' 24" W 106.05 feet** to a capped pin set.
- 6) **S 02° 56' 24" W 243.58 feet** to a capped pin set on the north line of a 1.402 acre parcel.
- 7) **N 87° 57' 35" W 30.00 feet**, along the north line of the 1.402 acre parcel, to a capped pin set on an easterly line of Abe A. and Sarah M. Troyer as described in official record volume 902, page 5582.
- 8) **N 02° 56' 24" E 347.43 feet**, along the easterly line of Troyer, to a capped pin found.
- 9) **S 87° 55' 35" E 75.00 feet**, along a southerly line of Troyer, to a capped pin set.

10) **N 02° 56' 24" E 398.08 feet**, along the west line of a 0.274 acre parcel described in a deed to Mark J. and Mary J. Yoder recorded in official record volume ____, page ____, to the **Point of Beginning**.

Prior Instrument: official record volume 902, page 5586 and official record ____, page ____.

Permanent Parcel #: part of 45-00345.001

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 2022, 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 395

All bearings are related and common with record survey WW-522.

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.

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