

Boundary Description  
8.359 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 22, T-15N, R-13W**.

Being part of the land described in a deed to **Donald D. Gerber** and **Debra J. Gerber** recorded in official record volume 951, page 1174 of the Wayne County records.

Described as follows:

**Commencing** at a stone monument found marking the northwest corner of Section 22.

Thence S 89° 25' 39" E 601.38 feet, along the north line of the quarter section, to a capped pin set at the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 00° 08' 19" W 133.62 feet.

Thence with the following SIX courses:

- 1) **S 89° 25' 39" E 1021.80 feet**, along the north line of the quarter section, to a 3/4 inch diameter steel pin found in Millersburg Road (State Route 83) – witnessed by a capped reference pin found N 89° 25' 39" W 20.44 feet.
- 2) **S 89° 31' 57" E 10.73 feet**, along the north line of the quarter section, to a point on the centerline of Millersburg Road (State Route 83).
- 3) **Southwesterly**, with the centerline of Millersburg Road and the arc of a curve concave to the southeast, a distance of 238.15 feet to a point of tangency – witnessed by a highway right-of-way monument found N 83° 09' 07" W 30.00 feet.

The aforementioned curve has the following properties;

Central Angle = 9°37'19"

Chord Distance = 237.87 feet

Radius = 1418.12 feet

Chord Bearing = S 11°39'32" W

- 4) **S 06° 50' 53" W 131.76 feet**, with the centerline of Millersburg Road, to a point – witnessed by a capped reference pin marked "Baker" found N 89° 36' 21" W 31.19 feet.
- 5) **N 89° 36' 21" W 969.61 feet** to a capped pin marked "Baker" found.
- 6) **N 00° 08' 19" E 367.41 feet** to the **Point of Beginning**.

**This parcel contains 8.359 acres.**

**Prior Instrument: official record volume 951, page 1174.**

**Permanent Parcel #: part of 30-00956.003**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in April of 2023, 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 483

All bearings are related and common with record survey QQ-171.

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 4/17/23

Edward A. Gasbarre, P.S. 7036

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Boundary Description  
13.859 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 22, T-15N, R-13W**.

Being part of the land described in a deed to **Donald D. Gerber** and **Debra J. Gerber** recorded in official record volume 951, page 1174 of the Wayne County records.

Described as follows:

**Commencing** at a stone monument found marking the northwest corner of Section 22.

Thence S 89° 25' 39" E 601.38 feet, along the north line of the quarter section, to a capped pin set at the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 00° 08' 19" W 133.62 feet.

Thence with the following SIX courses:

- 1) **S 89° 25' 39" E 1021.80 feet**, along the north line of the quarter section, to a 3/4 inch diameter steel pin found in Millersburg Road (State Route 83) – witnessed by a capped reference pin found N 89° 25' 39" W 20.44 feet.
- 2) **S 89° 31' 57" E 10.73 feet**, along the north line of the quarter section, to a point on the centerline of Millersburg Road (State Route 83).
- 3) **Southwesterly**, with the centerline of Millersburg Road and the arc of a curve concave to the southeast, a distance of 238.15 feet to a point of tangency – witnessed by a highway right-of-way monument found N 83° 09' 07" W 30.00 feet.

The aforementioned curve has the following properties;

Central Angle = 9°37'19"

Chord Distance = 237.87 feet

Radius = 1418.12 feet

Chord Bearing = S 11°39'32" W

- 4) **S 06° 50' 53" W 384.27 feet**, with the centerline of Millersburg Road, to a point – witnessed by a capped reference pin marked "Baker" found N 89° 36' 21" W 31.19 feet.
- 5) **N 89° 36' 21" W 940.11 feet** to a capped pin marked "Baker" found.
- 6) **N 00° 08' 19" E 618.32 feet** to the **Point of Beginning**.

**This parcel contains 13.859 acres.**

**Prior Instrument: official record volume 951, page 1174.**

**Permanent Parcel #: all of 30-00956.006**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in April of 2023, 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 483

All bearings are related and common with record survey QQ-171.

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 4/17/23*

Edward A. Gasbarre, P.S. 7036

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Boundary Description  
5.085 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 22, T-15N, R-13W**.

Being part of the land described in a deed to **Donald D. Gerber** and **Debra J. Gerber** recorded in official record volume 951, page 1174 of the Wayne County records.

Described as follows:

**Beginning** at a stone monument found marking the northwest corner of Section 22.

Thence with the following FOUR courses:

- 1) **S 89° 25' 39" E 601.38 feet**, along the north line of the quarter section, to a capped pin set – witnessed by a capped reference pin set **S 00° 08' 19" W 133.62 feet**.
- 2) **S 00° 08' 19" W 367.41 feet** to a capped pin marked "Baker" found.
- 3) **N 89° 36' 21" W 601.37 feet** to a capped pin marked "Baker" found on the west line of the quarter section.
- 4) **N 00° 08' 19" E 369.28 feet**, along the west line of the quarter section, to the **Point of Beginning**.

**This parcel contains 5.085 acres** and has no frontage on any public way.

**Prior Instrument: official record volume 951, page 1174.**

**Permanent Parcel #: part of 30-00956.003**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in April of 2023, 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 ~~483~~

All bearings are related and common with record survey QQ-171.

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.

 4/17/23

Edward A. Gasbarre, P.S. 7036

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Boundary Description  
18.085 Acres

Situated in the State of Ohio, County of Wayne, **Township of Franklin** in the **northwest quarter of Section 22, T-15N, R-13W.**

Being part of the land described in a deed to **Donald D. Gerber** and **Debra J. Gerber** recorded in official record volume 951, page 1174 of the Wayne County records.

Described as follows:

**Beginning** at a stone monument found marking the northwest corner of Section 22.

Thence with the following NINE courses:

- 1) **S 89° 25' 39" E 601.38 feet**, along the north line of the quarter section, to a capped pin set – witnessed by a capped reference pin set **S 00° 08' 19" W 133.62 feet**.
- 2) **S 00° 08' 19" W 618.32 feet** to a capped pin marked "Baker" found.
- 3) **S 89° 36' 21" E 940.11 feet** to a point on the centerline of Millersburg Road (State Route 83) – witnessed by a capped reference pin marked "Baker" found **N 89° 36' 21" W 31.19 feet**.
- 4) **S 06° 50' 53" W 15.23 feet**, along the centerline of Millersburg Road, to a point – witnessed by a capped reference pin found **S 82° 16' 33" E 30.00 feet**.
- 5) **S 08° 36' 01" W 45.33 feet**, along the centerline of Millersburg Road, to a point – witnessed by a 5/8 inch diameter steel reference pin found **N 89° 36' 21" W 30.31 feet**.
- 6) **N 89° 36' 21" W 931.66 feet** to a capped pin marked "Baker" found.
- 7) **S 00° 08' 19" W 537.35 feet** to a 5/8 inch diameter steel pin found on the north line of Jeffrey Taylor Elliott as described in official record volume 226, page 864.
- 8) **N 89° 36' 21" W 601.37 feet**, along the north line of Elliott, to a capped pin marked "Baker" found on the west line of the quarter section.
- 9) **N 00° 08' 19" E 1217.54 feet**, along the west line of the quarter section, to the **Point of Beginning**.

**This parcel contains 18.085 acres.**

**Prior Instrument: official record volume 951, page 1174.**

**Permanent Parcel #: all of 30-00956.004**

This description was prepared by Edward A. Gasbarre, P.S. 7036 from information contained in a survey made under his direction, in April of 2023, 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 483

All bearings are related and common with record survey QQ-171.

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* 4/17/23

Edward A. Gasbarre, P.S. 7036

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