

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

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

Description 0.153 acre parcel

Situated in the Township of Plain (T-21 N, R-15 W), southwest quarter of Section 13, County of Wayne and State of Ohio.

Described as follows:

Beginning at a 5/8 inch rebar found on the Ashland County line at the intersection of Garst Road aka T.R. 18 and Bell Road aka C.R. 93 marking the northwest corner of the southwest quarter of Section 13 the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found S 07 degrees 55' 29" E 33.54 feet.

thence with the following FOUR (4) COURSES:

- 1) S 07 degrees 55' 29" E 257.23 feet along JR ME LLC's (O.R. 822 page 2578) west line to a 5/8 inch rebar found;
- 2) S 03 degrees 30' 36" W 78.38 feet along said JR ME LLC's west line to an iron pin set;
- 3) N 86 degrees 30' 05" W 28.14 feet through the lands of Mohican Hills Real Estate LLC (O.R. 953 page 2590) to an iron pin set on the Ashland County line and on the section line;
- 4) N 00 degrees 26' 44" W 331.30 feet along the Ashland County line and along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 0.153 acres, but subject to all highways and easements of record.

The above described 0.153 acre parcel is being created pursuant to Ohio Revised Code Section 711. 001, wherein it is a transfer of property between adjoining landowners 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.

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

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

This description prepared by Donald C. Baker, P.S. 6938, July 21, 2023.
For survey, See Volume XX, Page 554 of the Wayne County Survey Records.



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Description 1.622 acre parcel

Situated in the Township of Plain (T-21 N, R-15 W), southwest quarter of Section 13, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found on the Ashland County line at the intersection of Garst Road aka T.R. 18 and Bell Road aka C.R. 93 marking the northwest corner of the southwest quarter of Section 13, thence S 00 degrees 26' 44" E 331.30 feet along the Ashland County line and along the section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following TEN (10) COURSES:

- 1) S 86 degrees 30' 05" E 28.14 feet through the lands of Mohican Hills Real Estate LLC (O.R. 953 page 2590) to an iron pin set;
- 2) S 03 degrees 30' 36" W 44.81 feet along JR ME LLC's (O.R. 822 page 2578) west line to a 5/8 inch rebar found;
- 3) S 00 degrees 17' 12" E 415.52 feet along said JR ME LLC's west line to a 5/8 inch rebar found;
- 4) S 00 degrees 52' 42" W 741.88 feet along said JR ME LLC's west line to a 5/8 inch rebar found;
- 5) S 84 degrees 43' 07" E 8.94 feet along said JR ME LLC's south line to a 5/8 inch rebar found;
- 6) S 23 degrees 38' 19" E 234.77 feet along said JR ME LLC's west line to a 5/8 inch rebar found;
- 7) S 11 degrees 25' 56" E 64.00 feet along said JR ME LLC's west line to a 5/8 inch rebar found;
- 8) S 01 degrees 54' 08" E 197.83 feet along said JR ME LLC's west line to a 5/8 inch rebar found;

- 9) S 67 degrees 29' 24" W 135.18 feet along said JR ME LLC's north line to a point on the Ashland County line and on the section line, witnessed by a 5/8 inch rebar found N 67 degrees 29' 24" E 0.59 feet;
- 10) N 00 degrees 26' 44" W 1731.90 feet along the Ashland County line and along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 1.622 acres, but subject to all easements of record.

The above described 1.622 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer of property between adjoining landowners 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.

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

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

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