

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

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

### Description 11.941 acre parcel

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) N 89 degrees 22' 00" E 687.00 feet to an iron pin set;
- 2) S 02 degrees 51' 15" E 317.20 feet to an iron pin set;
- 3) N 89 degrees 22' 00" E 502.32 feet to a point in the center of Carr Road aka C.R. 94A, witnessed by an iron pin set S 89 degrees 22' 00" W 24.82 feet;
- 4) S 13 degrees 57' 52" W 271.73 feet along the centerline of Carr Road aka C.R. 94A to a point, witnessed by a 5/8 inch rebar found S 89 degrees 22' 00" W 22.84 feet;
- 5) S 89 degrees 22' 00" W 1110.63 feet along Andrew A. Yoder, Alma E. Yoder, Allen E. Yoder, and Kathy E. Yoder's (O.R. 900 page 2801) north line to a 5/8 inch rebar found on the quarter section line;
- 6) N 02 degrees 51' 18" W 580.35 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 11.941 acres, but subject to all highways and easements of record.

This parcel has access by a 30 foot easement for the purpose of ingress and egress, further described as follows:

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter

section line to an iron pin set, thence N 89 degrees 22' 00" E 672.00 feet to a point the TRUE POINT OF BEGINNING.

thence with the following TWO (2) COURSES along the centerline of a 30 foot easement:

- 1) N 00 degrees 38' 00" W 15.00 feet through the lands of David A. Miller and Anna Miller (O.R. 906 page 879, PN 27-00677.004) to a point;
- 2) N 89 degrees 22' 00" E 612.16 feet through the lands of said Miller to a point in the center of Carr Road aka C.R. 94A and THERE ENDS.

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, December 1, 2023.  
For survey, See Volume XX, Page 658 of the Wayne County Survey Records.



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**Description 9.554 acre parcel**

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 842.30 feet along the quarter section line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following SEVEN (7) COURSES:

- 1) N 88 degrees 48' 54" E 855.28 feet along Ivan J. Weaver and Kathy D. Weaver's (O.R. 955 page 5635) south line and along Levi J. Weaver and Martha A. Weaver's (O.R. 955 page 5649) south line to a 5/8 inch rebar found;
- 2) S 02 degrees 26' 19" E 206.81 feet along Eli J. Stutzman and Frances H. Stutzman's (O.R. 586 page 194) west line to a 5/8 inch rebar found;
- 3) S 13 degrees 57' 52" W 258.54 feet along Duane M. Miller and Miriam R. Miller's (O.R. 906 page 877) west line to an iron pin set;
- 4) N 89 degrees 22' 00" E 513.95 feet along said Miller's south line to a point in the center of Carr Road aka C.R. 94A, witnessed by a 5/8 inch rebar found S 89 degrees 22' 00" W 25.27 feet;
- 5) S 13 degrees 57' 52" W 31.00 feet along the centerline of Carr Road aka C.R. 94A to a point, witnessed by an iron pin set S 89 degrees 22' 00" W 25.16 feet;
- 6) S 89 degrees 22' 00" W 1284.16 feet to an iron pin set on the quarter section line;
- 7) N 02 degrees 51' 18" W 479.03 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 9.554 acres, but subject to all highways and easements of record.

This parcel is subject to and has access by a 30 foot easement for the purpose of ingress and egress, further described as follows:

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set, thence N 89 degrees 22' 00" E 672.00 feet to a point the TRUE POINT OF BEGINNING.

thence with the following TWO (2) COURSES along the centerline of a 30 foot easement:

- 1) N 00 degrees 38' 00" W 15.00 feet through the lands of David A. Miller and Anna Miller (O.R. 906 page 879, PN 27-00677.004) to a point;
- 2) N 89 degrees 22' 00" E 612.16 feet through the lands of said Miller to a point in the center of Carr Road aka C.R. 94A and THERE ENDS.

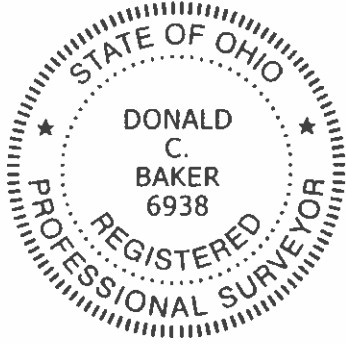
All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938".

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

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### Description 4.000 acre parcel

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 842.30 feet along the quarter section line to a 5/8 inch rebar found, thence N 88 degrees 48' 54" E 855.28 feet along Ivan J. Weaver and Kathy D. Weaver's (O.R. 955 page 5635) south line and along Levi J. Weaver and Martha A. Weaver's (O.R. 955 page 5649) south line to a 5/8 inch rebar found, thence S 02 degrees 26' 19" E 206.81 feet along Eli J. Stutzman and Frances H. Stutzman's (O.R. 586 page 194) west line to a 5/8 inch rebar found, thence S 13 degrees 57' 52" W 258.54 feet along Duane M. Miller and Miriam R. Miller's (O.R. 906 page 877) west line to an iron pin set, thence N 89 degrees 22' 00" E 513.95 feet along said Miller's south line to a point in the center of Carr Road aka C.R. 94A, thence S 13 degrees 57' 52" W 31.00 feet along the centerline of Carr Road aka C.R. 94A to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 89 degrees 22' 00" W 25.16 feet.

thence with the following FOUR (4) COURSES:

- 1) S 13 degrees 57' 52" W 327.53 feet along the centerline of Carr Road aka C.R. 94A to a point, witnessed by an iron pin set S 89 degrees 22' 00" W 24.82 feet;
- 2) S 89 degrees 22' 00" W 502.32 feet to an iron pin set;
- 3) N 02 degrees 51' 15" W 317.20 feet to an iron pin set;
- 4) N 89 degrees 22' 00" E 597.16 feet to the TRUE POINT OF BEGINNING.

This parcel contains 4.000 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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### Description 9.743 acre parcel

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set, thence S 02 degrees 51' 18" E 139.46 feet along the quarter section line to a point the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) N 89 degrees 22' 00" E 687.00 feet along David A. Miller and Anna Miller's (O.R. 906 page 879, PN 27-00677.006) south line to a point;
- 2) S 02 degrees 51' 15" E 177.74 feet through the lands of said Miller (PN 27-00677.004) to an iron pin set;
- 3) N 89 degrees 22' 00" E 502.32 feet through the lands of said Miller to a point in the center of Carr Road aka C.R. 94A, witnessed by an iron pin set S 89 degrees 22' 00" W 24.82 feet;
- 4) S 13 degrees 57' 52" W 271.73 feet along the centerline of Carr Road aka C.R. 94A to a point, witnessed by a 5/8 inch rebar found S 89 degrees 22' 00" W 22.84 feet;
- 5) S 89 degrees 22' 00" W 1110.63 feet along Andrew A. Yoder, Alma E. Yoder, Allen E. Yoder, and Kathy E. Yoder's (O.R. 900 page 2801) north line to a 5/8 inch rebar found on the quarter section line;
- 6) N 02 degrees 51' 18" W 440.90 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 9.743 acres, but subject to all highways and easements of record. To go to adjoiner.

The 9.743 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer between adjoining land owners 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 6938".  
Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83,  
2011 Adjustment.

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**Description 1.844 acre parcel**

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set, thence S 02 degrees 51' 18" E 139.46 feet along the quarter section line to a point, thence N 89 degrees 22' 00" E 687.00 feet along David A. Miller and Anna Miller's (O.R. 906 page 879, PN 27-00677.004) north line to a point the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 02 degrees 51' 15" W 139.46 feet through the lands of said Miller (PN 27-00677.006) to an iron pin set;
- 2) N 89 degrees 22' 00" E 597.16 feet through the lands of said Miller to a point in the center of Carr Road aka C.R. 94A, witnessed by an iron pin set S 89 degrees 22' 00" W 25.16 feet;
- 3) S 13 degrees 57' 52" W 144.00 feet along the centerline of Carr Road aka C.R. 94A to a point;
- 4) S 89 degrees 22' 00" W 555.46 feet along said Miller's (PN 27-00677.004) north line to the TRUE POINT OF BEGINNING.

This parcel contains 1.844 acres, but subject to all highways and easements of record. To go to adjoiner.

The 1.844 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer between adjoining land owners 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.



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### Description 2.156 acre parcel

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set, thence S 02 degrees 51' 18" E 139.46 feet along the quarter section line to a point, thence N 89 degrees 22' 00" E 687.00 feet along David A. Miller and Anna Miller's (O.R. 906 page 879, PN 27-00677.006) south line to a point the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 89 degrees 22' 00" E 555.46 feet along said Miller's south line to a point in the center of Carr Road aka C.R. 94A;
- 2) S 13 degrees 57' 52" W 183.53 feet along the centerline of Carr Road aka C.R. 94A to a point, witnessed by an iron pin set S 89 degrees 22' 00" W 24.82 feet;
- 3) S 89 degrees 22' 00" W 502.32 feet through the lands of said Miller (PN 27-00677.004) to an iron pin set;
- 4) N 02 degrees 51' 15" W 177.74 feet through the lands of said Miller to the TRUE POINT OF BEGINNING.

This parcel contains 2.156 acres, but subject to all highways and easements of record. To go to adjoiner.

The 2.156 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer between adjoining land owners 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

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**Description 2.198 acre parcel**

Situated in the Township of East Union (T-16 N, R-12 W), southeast quarter of Section 14, County of Wayne and State of Ohio.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the southeast quarter of Section 14, thence S 02 degrees 51' 18" E 1321.33 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 89 degrees 22' 00" E 687.00 feet through the lands of David A. Miller and Anna Miller (O.R. 906 page 879, PN 27-00677.006) to an iron pin set;
- 2) S 02 degrees 51' 15" E 139.46 feet through the lands of said Miller to a point;
- 3) S 89 degrees 22' 00" W 687.00 feet along said Miller's (PN 27-00677.004) north line to a point on the quarter section line;
- 4) N 02 degrees 51' 18" W 139.46 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 2.198 acres, but subject to all highways and easements of record. To go to adjoiner.

The 2.198 acre parcel is being created pursuant to Ohio Revised Code Section 711.001, wherein it is a transfer between adjoining land owners 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

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