

BOUNDARY DESCRIPTION  
0.094 Acres

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southeast quarter of Section 21, T-16N, R-11W.**

Being part of the land described in a deed to **Wayne I. and Laura R. Yoder** as described in official recorded volume 949, page 732 of the Wayne County records.

Described as follows:

**Commencing** at a one inch diameter steel pin found in the intersection of Wenger Road (County Road 97) and Hackett Road (County Road 188) marking the southeast corner of Section 21.

Thence N 88° 59' 27" W 450.00 feet, along the south line of the quarter section and in Hackett Road, to the southwest corner of Nicholas A. and Lindsey A. Schlabach as described in official volume 958, page 3236.

Thence N 00° 27' 50" E 14.86 feet, along the west line of Schlabach, to a capped pin found at the **Point of Beginning** for the parcel herein described.

Thence with the following THREE courses:

- 1) N 08° 12' 04" W 235.26 feet to a capped pin set on a southerly line of Schlabach.
- 2) S 89° 32' 07" E 35.45 feet, along a southerly line of Schlabach, to a capped pin found.
- 3) S 00° 27' 50" W 232.57 feet, along a westerly line of Schlabach, to the **Point of Beginning**.

**This parcel contains 0.094 acres** and has no frontage on any public way.

Prior Instrument: official record volume 949, page 732.  
Permanent Parcel #: part of 47-01030.006

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 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 ~~725~~

All bearings are related and common with record survey WW-972.

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* 12/27/23

Edward A. Gasbarre, P.S. 7036

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**BOUNDARY DESCRIPTION**  
**6.464 Acres**

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southeast quarter of Section 21, T-16N, R-11W.**

Being all of the land described in deeds to **Nicholas A. and Lindsey A. Schlabach** recorded in official volume 958, page 3236 and official record volume \_\_\_\_, page \_\_\_\_ of the Wayne County records.

Described as follows:

**Commencing** at a one inch diameter steel pin found in the intersection of Wenger Road (County Road 97) and Hackett Road (County Road 188) marking the southeast corner of Section 21.

Thence N 88° 59' 27" W 250.00 feet, along the south line of the quarter section and in Hackett Road, to the southwest corner of Jordan S. and Audrey L. Zuercher as described in official record volume 688, page 2265, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin found N 00° 27' 50" E 21.88 feet.

Thence with the following NINE courses:

- 1) **N 88° 59' 27" W 200.00 feet**, along the south line of the quarter section and in Hackett Road, to the southeast corner of Wayne I. and Laura R. Yoder as described in official recorded 949, page 732.
- 2) **N 00° 27' 50" E 14.86 feet**, along the east line of Yoder, to a capped pin found.
- 3) **N 08° 12' 04" W 235.26 feet** to a capped pin set on a northerly line of Yoder.
- 4) **N 89° 32' 07" W 109.88 feet**, along a northerly line of Yoder, to a capped pin set.
- 5) **N 00° 27' 53" E 387.25 feet**, along an easterly line of Yoder, to a capped pin found on the south line of a 5.653 acre tract described in a deed to Eugene P. and Karen Y. Rudolph recorded in official record volume 925, page 1191.
- 6) **S 89° 32' 07" E 595.31 feet**, along the south line of Rudolph, to a point on the east line of the quarter section and in Wengerd Road – witnessed by a capped reference pin found N 89° 32' 07" W 25.12 feet.
- 7) **S 00° 27' 53" W 377.25 feet**, along the east line of the quarter section and in Wengerd Road, to the northeast corner of the previously mentioned Zuercher – witnessed by a capped reference pin found N 89° 03' 36" W 14.79 feet.

- 8) N 89° 03' 36" W 250.00 feet, along the north line of Zuercher, to a point in a stream at the northwest corner thereof – witnessed by a capped reference pin set S 89° 03' 36" E 11.28 feet.
- 9) S 00° 27' 50" W 261.40 feet, along the west line of Zuercher, to the **Point of Beginning**.

**This parcel contains 6.464 acres.**

**Prior Instrument: official record volume 958, page 3236 and official record volume \_\_\_\_\_, page \_\_\_\_\_.**

**Permanent Parcel #: all of 47-01030.007**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 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 725

All bearings are related and common with record survey WW-972.

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.

 12/27/23

Edward A. Gasbarre, P.S. 7036

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**BOUNDARY DESCRIPTION**  
**12.554 Acres**

Situated in the State of Ohio, County of Wayne, **Township of Sugar Creek** in the **southeast quarter of Section 21, T-16N, R-11W.**

Being part of the land described in a deed to **Wayne I. and Laura R. Yoder** recorded in official recorded volume 949, page 732 of the Wayne County records.

Described as follows:

**Commencing** at a one inch diameter steel pin found in the intersection of Wenger Road (County Road 97) and Hackett Road (County Road 188) marking the southeast corner of Section 21.

Thence N 88° 59' 27" W 450.00 feet, along the south line of the quarter section and in Hackett Road, to the southwest corner of Nicholas A. and Lindsey A. Schlabach as described in official volume 958, page 3236, the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin found N 00° 27' 50" E 14.86 feet.

Thence with the following TEN courses:

- 1) **N 88° 59' 27" W 858.67 feet**, along the south line of the quarter section and in Hackett Road, to the southeast corner of Larry A. and Karen Wald as described in official record volume 368, page 1074 – witnessed by a capped reference pin found N 00° 27' 17" E 30.42 feet.
- 2) **N 00° 27' 17" E 731.19 feet**, along the east line of Wald, to a capped pin found at the southwest corner of a 22.861 acre tract described in a deed to Eugene P. and Karen Y. Rudolph recorded in official record volume 848, page 1115.
- 3) **N 81° 28' 55" E 224.26 feet**, along a southerly line of Rudolph, to a capped pin found.
- 4) **S 88° 52' 31" E 224.91 feet**, along a southerly line of Rudolph, to a capped pin found.
- 5) **S 38° 28' 18" E 176.26 feet**, along a westerly line of a 5.653 acre tract described in a deed to said Rudolph recorded in official record volume 925, page 1191, to a capped pin found.
- 6) **S 89° 32' 07" E 156.26 feet**, along the south line of the 5.653 acre tract, to a capped pin found at the northwest corner of the previously mentioned Schlabach.
- 7) **S 00° 27' 53" W 387.25 feet**, along a westerly line of Schlabach, to a capped pin set.
- 8) **S 89° 32' 07" E 109.88 feet**, along a southerly line of Schlabach, to a capped pin set.

- 9) S 08° 12' 04" E 235.26 feet to a capped pin found on a westerly line Schlabach.
- 10) S 00° 27' 50" W 14.86 feet, along a westerly line of Schlabach, to the **Point of Beginning**.

**This parcel contains 12.554 acres** and is benefitted by the easements described in official record volume 925, page 1182 and official record volume \_\_\_\_, page \_\_\_\_.

**Prior Instrument: official record volume 949, page 732.**

**Permanent Parcel #: all of 47-01030.006**

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in December 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 ~~725~~.

All bearings are related and common with record survey WW-972.

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.

 12/27/23

Edward A. Gasbarre, P.S. 7036

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# Schlabach Closure Report 223156

Lot Closure Report - Lot : 12.554 Ac  
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file- H:\ADAT4\AJOB5\2K23\job156\223156.ms\lc\_12.554 Ac.txt  
 Thursday, December 14, 2023, 10:15:06a.m.

Starting location (North, East) = ( 2845.096, 13789.098 )

(In the table below, the Length of Curves refers to the chord length.  
 and the Bearing of Curves refers to the chord bearing.)

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	N88°59'27"W	858.670	No	2860.219	12930.562
2	Line	N00°27'17"E	731.190	No	3591.386	12936.364
3	Line	N81°28'55"E	224.260	No	3624.604	13158.151
4	Line	S88°52'31"E	224.910	No	3620.189	13383.017
5	Line	S38°28'18"E	176.260	No	3482.192	13492.674
6	Line	S89°32'07"E	156.260	No	3480.925	13648.928
7	Line	S00°27'53"W	387.250	No	3093.688	13645.788
8	Line	S89°32'07"E	109.880	No	3092.797	13755.664
9	Line	S08°12'04"E	235.260	No	2859.942	13789.223
10	Line	S00°27'50"W	14.860	No	2845.083	13789.103

Ending location (North, East) = ( 2845.083, 13789.103 )

Total Distance : 3118.800  
 Total Traverse Stations : 11  
 Misclosure Direction : N19°30'35"W (from ending location to starting location)  
 Misclosure Distance : 0.014  
 Error of Closure : 1:223342.0  
 Frontage : 0.000  
 Frontage/Perimeter : 0.0 percent  
 AREA : 546865.825 sq. ft. (straight segment added to close  
 traverse)

**= 12.554312 Acres**

Lot Closure Report - Lot : 0.095 Ac  
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Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S00°27'50"W	232.570	No	2859.956	13789.219
2	Line	N08°12'04"W	235.260	No	3092.810	13755.659
3	Line	S89°32'07"E	35.450	No	3092.522	13791.108

Ending location (North, East) = ( 3092.522, 13791.108 )

Total Distance : 503.280  
 Total Traverse Stations : 4  
 Misclosure Direction : S57°03'19"W (from ending location to starting location)  
 Misclosure Distance : 0.008  
 Error of Closure : 1:65189.2  
 Frontage : 0.000  
 Frontage/Perimeter : 0.0 percent  
 AREA : 4121.629 sq. ft. (straight segment added to close traverse)

**= 0.094620 Acres**

Lot Closure Report - Lot : 6.465 Ac  
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Leg	Segment	Bearing	Length	Front	End Northing	End_Easting
1	Line	N88°59'27"W	200.000	No	2845.099	13789.092
2	Line	N00°27'50"E	14.860	No	2859.959	13789.213
3	Line	N08°12'04"W	235.260	No	3092.813	13755.653
4	Line	N89°32'07"W	109.880	No	3093.704	13645.777
5	Line	N00°27'53"E	387.250	No	3480.941	13648.918
6	Line	S89°32'07"E	595.310	No	3476.113	14244.208
7	Line	S00°27'53"W	377.250	No	3098.875	14241.148
8	Line	N89°03'36"W	250.000	No	3102.977	13991.182
9	Line	S00°27'50"W	261.400	No	2841.585	13989.066

Ending location (North, East) = ( 2841.585, 13989.066 )

Total Distance : 2431.210  
 Total Traverse Stations : 10  
 Misclosure Direction : S27°17'40"W (from ending location to starting location)  
 Misclosure Distance : 0.009  
 Error of Closure : 1:256480.6  
 Frontage : 0.000  
 Frontage/Perimeter : 0.0 percent  
 AREA : 281572.013 sq. ft. (straight segment added to close  
 traverse)

**= 6.464004 Acres**