

BOUNDARY DESCRIPTION
0.867 Acres

Situated in the State of Ohio, County of Wayne, **Township of Congress** in the **southwest quarter of Section 14, T-21N, R-14W.**

Being all of the land described in deeds to **Church of God in Killbuck Valley aka Trustees of Aukerman Church** recorded in deed volume 110, page 65 and deed volume 381, page 615 respectively of the Wayne County records.

Described as follows:

Commencing at a one inch diameter steel pin found in Ruff Road (County Road 102) marking the northwest corner of the southwest quarter of Section 14.

Thence S 02° 09' 44" E 1332.89 feet, along the west line of the quarter section, to 1-1/4 inch diameter steel pipe with a cap marked "Francis" found at the northwest corner of Gregory A. and Joan L. Hagens as described in official record volume 345, page 776.

Thence N 89° 43' 32" E 913.17 feet, along a northerly line of Hagens, to a capped pin marked "Rudolph 6449" found at the **Point of Beginning** for the parcel herein described.

Thence with the following SEVEN courses:

- 1) **N 89° 43' 32" E 100.65 feet**, along the south line of Nathan E. and Julia A. Johnson as described in official record volume 522, page 2270, to a large nail found in Franchester Road (County Road 21) at the southeast corner thereof – witnessed by a capped reference pin set S 89° 43' 32" W 23.80 and a capped reference pin marked "Francis" found S 89° 38' 54" E 35.30 feet.
- 2) **S 89° 38' 54" E 346.25 feet**, along the south line of Deborah K. Winkler as described in deed volume 705, page 330 and official record volume 431, page 348, to a one inch diameter steel pipe found.
- 3) **S 00° 21' 06" W 43.07 feet**, along a westerly line of N Louise Hagens as described in official record volume 301, page 473 and official record volume 681, page 2674, to a point in a stream – witnessed by a capped reference pin found N 00° 21' 06" E 17.59 feet.
- 4) **S 80° 13' 03" W 293.76 feet**, along a northerly line of Hagens, to a point on a bridge deck in Franchester Road.
- 5) **S 30° 42' 37" E 21.38 feet**, in Franchester Road and along a westerly line of Hagens, to a cotton gin spike found – witnessed by a capped reference pin set S 89° 43' 17" W 23.80 feet.

- 6) **S 89° 43' 17" W 165.00 feet**, along a northerly line of said Gregory A. and Joan L. Hagens, to a point in a stream – witnessed by a capped reference pin set N 01° 32' 30" W 36.34 feet.
- 7) **N 01° 32' 30" W 113.85 feet**, along an easterly line of Hagens, to the **Point of Beginning**.

This parcel contains 0.867 acres.

Prior Instrument: deed volume 110, page 65 and deed volume 381, page 615

Permanent Parcel #: all of 22-01418.000

This description was prepared by Edward A. Gasbarre, P.S. 7036, from information contained in a survey made under his direction, in February 2024, 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 131.

All bearings are related and common with record survey UU-411.

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, P.S. 7036

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Church Closure Report 224006

Lot Closure Report - Lot : 0.867 AC

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file- H:\ADAT4\AJOB5\2K24\Job006\224006.ms\lc_0.866 AC.txt
 Wednesday, February 28, 2024, 9:33:19a.m.

Starting location (North, East) = (468211.797, 2099051.811)

(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	S89°43'17"W	165.000	No	468210.994	2098886.813
2	Line	N01°32'30"W	113.850	No	468324.803	2098883.750
3	Line	N89°43'32"E	100.650	No	468325.285	2098984.399
4	Line	S89°38'54"E	346.250	No	468323.160	2099330.642
5	Line	S00°21'06"W	43.070	No	468280.091	2099330.378
6	Line	S80°13'03"W	293.760	No	468230.179	2099040.889
7	Line	S30°42'37"E	21.380	No	468211.797	2099051.808

Ending location (North, East) = (468211.797, 2099051.808)

Total Distance : 1083.960
 Total Traverse Stations : 8
 Misclosure Direction : S86°37'58"E (from ending location to starting location)
 Misclosure Distance : 0.003
 Error of Closure : 1:353089.1
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 37750.079 sq. ft. (straight segment added to close traverse)
= 0.866623 Acres

Lot Closure Report - Lot : 0.347 AC

Leg	Segment	Bearing	Length	Front	End_Northing	End_Easting
1	Line	S89°43'17"W	165.000	No	468210.994	2098886.813
2	Line	N01°32'30"W	113.850	No	468324.803	2098883.750
3	Line	N89°43'32"E	100.650	No	468325.285	2098984.399
4	Line	S30°42'37"E	132.000	No	468211.797	2099051.811

Ending location (North, East) = (468211.797, 2099051.811)

Total Distance : 511.500
 Total Traverse Stations : 5
 Misclosure Distance : < 0.001000
 Error of Closure : 1:INFINITY
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 15117.833 sq. ft.
= 0.347058 Acres