

BOUNDARY DESCRIPTION
7.000 Acres

Situated in the State of Ohio, County of Wayne, **Township of Salt Creek** in the **northeast quarter of Section 11, T-15N, R-12W.**

Being part of the land described in a deed to **Henry E. Hershberger and Katie A. Hershberger** recorded in official record volume 931, page 2661 of the Wayne County records.

Described as follows:

Commencing at a 5/8 inch diameter steel pin found in Fountain Nook Road (County Road 187) marking the center of Section 11 – witnessed by a capped reference pin found S 85° 46' 51" E 23.45 feet.

Thence N 03° 22' 35" E 879.45 feet, along the west line of the quarter section and in Fountain Nook Road, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 85° 39' 38" E 23.63 feet.

Thence with the following SIX courses:

- 1) **N 03° 22' 35" E 112.59 feet**, along the west line of the quarter section and in Fountain Nook Road, to the southwest corner of Atlee D. and Elsie R. Miller as described in official record volume 624, page 3989 – witnessed by a capped reference pin found S 85° 39' 38" E 22.86 feet.
- 2) **S 85° 39' 38" E 926.56 feet**, along the south line of Miller, to a capped pin found at the southeast corner thereof.
- 3) **N 04° 03' 06" E 355.42 feet**, along the east line of Miller, to a capped pin found on the south line of Herman E. and Katie E. Hershberger as described in official record volume 790, page 1274.
- 4) **S 85° 39' 38" E 424.24 feet**, along the south line of Hershberger, to a point in a 26 inch diameter Oak tree – witnessed by a capped reference pin set S 02° 55' 31" W 2.66 feet.
- 5) **S 02° 55' 31" W 468.13 feet** to a capped pin set.
- 6) **N 85° 39' 38" W 1358.68 feet** to the **Point of Beginning**.

This parcel contains 7.000 acres.

Prior Instrument: official record volume 931, page 2661.

Permanent Parcel #: part of 45-00111.000

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 74.

All bearings are related and common with record survey WW-921.

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.

 3/05/24

Edward A. Gasbarre, P.S. 7036

H:\ADAT4\AJOBS\2K23\Job168\Hershberger 7.000 Ac Legal.docx



BOUNDARY DESCRIPTION

14.577 Acres

Situated in the State of Ohio, County of Wayne, Township of Salt Creek in the northeast quarter of Section 11, T-15N, R-12W.

Being all of the land described in deeds to **Atlee D. and Elsie R. Miller** recorded in official record volume 924, page 3989 and official record ____, page ____ of the Wayne County records.

Described as follows:

Commencing at a 5/8 inch diameter steel pin found in Fountain Nook Road (County Road 187) marking the center of Section 11 – witnessed by a capped reference pin found S 85° 46' 51" E 23.45 feet.

Thence N 03° 22' 35" E 879.45 feet, along the west line of the quarter section and in Fountain Nook Road, to the **Point of Beginning** for the parcel herein described – witnessed by a capped reference pin set S 85° 39' 38" E 23.63 feet.

Thence with the following FOUR courses:

- 1) **N 03° 22' 35" E 468.05 feet**, along the west line of the quarter section and in Fountain Nook Road, to the southwest corner of Steven J. and Lizzie Ann Weaver as described in official record volume 959, page 2795 – witnessed by a capped reference pin found S 85° 39' 38" E 38.93 feet.
- 2) **S 85° 39' 38" E 1354.99 feet**, along the south line of Weaver and the extension thereof, to a point in a 26 inch diameter Oak tree – witnessed by a capped reference pin set S 02° 55' 31" W 2.66 feet.
- 3) **S 02° 55' 31" W 468.13 feet** to a capped pin set.
- 4) **N 85° 39' 38" W 1358.68 feet** to the **Point of Beginning**.

This parcel contains 14.577 acres.

Prior Instrument: official record volume 924, page 3989 and official record volume ____, page ____.
Permanent Parcel #: all of 45-00111.003

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 741

All bearings are related and common with record survey WW-921.
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.

 3/6/24

Edward A. Gasbarre, P.S. 7036 H:\ADAT4\AJOB5\2K23\Job168\Miller 14.577 Ac Legal.docx



Atlee Miller Closure Report 223168

Lot Closure Report - Lot : 14.577 Ac
 =====

file- H:\ADAT4\AJOB5\2K23\Job168\223168.ms\lc_14.577 Ac.txt
 Thursday, February 29, 2024, 9:50:23a.m.

Starting location (North, East) = (4419.874, 14019.813)

(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 | S85°39'38"E | 1354.990 | No | 4317.349 | 15370.918 |
| 2 | Line | S02°55'31"W | 468.130 | No | 3849.829 | 15347.028 |
| 3 | Line | N85°39'38"W | 1358.680 | No | 3952.634 | 13992.243 |
| 4 | Line | N03°22'35"E | 468.050 | No | 4419.871 | 14019.809 |

Ending location (North, East) = (4419.871, 14019.809)

Total Distance : 3649.850
 Total Traverse Stations : 5
 Misclosure Direction : N50°37'45"E (from ending location to starting location)
 Misclosure Distance : 0.005
 Error of Closure : 1:713949.5
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 634982.584 sq. ft. (straight segment added to close
 traverse)

= 14.577194 Acres

Lot Closure Report - Lot : 7.000 Ac
 =====

| Leg | Segment | Bearing | Length | Front | End_Northing | End_Easting |
|-----|---------|-------------|----------|-------|--------------|-------------|
| 1 | Line | N03°22'35"E | 112.590 | No | 3792.115 | 14026.444 |
| 2 | Line | S85°39'38"E | 926.560 | No | 3722.007 | 14950.348 |
| 3 | Line | N04°03'06"E | 355.420 | No | 4076.538 | 14975.460 |
| 4 | Line | S85°39'38"E | 424.240 | No | 4044.438 | 15398.484 |
| 5 | Line | S02°55'31"W | 468.130 | No | 3576.918 | 15374.594 |
| 6 | Line | N85°39'38"W | 1358.680 | No | 3679.723 | 14019.809 |

Ending location (North, East) = (3679.723, 14019.809)

Total Distance : 3645.620
 Total Traverse Stations : 7
 Misclosure Direction : S59°01'53"E (from ending location to starting location)
 Misclosure Distance : 0.005
 Error of Closure : 1:743967.5
 Frontage : 0.000
 Frontage/Perimeter : 0.0 percent
 AREA : 304922.259 sq. ft. (straight segment added to close
 traverse)

= 7.000052 Acres