

Description 1.000 acre parcel

Being a part of the southwest quarter of Section 4, Berlin Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Roy L. Troyer and Alma J. Troyer in Official Record vol. 249 page 3914, PN 0100486001.

Described as follows:

Commencing at a 5/8 inch rebar found in C.R. 77 marking the southwest corner of the southwest quarter of Section 4, thence N 03 degrees 00' 00" E 50.00 feet along the section line and along C.R. 77 to a point, thence S 87 degrees 31' 28" E 431.74 feet along Roy L. Troyer and Alma J. Troyer's (O.R. 76 page 407) south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) N 02 degrees 28' 32" E 280.00 feet along said Troyer's (O.R. 76 page 407) east line to a 5/8 inch rebar found;
- 2) S 87 degrees 31' 28" E 358.11 feet along said Troyer's (O.R. 76 page 407) south line to an iron pin set;
- 3) S 02 degrees 28' 32" W 110.00 feet through the lands of said Troyer (O.R. 249 page 3914) to an iron pin set;
- 4) N 79 degrees 18' 49" W 299.38 feet through the lands of said Troyer (O.R. 249 page 3914) to an iron pin set;
- 5) S 02 degrees 28' 32" W 212.76 feet through the lands of said Troyer (O.R. 249 page 3914) to an iron pin set;
- 6) N 87 degrees 31' 28" W 61.80 feet through the lands of said Troyer (O.R. 249 page 3914) to the TRUE POINT OF BEGINNING.

This parcel contains 1.000 acres, but subject to all easements of record.
To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938".
Basis of bearings from Plat vol. 18 page 68.

See Holmes County Plat Book 19, page 4320 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
January 12, 2021


Donald C. Baker P.S. 6938



Parcel Number: 0100486003

FILE DESCRIPTION
Holmes County Map Office
3/5/2021