

### Description 44.989 acre parcel

Being a part of the northeast quarter of Section 5, Berlin Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Christ J. Yoder and Elsie Marie Yoder in Official Record vol. 205 page 2294, PN 0101397003.

Described as follows:

Commencing at a 3/4 inch pipe found on the Salt Creek Township line marking the northeast corner of the northeast quarter of Section 5, thence S 01 degree 25' 32" W 825.00 feet along the section line to a point in C.R. 77 the TRUE POINT OF BEGINNING.

thence with the following TWELVE (12) COURSES:

- 1) S 01 degree 25' 32" W 404.49 feet along the section line and along C.R. 77 to a point, witnessed by a 5/8 inch rebar found N 86 degrees 59' 02" W 15.05 feet;
- 2) N 86 degrees 59' 02" W 50.02 feet along Allen Yoder and Sarah Yoder's (O.R. 282 page 5034) north line to a 5/8 inch rebar found;
- 3) S 01 degree 25' 32" W 129.53 feet along said Yoder's west line to a 5/8 inch rebar found;
- 4) N 86 degrees 59' 02" W 413.64 feet along Allen Yoder and Sarah Yoder's (O.R. 282 page 6722) north line to a 5/8 inch rebar found;
- 5) S 04 degrees 27' 10" W 76.52 feet along said Yoder's west line to a 5/8 inch rebar found;
- 6) S 21 degrees 29' 32" W 363.86 feet along said Yoder's west line to a 5/8 inch rebar found on Ervin U. Yoder and Edna Mae Yoder's (O.R. 47 page 898) north line;
- 7) N 82 degrees 33' 03" W 938.85 feet along said Yoder's north line to a 5/8 inch rebar found;
- 8) N 21 degrees 14' 18" E 69.17 feet along said Yoder's east line to a 5/8 inch rebar found;
- 9) N 76 degrees 35' 59" W 299.64 feet along said Yoder's north line to a 5/8 inch rebar found;
- 10) N 06 degrees 51' 31" E 1094.55 feet along said Yoder's east line to a 5/8 inch rebar found;
- 11) S 87 degrees 57' 20" E 1634.82 feet along MH Land Company, LLC's (O.R. 278 page 3028) south line to a point on Trustees of the North Bunkerhill Private School's (D.V. 139 page 429) west line and in C.R. 77, witnessed by a 5/8 inch rebar found N 87 degrees 57' 20" W 52.96 feet;

12) S 07 degrees 39' 54" E 362.96 feet along said Trustees of the North Bunkerhill Private School's west line and along John A. Miller and Laurie J. Miller's (O.R. 260 page 4985) west line and along C.R. 77 to the TRUE POINT OF BEGINNING.

This parcel contains 44.989 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.

See Holmes County Plat Book 19, page 5018 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
March 10, 2023



Donald C. Baker P.S. 6938



Parcel Number: 0101397007

**FILE DESCRIPTION**  
Holmes County Map Office  
6/14/2023

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