

Description 80.119 acre parcel

Being part of the southeast and southwest quarters of Section 20, Clark Township, T-8 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Andrew A. Troyer and Verna A. Troyer in Official Record vol. 229 page 282, PN 0200522000.

Described as follows:

Beginning at a 5/8 inch rebar found marking the southeast corner of the southwest quarter of Section 20 the TRUE POINT OF BEGINNING.

thence with the following THIRTY-FOUR (34) COURSES:

- 1) N 88 degrees 16' 56" W 390.95 feet along the section line to an iron pin set;
- 2) N 01 degrees 26' 37" E 926.47 feet along David L. Hershberger and Martha E. Hershberger's (O.R. 186 page 186) east line to an iron pin set;
- 3) S 88 degrees 44' 00" E 297.15 feet along said Hershberger's south line to an iron pin set;
- 4) N 01 degrees 42' 44" E 954.81 feet along said Hershberger's east line to an iron pin set;
- 5) S 88 degrees 39' 57" E 88.51 feet along said Hershberger's south line to an iron pin set on the quarter section line;
- 6) N 01 degrees 25' 08" E 195.75 feet along the quarter section line to a point in the center of S.R. 643;
- 7) S 50 degrees 31' 07" E 188.10 feet (passing into the southeast quarter of Section 20) along the centerline of S.R. 643 to a point;
- 8) S 56 degrees 14' 01" E 43.72 feet along the centerline of S.R. 643 to a point, witnessed by an iron pin set S 48 degrees 58' 17" W 32.81 feet;
- 9) S 48 degrees 58' 17" W 217.63 feet through the lands of said Troyer to an iron pin set;
- 10) S 11 degrees 26' 49" E 176.93 feet through the lands of said Troyer to an iron pin set;
- 11) S 83 degrees 19' 43" E 160.19 feet through the lands of said Troyer to an iron pin set;
- 12) N 11 degrees 41' 24" E 288.81 feet through the lands of said Troyer to a point in the center of S.R. 643, witnessed by an iron pin set S 11 degrees 41' 24" W 32.98 feet;
- 13) N 65 degrees 30' 59" W 36.84 feet along the centerline of S.R. 643 to a point;
- 14) N 56 degrees 14' 01" W 109.92 feet along the centerline of S.R. 643 to a point;
- 15) N 50 degrees 31' 07" W 188.10 feet along the centerline of S.R. 643 to a point on the quarter section line;
- 16) N 01 degrees 25' 08" E 455.69 feet along the quarter section line to a point, witnessed by an iron pin set S 01 degrees 25' 08" W 68.94 feet;
- 17) N 57 degrees 20' 42" E 293.37 feet along Albert L. Yoder, Ruth Yoder and Reuben A. Yoder's (D.V. 209 page 662, D.V. 250 page 478, O.R. 203 page 2791 and O.R. 253 page 5702) south line to a point on the quarter section line, witnessed by an iron pin set S 88 degrees 39' 58" E 60.06 feet;
- 18) S 88 degrees 39' 58" E 1099.24 feet along the quarter section line to an iron pin set;
- 19) S 01 degrees 28' 16" W 470.20 feet along Paul M.J. Miller and Effie J. Miller's (D.V. 273 page 409) west line to a point in the center of S.R. 643, witnessed by an iron pin set N 01 degrees 28' 16" E 23.68 feet;
- 20) S 58 degrees 12' 10" W 83.59 feet along the centerline of S.R. 643 to a point;

- 21) S 53 degrees 09' 46" W 100.05 feet along the centerline of S.R. 643 to a point;
- 22) S 50 degrees 43' 24" W 119.68 feet along the centerline of S.R. 643 to a point;
- 23) S 52 degrees 57' 43" W 135.13 feet along the centerline of S.R. 643 to a point;
- 24) S 59 degrees 31' 52" W 100.01 feet along the centerline of S.R. 643 to a point;
- 25) S 66 degrees 41' 49" W 99.90 feet along the centerline of S.R. 643 to a point;
- 26) S 70 degrees 56' 28" W 37.49 feet along the centerline of S.R. 643 to a point;
- 27) S 75 degrees 10' 29" W 62.68 feet along the centerline of S.R. 643 to a point;
- 28) S 82 degrees 04' 59" W 90.41 feet along the centerline of S.R. 643 to a point,
witnessed by a 5/8 inch rebar found S 09 degrees 51' 12" W 17.81 feet;
- 29) S 09 degrees 51' 12" W 160.18 feet along said Troyer's (O.R. 253 page 4011) west
line to a point in a ditch, witnessed by a 5/8 inch rebar found S 79 degrees 28' 07" E
8.00 feet;
- 30) S 79 degrees 28' 07" E 276.49 feet along said Troyer's (O.R. 253 page 4011) south
line and along Mary R. Troyer's (D.V. 275 page 238, D.V. 275 page 240 and O.R.
265 page 7264) south line to a 5/8 inch rebar found;
- 31) S 12 degrees 01' 37" W 449.67 feet along the west line of Lot 1 of Barbecue Hollow
Subdivision (Plat vol. 19 page 3608) and along Wayne A. Troyer and Ruby Anne
Troyer's (O.R. 266 page 575) west line to a 5/8 inch rebar found;
- 32) S 76 degrees 30' 04" E 550.26 feet along the south line of Lot 1 of said Barbecue
Hollow Subdivision and along said Wayne A. Troyer and Ruby Anne Troyer's south
line to a 5/8 inch rebar found on said Miller's west line;
- 33) S 01 degrees 24' 57" W 1061.80 feet along said Miller's west line to an iron pin set
on the section line;
- 34) N 88 degrees 36' 13" W 1341.44 feet along the section line to the TRUE POINT OF
BEGINNING.

This parcel contains 80.119 acres, but subject to all highways and easements of record. Containing 69.801 acres in the southeast quarter of Section 20 and 10.318 acres in the southwest quarter of Section 20.

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.

See Holmes County Plat Book 19, page 4443 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
May 3, 2021


Donald C. Baker P.S. 6938



Parcel Number: 0200522008

FILE DESCRIPTION
Holmes County Map Office
7/8/2021

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