

Description – Lot 1

Being Lot 1 of Clark Township Subdivision No. 13 recorded in Plat Book 19 Page 5255, of the Holmes County Plat Records.

Lot 1 contains 0.825 acres, but is subject to all easements of record.

Clark Township Subdivision No. 13 is situated in the northeast quarter of Section 10, T-8 N, R-5 W, and the northwest quarter of Section 6, T-8 N, R-4 W, Clark Township, Holmes County, Ohio.

Note: Lot 1 is subject to all Restrictive Covenants listed or shown on said Subdivision Plat.

Note: Lot 1 has access by a 50 foot common access easement for the purpose of ingress, egress, and general utilities, and further described as follows:

Being part of the northwest quarter of Section 6, T-8 N, R-4 W, Clark Township, Holmes County, Ohio, also known as part of the lands conveyed to Jacob A. Yoder and Elmina Yoder in Official Record vol. 210 page 2805 and part of the lands conveyed to Devon E. Yoder and Lisa V. Yoder in Official Record vol. 283 page 7078, PN 0200218002 and PN 0200218001.

Commencing at a 5/8 inch rebar found marking the southwest corner of the northwest quarter of Section 6, thence N 01 degree 19' 22" E 637.22 feet along the section line to an iron pin set, thence S 86 degrees 55' 01" E 25.01 feet through the lands of said Devon E. Yoder and Lisa V. Yoder to a point the TRUE POINT OF BEGINNING.

thence N 01 degree 19' 23" E 838.46 feet through the lands of said Devon E. Yoder and Lisa V. Yoder and through the lands of said Jacob A. Yoder and Elmina Yoder to a point in the center of C.R. 70 and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 Adjustment.

This survey made and description prepared by Donald C. Baker, P.S. 6938. October 23, 2023

Donald C. Baker P.S. 6938



Parcel Number: 0200646004

FILE DESCRIPTION
Holmes County Map Office
4/15/2024