

Samuel C. Ward, P.S.
Randall A. Emler, P.S.

WARD & EMLER SURVEYING, INC.
Professional Land Surveyors
113 Third Street SE
New Philadelphia OH 44663-2512
(330) 364-5866 (voice)
(330) 364-1107 (fax)
E-mail: wesurvey@frontier.com

R. Aaron Wells, P.S.
James R. Fouts, P.S.

August 28, 2019

Description of 16.422 Acres

Situated in the Village of Baltic, the County of Holmes, the State of Ohio.

Being located in the Southwest Quarter of Section 25 in Township 8, Range 4 Clark Township and being a part of the lands heretofore conveyed to Tusco Land Company, Ltd. in Official Record 217 at Page 411 (AP #04-00044.000) with the tract to be conveyed being more fully described as follows:

Commencing at a 5/8" iron pin found at the northeast corner of the southwest quarter of said Section 25;

Thence with the north line of said quarter section, the Village of Baltic Corporation line and the Clark Township line North 88 deg. 55 min. 03 sec. West, 903.11 feet to an iron pin set at the **TRUE PLACE OF BEGINNING** of the tract herein to be described;

Thence through the bounds of the aforesaid parent tract South 12 deg. 55 min. 30 sec. West, 849.78 feet to a 5/8" iron pin found at the northwest corner of the lands heretofore conveyed to Paul J. & Kristel K. Neiswander (O.R. 218 – Pg. 3396);

Thence with the west bound of said Neiswander lands South 13 deg. 03 min. 00 sec. West, 258.91 feet to a point in T.R. #175 - 30' R/W and passing on line a 1" outside diameter iron pipe found at 224.77 feet;

Thence with said road and with the north bounds of the lands heretofore conveyed to Reuben D. & Leanna Erb (O.R. 218 – Pg. 1487 and O.R. 218 – Pg. 1491) and with a north bound of the lands heretofore conveyed to Raymond B. & Katie Troyer (O.R. 184 – Pg. 1410 and O.R. 247 – Pg. 5297) South 80 deg. 42 min. 20 sec. West, 142.93 feet to a point;

Thence leaving said road and continuing with the bounds of said Troyer lands the following two courses;

- (1) thence North 0 deg. 37 min. 23 sec. East, 220.75 feet to a 1" outside diameter iron pipe found and passing on line a 1" outside diameter iron pipe found at 21.37 feet;
- (2) thence North 86 deg. 57 min. 30 sec. West, 498.24 feet to a 1" outside diameter iron pipe found;

Thence through the bounds of the aforesaid parent tract North 1 deg. 38 min. 01 sec. East, 872.99 feet to an iron pin set on the north line of the southwest quarter of Section 25;

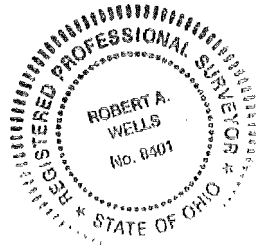
Thence with said quarter section line being also the Baltic Corporation and Clark Township line South 88 deg. 55 min. 03 sec. East, 859.99 feet to the **TRUE PLACE OF BEGINNING**, containing **16.422 Acres**, more or less but subject to all legal highways, rights-of-way, easements, leases and restrictions of record or otherwise legally established.

The above-described tract consists of part of AP #04-00044.000.

Bearings herein are oriented to Ohio State Plane North Zone-NAD 83 and all iron pins set are 5/8"x30" re-bars with blue plastic caps stamped R.A. W. 8401.

See Holmes County Plat Book 2 , Page 589 for survey.

Survey and description by R. Aaron Wells, Professional Surveyor #8401 in August 2019.



Parcel Number: 0400044002

A handwritten signature in cursive script that reads "R. A. Wells".

R. Aaron Wells, P.S. # 8401

FILE DESCRIPTION
Holmes County Map Office
11/15/2019

2 of 2