

Description 0.155 acre parcel – Tract 1

Being part of Lots 21 & 22, Third Quarter, T-9 N, R-7 W, Hardy Township, Holmes County, Ohio, also known as part of the lands conveyed to G. Keith Yoder and Nettie Yoder in Official Record vol. 264 page 7048 and Official Record vol. 264 page 7156, PN 0601096002.

Described as follows:

Commencing at a point found on the Killbuck Township line marking the southeast corner of Lot 22, thence N 87 degrees 44' 45" W 164.18 feet along the Killbuck Township line and along the lot line to a 5/8 inch rebar found, thence N 02 degrees 09' 58" E 641.74 feet along William D. Troyer and Erma Sue Troyer's (O.R. 264 page 1608) east line to a point, thence S 88 degrees 45' 06" E 108.57 feet along William D. Troyer and Erma Sue Troyer's (O.R. 265 page 93) south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following THREE (3) COURSES:

- 1) S 80 degrees 34' 22" E 330.87 feet (passing into Lot 21) along Luella E. Miller's (D.V. 263 page 761, O.R. 203 page 414 and O.R. 203 page 416) south line to an iron pin set;
- 2) N 88 degrees 01' 19" W 315.51 feet (passing into Lot 22) through the lands of said Yoder to an iron pin set;
- 3) N 14 degrees 21' 10" W 44.70 feet through the lands of said Yoder to the TRUE POINT OF BEGINNING.

This parcel contains 0.155 acres, but subject to all easements of record. Containing 0.111 acres in Lot 21 and 0.044 acres in Lot 22. To go to adjoiner.

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.

See Holmes County Plat Book 19, page 4396 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
March 25, 2021



Donald C. Baker

P.S. 6938



Parcel Number: 0601096009

FILE DESCRIPTION
Holmes County Map Office
5/17/2021