

Description 9.588 acre parcel

Being part of the southwest quarter of Section 17, Hardy Township, T-9 N, R-6 W, Holmes County, Ohio, also known as part of the lands conveyed to Larry L. Clark and Holly L. Clark in Official Record vol. 186 page 550, PN 0601135000 and PN 0601135003.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of the southwest quarter of Section 17, thence N 00 degrees 36' 24" E 997.17 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SEVEN (7) COURSES:

- 1) N 88 degrees 09' 30" W 889.64 feet through the lands of said Clark to a 5/8 inch rebar found;
- 2) N 33 degrees 07' 11" E 274.52 feet along Melvin S. Troyer and Deborah J. Troyer's (D.V. 245 page 911) east line to a 5/8 inch rebar found;
- 3) S 64 degrees 47' 05" E 138.88 feet along Tim J. Coblentz and Miriam D. Coblentz's (O.R. 284 page 234) south line to a 3/4 inch pipe found;
- 4) N 25 degrees 09' 43" E 208.71 feet along said Coblentz's east line to a 5/8 inch rebar found;
- 5) N 17 degrees 45' 39" E 384.86 feet along Jeffrey B. Miller and Wendy J. Miller's (O.R. 165 page 547) east line to a point in the center of T.R. 310, witnessed by an iron pin set S 17 degrees 45' 39" W 29.58 feet;
- 6) S 74 degrees 38' 10" E 429.62 feet along the centerline of T.R. 310 to a R.R. spike found on the quarter section line, witnessed by an iron pin set S 00 degrees 36' 49" W 27.83 feet;
- 7) S 00 degrees 36' 49" W 640.98 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 9.588 acres, but subject to all highways and easements of record.

This parcel is subject to and 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 southwest quarter of Section 17, Hardy Township, T-9 N, R-6 W, Holmes County, Ohio, also known as part of the lands conveyed to Larry L. Clark and Holly L. Clark in Official Record vol. 186 page 550, PN 0601135000 and PN 0601135003.

Commencing at a 5/8 inch rebar found marking the southeast corner of the southwest quarter of Section 17, thence N 00 degrees 36' 24" E 1638.15 feet along the quarter section line to a R.R. spike found in T.R. 310, thence N 74 degrees 38' 10" W 25.85 feet along the centerline of T.R. 310 to a point the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES along the centerline of a 50 foot common access easement:

- 1) S 00 degrees 36' 34" W 42.24 feet through the lands of said Clark to a point;
- 2) S 27 degrees 29' 40" W 70.04 feet through the lands of said Clark to a point;
- 3) N 82 degrees 55' 04" W 182.45 feet through the lands of said Clark to a point;
- 4) S 52 degrees 19' 14" W 145.37 feet through the lands of said Clark to a point;
- 5) S 39 degrees 00' 14" W 229.32 feet through the lands of said Clark to a point;
- 6) S 19 degrees 18' 39" W 296.60 feet through the lands of said Clark to a point on the north line of Lot 1 of Hardy Township Subdivision No. 8 and THERE ENDS.

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 5041 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
March 27, 2023

Donald C. Baker P.S. 6938



Parcel Number: 0601135006

FILE DESCRIPTION
Holmes County Map Office
7/17/2023