

Description 138.459 acre parcel

Being part of Lots 20, 30, and 31, Second Quarter, T-8 N, R-6 W, Mechanic Township, Holmes County, Ohio, also known as all of the lands conveyed to Douglas W. Sommers and Martha I. Sommers in Deed vol. 186 page 619 and Deed vol. 279 page 258, PN 1300441000, PN 1300442000, PN 1300443000, PN 1300439000, and PN 1300268001.

Described as follows:

Beginning at a 5/8 inch rebar found marking the southwest corner of Lot 31 the TRUE POINT OF BEGINNING.

thence with the following TWENTY (20) COURSES:

- 1) N 01 degree 13' 22" E 643.97 feet along the lot line to a point, witnessed by an iron pin set S 01 degree 13' 22" W 7.99 feet, also witnessed by an iron pin set S 88 degrees 45' 43" E 4.67 feet;
- 2) S 88 degrees 45' 43" E 132.00 feet along Terry E. Hall and Sue A. Hall's (D.V. 239 page 442) south line to a 5/8 inch rebar found;
- 3) N 44 degrees 34' 30" E 270.91 feet along said Hall's south line to a 5/8 inch rebar found;
- 4) N 07 degrees 26' 13" E 840.01 feet along Hall's east line to a stone found on the lot line;
- 5) S 88 degrees 45' 18" E 933.44 feet along the lot line to a 5/8 inch rebar found;
- 6) N 01 degree 18' 55" E 1664.99 feet (passing into Lot 30) along Buckhorn Woods Limited's (O.R. 41 page 715) east line to a 5/8 inch rebar found on the lot line;
- 7) S 88 degrees 38' 55" E 748.80 feet along the lot line to a point in C.R. 58, witnessed by a 5/8 inch rebar found N 88 degrees 38' 55" W 18.69 feet;
- 8) S 24 degrees 45' 55" E 216.30 feet along Kurt D. Yoder, Trustee's (O.R. 257 page 3023) west line and along C.R. 58 to a point;
- 9) S 10 degrees 40' 44" E 1095.49 feet along said Yoder's west line and along C.R. 58 to a point;
- 10) S 40 degrees 25' 03" E 407.80 feet along said Yoder's south line and along C.R. 58 to a point on the lot line;
- 11) S 01 degree 14' 58" W 92.70 feet along the lot line to a 5/8 inch rebar found;
- 12) S 88 degrees 25' 15" E 83.82 feet along the lot line to a point in C.R. 58;
- 13) S 06 degrees 14' 24" E 427.02 feet (passing into Lot 20) along Abe N. Troyer and Katie Troyer's (O.R. 269 page 4621) west line and along C.R. 58 to a point;
- 14) S 02 degrees 06' 00" E 418.74 feet along said Troyer's west line and along Michael A. Schonauer and April D. Schonauer's (O.R. 34 page 335) west line and along C.R. 58 to a point;
- 15) S 03 degrees 41' 25" W 119.32 feet along said Schonauer's west line and along C.R. 58 to a point;
- 16) S 08 degrees 19' 59" W 330.67 feet along said Schonauer's west line and along C.R. 58 to a point;
- 17) S 13 degrees 43' 48" W 91.55 feet along said Schonauer's west line and along All In Energy Resources, LLC's (O.R. 279 page 4000) west line and along C.R. 58 to a point;
- 18) S 15 degrees 07' 38" W 307.38 feet along said All In Energy Resources, LLC's west line and along C.R. 58 to a R.R. spike found on the lot line;
- 19) N 88 degrees 16' 06" W 16.35 feet along the lot line to a point marking the southwest corner of Lot 20, witnessed by a 5/8 inch rebar found N 88 degrees 44' 21" W 39.39 feet;

20) N 88 degrees 44' 21" W 2692.91 feet along the lot line to the TRUE POINT OF BEGINNING.

This parcel contains 138.459 acres, but subject to all highways and easements of record.

Containing 4.511 acres in Lot 20, 38.433 acres in Lot 30, and 95.515 acres in Lot 31.

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 5021 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
September 20, 2022


Donald C. Baker P.S. 6938



Parcel Number: 1300268004

FILE DESCRIPTION
Holmes County Map Office
6/20/2023

2 of 2