

Description 4.000 acre parcel

Being a part of Lot 12, Fourth Quarter, T-9 N, R-8 W, Monroe Township, Holmes County, Ohio, also known as part of the lands conveyed to Florence J. Cullen, Trustee in Official Record vol. 207 page 1136 and Official Record vol. 273 page 2450, PN 1400095002.

Described as follows:

Commencing at a R.R. spike found at the intersection of C.R. 314 and C.R. 400 marking the northeast corner of Lot 12, thence S 02 degrees 01' 41" W 874.30 feet along the lot line and along C.R. 400 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 87 degrees 38' 33" W 19.63 feet.


thence with the following SEVEN (7) COURSES:

- 1) S 02 degrees 01' 41" W 170.40 feet along the lot line and along C.R. 400 to a R.R. spike found, witnessed by a 5/8 inch rebar found N 69 degrees 57' 49" W 19.12 feet;
- 2) N 69 degrees 57' 49" W 378.31 feet along Scott S. Vaughn and Ashley E. Vaughn's (O.R. 252 page 7394) north line to a 5/8 inch rebar found;
- 3) S 07 degrees 48' 23" W 81.13 feet along said Vaughn's west line to a 5/8 inch rebar found;
- 4) S 60 degrees 28' 22" E 414.81 feet along said Vaughn's south line to a R.R. spike found on the lot line and in C.R. 400, witnessed by an iron pin set N 87 degrees 38' 33" W 19.63 feet;
- 5) N 87 degrees 38' 33" W 668.78 feet through the lands of said Cullen to an iron pin set;
- 6) N 02 degrees 01' 41" E 325.69 feet through the lands of said Cullen to an iron pin set;
- 7) S 87 degrees 38' 33" E 668.78 feet through the lands of said Cullen to the TRUE POINT OF BEGINNING.

This parcel contains 4.000 acres, but subject to all highways and easements of record. To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Plat vol. 19 page 4140.

See Holmes County Plat Book 19, page 4233 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
October 15, 2020

  
Donald C. Baker P.S. 6938



Parcel Number: 1400095003

FILE DESCRIPTION  
Holmes County Map Office  
11/25/2020