

Description 3.007 acre parcel

Being a part of Fractional Section 24, T-17 N, R-14 W, and part of Lot 21, First Quarter, T-9 N, R-8 W, Monroe Township, Holmes County, Ohio, also known as all of the lands conveyed to Douglas W. Porter and Gwen J. Porter in Official Record vol. 213 page 2209, PN 1400381000.

Described as follows:

Commencing at a point marking the northeast corner of the northwest quarter of Fractional Section 24, thence S 89 degrees 09' 19" W 692.16 feet along the Ripley Township line and along the section line to a point in the center of T.R. 522, thence S 11 degrees 08' 46" E 175.46 feet along the centerline of T.R. 522 to a point, thence along a curve to the right having a delta angle of 24 degrees 18' 54", R-235.62 feet, T-50.76 feet, Ch. Brg.-S 01 degrees 00' 45" W, Ch.-99.24 feet along the centerline of T.R. 522 an arc distance of 99.99 feet to a point, thence S 13 degrees 10' 13" W 116.97 feet along the centerline of T.R. 522 to a R.R. spike set the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 89 degrees 20' 11" E 27.15 feet.

thence with the following EIGHT (8) COURSES:

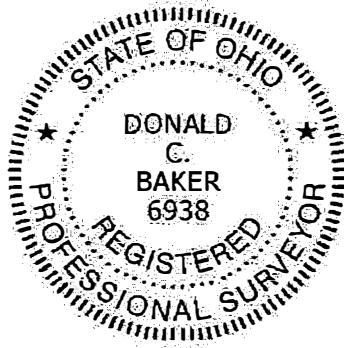
- 1) N 89 degrees 20' 11" E 333.92 feet along Todd A. Day and Rachel A. Day's (D.V. 280 page 381) south line to a 5/8 inch rebar found;
- 2) S 00 degrees 44' 27" E 416.53 feet (passing into Lot 21) along Chad Michael Long and Jennifer A. Smith's (O.R. 198 page 2779) west line to a 5/8 inch rebar found in the center of C.R. 320, witnessed by an iron pin set N 00 degrees 44' 27" W 51.21 feet;
- 3) N 74 degrees 40' 06" W 304.75 feet along the centerline of C.R. 320 to a point;
- 4) Along a curve to the left having a delta angle of 09 degrees 56' 48", R-860.00 feet, T-74.84 feet, Ch. Brg.-N 79 degrees 38' 31" W, Ch. 149.11 feet along the centerline of C.R. 320 an arc distance of 149.30 feet to a point at the intersection of C.R. 320 and T.R. 522;
- 5) N 50 degrees 50' 04" E 92.25 feet (passing into Fractional Section 24) along the centerline of T.R. 522 to a point, witnessed by a 5/8 inch rebar found N 50 degrees 50' 04" E 45.64 feet;
- 6) Along a curve to the left having a delta angle of 66 degrees 16' 51", R-70.00 feet, T-45.70 feet, Ch. Brg.- N 17 degrees 48' 54" E, Ch.-76.54 feet along the centerline of T.R. 522 an arc distance of 80.98 feet to a point, witnessed by a 5/8 inch rebar found N 15 degrees 12' 16" W 70.44 feet;
- 7) Along a curve to the right having a delta angle of 28 degrees 33' 07", R-276.94 feet, T-70.47 feet, Ch. Brg.-N 01 degrees 01' 01" W, Ch.-136.58 feet along the centerline of T.R. 522 an arc distance of 138.01 feet to a point;
- 8) N 13 degrees 10' 14" E 38.56 feet along the centerline of T.R. 522 to the TRUE POINT OF BEGINNING.

This parcel contains 3.007 acres, but subject to all highways and easements of record. Containing 1.918 acres in Fractional Section 24 and 1.089 acres in Lot 21.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Bearings assumed.

See Holmes County Plat Book 19, page 3967 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
December 19, 2019


Donald C. Baker P.S. 6938



Parcel Number: 1400381001

FILE DESCRIPTION
Holmes County Map Office
1/6/2020

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