

Description 61.420 acre parcel

Being part of the southeast quarter of Section 32, T-15 N, R-11 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Wayne J. Yoder and Betty Yoder in Deed vol. 281 page 930 and Official Record vol. 217 page 832, PN 1500101000 and PN 1500101006.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of the southeast quarter of Section 32, thence S 89 degrees 27' 19" W 1003.05 feet along the quarter section line to a 5/8 inch rebar found, thence S 00 degrees 29' 54" E 50.00 feet through the lands of Abe J. Keim and Amanda L. Keim (O.R. 219 page 270) to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following TWENTY-THREE (23) COURSES:

- 1) S 00 degrees 29' 54" E 1248.12 feet along said Keim's and Jacob M. Yoder and Wilma L. Yoder's (O.R. 174 page 1779) west line to a point in the center of T.R. 606, witnessed by a 5/8 inch rebar found N 00 degrees 29' 54" W 25.00 feet;
- 2) N 89 degrees 50' 38" E 82.50 feet along the centerline of T.R. 606 to a 5/8 inch rebar found, witnessed by an iron pin set S 04 degrees 08' 00" E 16.92 feet;
- 3) S 04 degrees 08' 00" E 848.39 feet along said Jacob M. Yoder and Wilma L. Yoder's west line to a 5/8 inch rebar found;
- 4) S 26 degrees 52' 00" W 429.00 feet along Jacob M. Yoder and Wilma L. Yoder's west line to a 5/8 inch rebar found;
- 5) S 05 degrees 57' 27" W 127.74 feet along Jacob M. Yoder and Wilma L. Yoder's west line to a 5/8 inch rebar found on the section line;
- 6) N 90 degrees 00' 00" W 1526.54 feet along the section line to a R.R. spike found in the center of T.R. 654, witnessed by an iron pin set S 90 degrees 00' 00" E 49.75 feet;
- 7) N 31 degrees 35' 49" E 268.47 feet along the centerline of T.R. 654 to a point, witnessed by an iron pin set S 89 degrees 46' 15" E 29.79 feet;
- 8) S 89 degrees 46' 15" E 333.48 feet along Junior Troyer and Laura Troyer's (D.V. 276 page 867) south line to a 5/8 inch rebar found;
- 9) N 25 degrees 22' 24" E 174.16 feet along said Junior Troyer and Laura Troyer's east line to a 5/8 inch rebar found;
- 10) N 04 degrees 39' 30" W 120.83 feet along said Junior Troyer and Laura Troyer's (D.V. 276 page 760) east line to a point, witnessed by an iron pin set S 88 degrees 52' 45" E 48.92 feet;
- 11) N 06 degrees 04' 54" E 424.65 feet along said Junior Troyer and Laura Troyer's (O.R. 234 page 3152) east line and along Leroy D. Troyer and Ada A. Troyer's (O.R. 234 page 3155) east line to a 5/8 inch rebar found;
- 12) N 72 degrees 24' 05" W 152.70 feet along said Leroy D. Troyer and Ada A. Troyer's north line to a 5/8 inch rebar found;
- 13) N 12 degrees 10' 44" E 128.22 feet along Ray E. Mast and Arlene Mast's (O.R. 265 page 5477) east line to a 5/8 inch rebar found;
- 14) N 30 degrees 16' 09" W 333.40 feet along said Ray E. Mast and Arlene Mast's east line and along Pleasant Hill Fabrics LLC's (O.R. 267 page 4579) east line to a point in the center of T.R. 606, witnessed by a 5/8 inch rebar found S 30 degrees 16' 09" E 32.67 feet;
- 15) N 86 degrees 01' 33" W 72.80 feet along the centerline of T.R. 606 to a point;
- 16) N 80 degrees 53' 22" W 4.12 feet along the centerline of T.R. 606 to a point, witnessed by a 5/8 inch rebar found N 15 degrees 36' 12" E 14.69 feet;

- 17) N 15 degrees 36' 12" E 312.96 feet along Paul R. Weaver and Linda Weaver's (O.R.217 page 835) east line to a 5/8 inch rebar found;
- 18) S 86 degrees 35' 22" E 253.52 feet along Cherry Ridge Acres Subdivision Lot 1 (P. 19 page 1686) and along Abe D. Troyer and Katie A. Troyer's (O.R. 251 page 6912) south line to a 5/8 inch rebar found;
- 19) S 77 degrees 36' 38" E 265.26 feet along said Cherry Ridge Acres Subdivision Lot 1 and along said Abe D. Troyer and Katie A. Troyer's south line to a point in the center of T.R. 657, witnessed by a 5/8 inch rebar found N 77 degrees 36' 38" W 30.43 feet;
- 20) N 22 degrees 51' 19" E 116.25 feet along the centerline of T.R. 657 to a point;
- 21) N 14 degrees 00' 06" E 517.66 feet along the centerline of T.R. 657 to a point;
- 22) N 13 degrees 45' 03" E 378.48 feet along the centerline of T.R. 657 to a point, witnessed by a 5/8 inch rebar N 89 degrees 27' 19" E 18.81 feet;
- 23) N 89 degrees 27' 19" E 501.80 feet along said Abe J. Keim and Amanda L. Keim's south line to the TRUE POINT OF BEGINNING.

This parcel contains 61.420 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings from Plat Vol. 16 page 602.

See Holmes County Plat Book 19, page 4622 for survey.
 This survey made and description prepared by Donald C. Baker, P.S. 6938.
 January 19, 2022


 Donald C. Baker P.S. 6938



Parcel Number: 1500101010

FILE DESCRIPTION
 Holmes County Map Office
 2/10/2022