

Description 14.335 acre parcel

Being part of Lots 17 and 18, Fourth Quarter, T-10 N, R-5 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to TimberStone, Ltd. in Official Record vol. 167 page 2137 and Official Record vol. 247 page 1061, PN 1500964000 and PN 1500964009.

Described as follows:

Commencing at a 5/8 inch rebar found in T.R. 667 (non-maintained) marking the southeast corner of Lot 18, thence N 01 degrees 33' 39" E 208.73 feet along the lot line and along T.R. 667 (non-maintained) to a point, thence N 88 degrees 13' 14" W 485.96 feet along Antony B. Mullet and Annelle K. Mullet's (O.R. 167 page 2131) south line to a 5/8 inch rebar found, thence S 82 degrees 20' 56" W 287.05 feet along said Mullet's south line to a 5/8 inch rebar found, thence N 20 degrees 53' 04" W 304.52 feet along said Mullet's west line to a 5/8 inch rebar found on Brent Alan Yoder and Loretta Ann Troyer's (O.R. 247 page 1375) south line, thence S 64 degrees 38' 04" W 137.78 feet along said Yoder and Troyer's south line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following NINE (9) COURSES:

- 1) S 00 degrees 46' 33" E 1154.72 feet (passing into Lot 17) through the lands of said TimberStone, Ltd. to an iron pin set;
- 2) N 88 degrees 08' 42" W 680.61 feet through the lands of said TimberStone, Ltd. to an iron pin set;
- 3) N 16 degrees 29' 36" W 712.74 feet through the lands of said TimberStone, Ltd. to an iron pin set on the south line of Lot 8 of Seven Lick Estates Replat of Lots 1 & 4 and Additional Lands (Plat vol. 19 page 2448) and on Joel Miller and Kristina Miller's (O.R. 248 page 1949) south line;
- 4) N 88 degrees 01' 56" E 336.92 feet along the south line of Lot 8 of said Seven Lick Estates Replat of Lots 1 & 4 and Additional Lands and along said Miller's south line to a 5/8 inch rebar found;
- 5) N 68 degrees 59' 41" E 352.81 feet (passing into Lot 18) along said Yoder and Troyer's south line to a 5/8 inch rebar found;
- 6) N 41 degrees 05' 48" E 183.05 feet along said Yoder and Troyer's east line to a 5/8 inch rebar found;
- 7) N 12 degrees 41' 05" E 76.32 feet along said Yoder and Troyer's east line to a 5/8 inch rebar found;
- 8) N 12 degrees 14' 01" W 63.54 feet along said Yoder and Troyer's east line to a 5/8 inch rebar found;

9) N 64 degrees 38' 04" E 85.50 feet along said Yoder and Troyer's south line to the TRUE POINT OF BEGINNING.

This parcel contains 14.335 acres, but subject to all highways and easements of record. Containing 13.211 acres in Lot 17 and 1.124 acres in Lot 18.
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 Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 adjustment).

See Holmes County Plat Book 2, page 652 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
October 24, 2022



Donald C. Baker P.S. 6938



Parcel Number: 1500964026

FILE DESCRIPTION
Holmes County Map Office
12/5/2023

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