

Description 2.907 acre parcel

Being part of Lot 23, Third Quarter, T-10 N, R-4 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Eli A. Wengerd and Fannie Mae Wengerd in Deed vol. 264 page 850 and Official Record vol. 249 page 4052, PN 1501061004 and PN 1501061007.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of Lot 23, thence S 87 degrees 54' 46" E 599.91 feet along the lot line to a 5/8 inch rebar found in T.R. 662 the TRUE POINT OF BEGINNING.

thence with the following TEN (10) COURSES:

- 1) S 87 degrees 54' 46" E 339.96 feet along the lot line to an iron pin set;
- 2) S 47 degrees 07' 12" E 256.33 feet through the lands of said Wengerd to an iron pin set;
- 3) S 16 degrees 31' 51" E 93.76 feet through the lands of said Wengerd to an iron pin set;
- 4) N 87 degrees 54' 46" W 121.28 feet through the lands of said Wengerd to an iron pin set;
- 5) S 02 degrees 05' 14" W 55.00 feet through the lands of said Wengerd to an iron pin set;
- 6) N 87 degrees 54' 46" W 115.76 feet through the lands of said Wengerd to an iron pin set on Eli A. Wengerd and Fannie Mae Wengerd's (O.R. 272 page 884) east line;
- 7) N 02 degrees 05' 14" E 55.00 feet along said Wengerd's (O.R. 272 page 884) east line to a 5/8 inch rebar found;
- 8) N 87 degrees 54' 46" W 297.48 feet along said Wengerd's (O.R. 272 page 884) north line to a 5/8 inch rebar found in the center of T.R. 662, witnessed by a 5/8 inch rebar found S 87 degrees 54' 46" E 30.00 feet;
- 9) N 10 degrees 55' 17" W 142.37 feet along the centerline of T.R. 662 to a 5/8 inch rebar found;
- 10) N 03 degrees 21' 32" E 117.63 feet along Joseph L. Miller and Rhoda Miller's (O.R. 60 page 278) east line and along T.R. 662 to the TRUE POINT OF BEGINNING.

This parcel contains 2.907 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 Ohio State Plane Coordinate System, North Zone, N.A.D. 83.

See Holmes County Plat Book 19, page 4719 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
January 20, 2022



Donald C. Baker P.S. 6938



Parcel Number: 1501061012

FILE DESCRIPTION
Holmes County Map Office
6/17/2022

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