

Description 17.909 acre parcel

Being part of the southwest quarter of Section 30, T-18 N, R-14 W, Ripley Township, Holmes County, Ohio, also known as part of the lands conveyed to Angela S. Folks, Trustee and Katlin M. Holcomb, Trustee in Official Record vol. 269 page 2018, PN 2300355000.

Described as follows:

Commencing at a 5/8 inch rebar found at the intersection of T.R. 511 and T.R. 508 marking the southeast corner of the southwest quarter of Section 30, thence N 00 degrees 32' 20" W 1109.93 feet along the quarter section line and along T.R. 508 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 84 degrees 57' 21" W 22.69 feet.

thence with the following SEVEN (7) COURSES:

- 1) S 84 degrees 57' 21" W 322.38 feet along Richard H. Quick's (O.R. 193 page 1008) north line to a 5/8 inch rebar found;
- 2) S 05 degrees 01' 35" E 97.42 feet along said Quick's west line to a 5/8 inch rebar found;
- 3) S 89 degrees 35' 26" W 393.58 feet along said Quick's north line to a 5/8 inch rebar found;
- 4) N 89 degrees 00' 10" W 839.07 feet through the lands of said Folks and Holcomb to an iron pin set on the Washington Township line and on the section line;
- 5) N 00 degrees 12' 18" W 493.24 feet along the Washington Township line and along the section line to a stone found;
- 6) N 88 degrees 08' 43" E 1543.63 feet along Linda J. Bush, Trustee's (O.R. 203 page 1709) south line to a point on the quarter section line and in T.R. 508, witnessed by a 5/8 inch rebar found S 88 degrees 08' 43" W 29.83 feet;
- 7) S 00 degrees 32' 20" E 429.61 feet along the quarter section line and along T.R. 508 to the TRUE POINT OF BEGINNING.

This parcel contains 17.909 acres, but subject to all highways and easements of record.

The grantors reserve unto themselves, their heirs and assigns a 30 foot easement for the purpose of ingress and egress, and further described as follows:

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Commencing at a 5/8 inch rebar found at the intersection of T.R. 511 and T.R. 508 marking the southeast corner of the southwest quarter of Section 30, thence N 00 degrees 32' 20" W 1124.98 feet along the quarter section line and along T.R. 508 to a point the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES along the centerline of a 30 foot easement:

- 1) S 84 degrees 57' 21" W 338.55 feet through the lands of said Folks and Holcomb to a point;
- 2) S 05 degrees 01' 35" E 96.16 feet through the lands of said Folks and Holcomb to a point;

- 3) S 89 degrees 35' 26" W 377.13 feet through the lands of said Folks and Holcomb to a point;
- 4) N 89 degrees 00' 10" W 839.20 feet through the lands of said Folks and Holcomb to a point on the Washington Township line and on the section line and THERE ENDS.

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

See Holmes County Plat Book 19, page 4760 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
April 13, 2021

Donald C. Baker

P.S. 6938



Parcel Number: 2300355003

FILE DESCRIPTION
Holmes County Map Office
8/10/2022