

Description 5.187 acre parcel

Being a part of the southeast quarter of Section 27, Ripley Township, T-18 N, R-14 W, Holmes County, Ohio, also known as a part of the lands conveyed to 4M Land, LLC in Official Record vol. 266 page 5646, PN 2300647004.

Described as follows:

Commencing at a 5/8 inch rebar found in the center of T.R. 513 marking the southeast corner of the southeast quarter of Section 27, thence N 02 degrees 55' 06" E 1050.85 feet along the section line and along the centerline of T.R. 513 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 86 degrees 41' 57" W 31.31 feet.

thence with the following SEVEN (7) COURSES:

- 1) N 86 degrees 41' 57" W 543.79 feet through the lands of said 4M Land, LLC to an iron pin set;
- 2) N 15 degrees 46' 03" E 305.11 feet through the lands of said 4M Land, LLC to a 5/8 inch rebar found;
- 3) N 13 degrees 01' 17" E 73.99 feet along Steven B. Geib's (O.R. vol. 211 page 314) east line to a 5/8 inch rebar found;
- 4) N 40 degrees 38' 23" E 57.38 feet along said Geib's east line to a 5/8 inch rebar found;
- 5) N 55 degrees 42' 57" E 59.50 feet along said Geib's east line to a 5/8 inch rebar found;
- 6) N 89 degrees 29' 54" E 381.13 feet along said Geib's east line to a point on the section line and in the center of T.R. 513, witnessed by a 5/8 inch rebar found S 89 degrees 29' 54" W 24.78 feet;
- 7) S 02 degrees 55' 06" W 478.05 feet along the section line and along the centerline of T.R. 513 to the TRUE POINT OF BEGINNING.

This parcel contains 5.187 acres, but subject to all highways and easements of record. The Grantors reserve unto themselves, their heirs and assigns a 50 foot secondary easement for the purpose of ingress, egress and general utilities, and further described as follows:

Being a part of the southeast quarter of Section 27, Ripley Township, T-18 N, R-14 W, Holmes County, Ohio, also known as a part of the lands conveyed to 4M Land, LLC in Official Record vol. 266 page 5646, PN 2300647004.

Commencing at a 3/4 inch pinchtop found marking the northeast corner of the southeast quarter of Section 27, thence S 02 degrees 55' 06" W 1349.62 feet along the section line and partly along the centerline of T.R. 513 to a point the TRUE POINT OF BEGINNING.

Thence S 66 degrees 08' 18" W 433.40 feet along the centerline of said 50 foot secondary easement to a point;

Thence S 76 degrees 55' 18" W 153.29 feet along the centerline of said 50 foot secondary easement to a point on the west line of the above described 5.187 acre parcel and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Bearings from Plat vol. 19 page 3671.

See Holmes County Plat Book 19, page 3913 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
April 10, 2019



Donald C. Baker P.S. 6938



Parcel Number: 2300647005

**FILE DESCRIPTION**  
Holmes County Map Office  
11/7/2019

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