

Description 1.634 acre parcel

Being part of the northeast and southeast quarters of Section 5, T-14 N, R-12 W, Salt Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Elmer E. Troyer, Trustee and Sara Troyer, Trustee in Official Record vol. 263 page 557, PN 2400043003 and PN 2400403000.

Described as follows:

Beginning at a R.R. spike found in T.R. 604 marking the southwest corner of the northeast quarter of Section 5 the TRUE POINT OF BEGINNING.

thence with the following SEVEN (7) COURSES:

- 1) N 00 degrees 04' 48" W 203.99 feet along the quarter section line and along T.R. 604 to a point, witnessed by a 5/8 inch rebar found N 88 degrees 23' 32" E 19.93 feet;
- 2) N 88 degrees 23' 32" E 267.03 feet along Ivan R. Miller and Ruth Miller's (O.R. 207 page 2517 and O.R. 267 page 7011) south line to a 5/8 inch rebar found on Michael L. Kandel, Co-Trustee and Samantha R. Kandel, Co-Trustee's (O.R. 276 page 6189) west line;
- 3) S 00 degrees 04' 16" E 262.99 feet (passing into the southeast quarter of Section 5) partly along said Kandel's west line and partly through the lands of said Troyer to an iron pin set;
- 4) S 88 degrees 43' 24" W 159.11 feet through the lands of said Troyer to an iron pin set;
- 5) S 45 degrees 16' 01" W 19.77 feet through the lands of said Troyer to an iron pin set;
- 6) N 88 degrees 53' 07" W 93.53 feet through the lands of said Troyer to a point on the quarter section line and in T.R. 604, witnessed by an iron pin set S 88 degrees 53' 07" E 24.51 feet;
- 7) N 00 degrees 17' 21" W 67.15 feet along the quarter section line and along T.R. 604 to the TRUE POINT OF BEGINNING.

This parcel contains 1.634 acres, but subject to all highways and easements of record. Containing 1.250 acres in the northeast quarter of Section 5 and 0.384 acres in the southeast quarter of Section 5.

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 19, page 5045 for survey. This survey made and description prepared by Donald C. Baker, P.S. 6938. February 27, 2023


Donald C. Baker P.S. 6938



Parcel Number: 2400043007

FILE DESCRIPTION
Holmes County Map Office
7/20/2023