

Description – Lot 6

Being Lot 6 of Hills of Home Subdivision Replat No. 2 recorded in Plat Book 2
Page 600, of the Holmes County Plat Records.

Lot 6 contains 12.181 acres, but is subject to all highways and easements of record.

Hills of Home Subdivision Replat No. 2 is situated in the northwest quarter of Section 8 and the northeast quarter of Section 7, Salt Creek Township, T-14 N, R-12 W, Holmes County, Ohio.

Note: Lot 6 is subject to all Restrictive Covenants listed or shown on said Subdivision Plat.

Note: Lot 6 has access by a 50 foot common access easement for the purpose of ingress, egress and general utilities, and further described as follows:

Being a part of the northeast quarter of Section 7, Salt Creek Township, T-14 N, R-12 W, Holmes County, Ohio, also known as part of the lands conveyed to Ivan M. Miller and Emma L. Miller in Official Record vol. 247 page 6964, PN 2400284005.

Commencing at a stone found marking the southeast corner of the northeast quarter of Section 7, thence N 00 degrees 01' 30" W 575.48 feet along the section line to a 5/8 inch rebar found, thence S 65 degrees 24' 05" W 234.12 feet along the north line of Lot 5 of Hills of Home Subdivision Replat of Lots 1 & 2 (Plat vol. 19 page 2396) and along Ivan M. Miller and Emma L. Miller's (O.R. 266 page 6981) north line to a 5/8 inch rebar found, thence S 37 degrees 06' 49" W 126.89 feet along the north line of Lot 5 of said Hills of Home Subdivision Replat of Lots 1 & 2 and along said Miller's north line to a 5/8 inch rebar found, thence S 77 degrees 27' 00" W 366.00 feet along the north line of Lot 5 of said Hills of Home Subdivision Replat of Lots 1 & 2 and along said Miller's north line to a 5/8 inch rebar found, thence N 07 degrees 00' 14" W 25.70 feet along the east line of Lot 4 of said Hills of Home Subdivision Replat of Lots 1 & 2 and along said Miller's east line to the TRUE POINT OF BEGINNING.

thence with the following THREE (3) COURSES along the centerline of said 50 foot common access easement:

- 1) S 69 degrees 32' 56" W 281.67 feet through the lands of said Miller to a point;
- 2) N 69 degrees 53' 15" W 116.71 feet through the lands of said Miller to a point;
- 3) N 53 degrees 21' 07" W 93.42 feet through the lands of said Miller to a point in the center of T.R. 601 and THERE ENDS.

Note: Lot 6 has access by a 30 foot easement for the purpose of ingress, egress and general utilities, and further described as follows:

Being a part of the northwest quarter of Section 8 and northeast quarter of Section 7, Salt Creek Township, T-14 N, R-12 W, Holmes County, Ohio, also known as part of the lands conveyed to Marlin Jay Mast and Esther W. Miller in Official Record vol. 266 page 7379, PN 2400286005.

Commencing at a stone found marking the southwest corner of the northwest quarter of Section 8, thence N 00 degrees 01' 30" W 1146.18 feet along the section line to a point, thence S 89 degrees 44' 57" E 10.07 feet along Edwin M. Yoder and Elsie M. Yoder's (O.R. 216 page 480) north line to a 5/8 inch rebar found, thence S 89 degrees 44' 57" E 15.00 feet along the south line of said Mast and Miller to a point the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES along the centerline of said 30 foot easement:

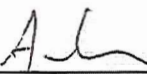
- 1) N 00 degrees 15' 03" E 15.00 feet through the lands of said Mast and Miller to a point;
- 2) N 89 degrees 44' 57" W 49.53 feet (passing into the northeast quarter of Section 7) through the lands of said Mast and Miller to a point;
- 3) N 49 degrees 49' 24" W 163.21 feet through the lands of said Mast and Miller to a point;
- 4) N 34 degrees 52' 02" E 227.96 feet through the lands of said Mast and Miller to a point;
- 5) N 03 degrees 12' 38" W 130.00 feet through the lands of said Mast and Miller to a point;
- 6) N 45 degrees 27' 03" W 130.00 feet through the lands of said Mast and Miller to a point in the center of T.R. 601 and THERE ENDS.

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.

This survey made and description prepared by Aaron L. Gerber, P.S. 8379.

April 23, 2020



Aaron L. Gerber P.S. 8379



Parcel Number: 2400286008

FILE DESCRIPTION
Holmes County Map Office
8/4/2020

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