

Description 0.719 acre parcel

Being part of the southwest quarter of Section 32, Salt Creek Township, T-15 N, R-12 W, Holmes County, Ohio, also known as part of the lands conveyed to Ivan R. Yoder and Mattie A. Yoder in Official Record vol. 258 page 6396, PN 2400512000.

Described as follows:

Commencing at a R.R. spike found at the intersection of C.R. 201, T.R. 604 and T.R. 606 marking the northeast corner of the southwest quarter of Section 32, thence S 88 degrees 27' 21" W 1167.50 feet along the quarter section line and along T.R. 606 to a point, thence S 00 degrees 19' 39" W 604.03 feet along Mart R. Miller and Emma Miller's (D.V. 238 page 664) west line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 00 degrees 19' 39" W 160.95 feet along said Miller's west line to a 5/8 inch rebar found;
- 2) S 87 degrees 49' 31" W 198.67 feet along John A. Troyer and Katie J. Troyer's (D.V. 264 page 205) north line to an iron pin set;
- 3) N 00 degrees 19' 39" E 154.81 feet through the lands of said Yoder to an iron pin set;
- 4) N 86 degrees 03' 39" E 199.03 feet through the lands of said Yoder to the TRUE POINT OF BEGINNING.

This parcel contains 0.719 acres, but subject to all highways and easements of record.

The above described 0.719 acre parcel is subject to an existing 50 foot easement recorded in Deed vol. 264 page 205 and Plat vol. 14 page 494.

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 4345 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379,
February 25, 2021



Aaron L. Gerber P.S. 8379



Parcel Number: 2400512004

FILE DESCRIPTION
Holmes County Map Office
3/25/2021