

Description 3.004 acre parcel

Being a part of the northeast and southeast quarters of Section 18, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Paul R. Beachy, Co-Trustee and Erma A. Beachy, Co-Trustee in Official Record vol. 273 page 5713, PN 2600345003.

Described as follows:

Commencing at a 1/2 inch pipe found marking the northeast corner of the southeast quarter of Section 18, thence N 88 degrees 40' 32" W 2074.79 feet along the quarter section line to a point the TRUE POINT OF BEGINNING.

thence with the following TEN (10) COURSES:

- 1) S 17 degrees 41' 51" W 505.52 feet along Jonathon R. Yoder's (O.R. 214 page 3122) west line to a 5/8 inch rebar found;
- 2) N 87 degrees 52' 38" W 193.13 feet through the lands of said Beachy to an iron pin set;
- 3) N 02 degrees 16' 19" E 115.31 feet through the lands of said Beachy to an iron pin set;
- 4) Along a curve to the right having a delta angle of 29 degrees 58' 41", R-275.00 feet, T-73.63 feet, Ch. Brg.-N 17 degrees 15' 40" E, Ch.-142.25 feet through the lands of said Beachy an arc distance of 143.88 feet to an iron pin set;
- 5) N 32 degrees 15' 00" E 235.17 feet through the lands of said Beachy to an iron pin set;
- 6) Along a curve to the left having a delta angle of 29 degrees 58' 41", R-250.00 feet, T-66.94 feet, Ch. Brg.-N 17 degrees 15' 40" E, Ch.-129.32 feet through the lands of said Beachy an arc distance of 130.80 feet (passing into the northeast quarter of Section 18) to an iron pin set;
- 7) N 02 degrees 16' 19" E 71.30 feet through the lands of said Beachy to an iron pin set;
- 8) Along a curve to the right having a delta angle of 90 degrees 00' 00", R-15.00 feet, T-15.00 feet, Ch. Brg.-N 47 degrees 16' 19" E, Ch.-21.21 feet through the lands of said Beachy an arc distance of 23.56 feet to an iron pin set;
- 9) S 87 degrees 43' 41" E 174.47 feet through the lands of said Beachy to a 5/8 inch rebar found;

10) S 17 degrees 41' 51" W 186.55 feet along said Yoder's west line to the TRUE POINT OF BEGINNING.

This parcel contains 3.004 acres, but subject to all highways and easements of record.

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 4400 for survey.

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

June 18, 2020

Aaron L. Gerber

P.S. 8379



Parcel Number: 2600345004

**FILE DESCRIPTION**

Holmes County Map Office

5/24/2021