

Description 3.858 acre parcel

Being part of the northeast quarter of Fractional Section 23, T-9 N, R-5 W, Walnut Creek Township, Holmes County, Ohio.

Described as follows:

Commencing at a stone found marking the northeast corner of the northeast quarter of Fractional Section 23, thence S 01 degrees 19' 49" W 1118.61 feet along the section line to a point in the center of T.R. 374, thence N 88 degrees 18' 15" W 519.20 feet along the centerline of T.R. 374 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 05 degrees 47' 35" E 31.58 feet.

thence with the following EIGHT (8) COURSES:

- 1) S 05 degrees 47' 35" E 417.26 feet to an iron pin set;
- 2) S 66 degrees 25' 31" W 308.80 feet to an iron pin set;
- 3) N 09 degrees 11' 02" W 431.01 feet to an iron pin set;
- 4) N 34 degrees 39' 28" W 39.74 feet to an iron pin set;
- 5) N 76 degrees 55' 25" W 160.44 feet along Myron Miller and Anna Mae Miller's (O.R. 260 page 6963) south line to a 5/8 inch rebar found;
- 6) N 82 degrees 00' 51" W 73.20 feet along said Miller's south line to a 5/8 inch rebar found;
- 7) N 00 degrees 12' 01" E 50.59 feet along said Miller's west line to a 5/8 inch rebar found in the center of T.R. 374, witnessed by a 5/8 inch rebar found S 00 degrees 12' 01" W 21.94 feet;
- 8) S 88 degrees 18' 15" E 561.14 feet along the centerline of T.R. 374 to the TRUE POINT OF BEGINNING.

This parcel contains 3.858 acres, but subject to all highways and easements of record.

This parcel is subject to an existing ingress and egress easement recorded in Plat vol. 12 page 766.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings assumed.

See Holmes County Plat Book 19, page 4365 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
March 17, 2021


Donald C. Baker P.S. 6938



Parcel Number: 2600647004

FILE DESCRIPTION
Holmes County Map Office
4/12/2021