

### Description 4.137 acre parcel

Being a part of the southwest quarter of Section 11, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Sam A. Erb and Miriam Erb in Deed vol. 216 page 919, PN 2601325000.

Described as follows:

Commencing at an iron pin set marking the northwest corner of the southwest quarter of Section 11, thence S 88 degrees 48' 00" E 1067.66 feet along the section line to an iron pin set, thence S 01 degrees 24' 38" W 1079.23 feet along Jonas U. Burkholder and Effie Burkholder's (D.V. 271 page 231) west line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following ELEVEN (11) COURSES:

- 1) N 82 degrees 18' 05" E 447.25 feet along said Burkholder's south line to a point in an old road, witnessed by an iron pin set S 82 degrees 18' 05" W 28.36 feet;
- 2) S 02 degrees 35' 03" W 481.94 feet along said Burkholder's west line and along an old road to a point, witnessed by a 5/8 inch rebar found N 83 degrees 13' 34" W 21.66 feet;
- 3) N 83 degrees 13' 34" W 125.00 feet along David W. Miller and Elsie Miller's (D.V. 256 page 249) north line to a 5/8 inch rebar found;
- 4) N 79 degrees 48' 14" W 62.92 feet along David W. Miller and Elsie Miller's (O.R. 247 page 298) north line to a 5/8 inch rebar found;
- 5) N 70 degrees 44' 34" W 59.49 feet along said Miller's north line to a 5/8 inch rebar found;
- 6) N 58 degrees 01' 54" W 58.67 feet along said Miller's north line to a point;
- 7) N 52 degrees 30' 14" W 152.19 feet along said Miller's north line to a point;
- 8) N 80 degrees 28' 14" W 93.03 feet along said Miller's north line to a point in the center of S.R. 515, witnessed by an iron pin set N 79 degrees 16' 23" E 28.15 feet;
- 9) N 79 degrees 16' 23" E 51.82 feet through the lands of said Erb to an iron pin set;
- 10) N 01 degrees 14' 40" W 219.98 feet through the lands of said Erb to an iron pin set;
- 11) N 78 degrees 43' 12" E 37.58 feet through the lands of said Erb to the TRUE POINT OF BEGINNING.

This parcel contains 4.137 acres, but subject to all highways and easements of record.

To go to adjoiner.

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 4102 for survey.  
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.  
May 11, 2020



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Aaron L. Gerber P.S. 8379



Parcel Number: 2601325003

**FILE DESCRIPTION**  
Holmes County Map Office  
6/25/2020

2 of 2