

Description 0.477 acre parcel

Being part of the northeast quarter of Section 20, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as all of the lands conveyed to Steven J. Maag, Michelle M. Hochstetler, and Michael P. Maag in Official Record vol. 263 page 1453, PN 2601345000.

Described as follows:

Commencing at a 3/4 inch rebar found marking the southwest corner of the northeast quarter of Section 20, thence N 02 degrees 41' 09" E 751.81 feet along the quarter section line to a point, thence S 81 degrees 01' 15" E 523.45 feet along Randy A. Hochstetler's (O.R. 186 page 3401) south line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 81 degrees 01' 15" E 130.00 feet along said Hochstetler's south line to a 1/2 inch pinchtap found;
- 2) S 08 degrees 39' 51" W 159.78 feet along Milo Jay Mast and Elicia C. Mast's (O.R. 271 page 3604) west line and along the west line of South Drive aka Private Road 445 to a 1/2 inch pinchtap found;
- 3) N 80 degrees 58' 23" W 130.00 feet along Randy A. Hochstetler's (O.R. 178 page 1590) north line to an iron pin set;
- 4) N 08 degrees 39' 50" E 159.67 feet along Randall A. Hochstetler and Michelle M. Hochstetler's (O.R. 73 page 18) east line to the TRUE POINT OF BEGINNING.

This parcel contains 0.477 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 adjustment).

See Holmes County Plat Book 19, page 4930 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
December 5, 2022


Donald C. Baker P.S. 6938



Parcel Number: 2601345001

