

Description 0.750 acre parcel

Being a part of the southwest quarter of Section 21, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Norman D. Beachy and Leanna E. Beachy in Official Record vol. 217 page 745, PN 2601434001 and PN 2601434008.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of the southwest quarter of Section 21, thence N 88 degrees 39' 55" W 448.63 feet along the section line to a 5/8 inch rebar found, thence N 17 degrees 00' 53" E 198.32 feet along 4220 TR 162, LLC's (O.R. 274 page 4570) west line to a 5/8 inch rebar found, thence N 72 degrees 59' 07" W 57.72 feet along said 4220 TR 162, LLC's south line to a 5/8 inch rebar found, thence N 17 degrees 00' 53" E 217.65 feet along said 4220 TR 162, LLC's west line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) N 58 degrees 41' 49" W 272.97 feet through the lands of said Beachy to a point in the center of T.R. 162, witnessed by an iron pin set S 58 degrees 41' 49" E 24.31 feet;
- 2) N 23 degrees 58' 21" E 29.00 feet along the centerline of T.R. 162 to a point;
- 3) N 35 degrees 10' 23" E 97.81 feet along the centerline of T.R. 162 to a point;
- 4) N 37 degrees 49' 30" E 14.20 feet along the centerline of T.R. 162 to a point, witnessed by a 5/8 inch rebar found S 52 degrees 09' 12" E 39.68 feet;
- 5) S 52 degrees 09' 12" E 241.57 feet along Light in the Valley Chapel, Inc.'s (O.R. 183 page 1405) south line to a 5/8 inch rebar found;
- 6) S 17 degrees 09' 20" W 116.46 feet partly along Light in the Valley Chapel, Inc.'s (O.R. 183 page 1408) west line and partly along said 4220 TR 162, LLC's west line to the TRUE POINT OF BEGINNING.

This parcel contains 0.750 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83.

See Holmes County Plat Book 19, page 4560 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
September 24, 2021

Donald C. Baker P.S. 6938



Parcel Number: 2601434009

FILE DESCRIPTION
Holmes County Map Office
11/29/2021