

Description 2.360 acre parcel

Being part of the northwest quarter of Section 7, T-8 N, R-5 W, Clark Township, Holmes County, Ohio, also known as part of the lands conveyed to Noah L. Yoder and Emma Yoder in Official Record vol. 41 page 110 and Deed vol. 267 page 427, PN 3300137000 and PN 3300137001.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of the northwest quarter of Section 7, thence N 89 degrees 02' 00" W 1101.50 feet along the section line to a 5/8 inch rebar found, thence S 11 degrees 10' 51" W 844.55 feet along Dan H. Mast and Mabel Mast's (O.R. 187 page 1623) west line to a point in the center of S.R. 557 the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 11 degrees 10' 51" W 20.87 feet.

thence with the following EIGHT (8) COURSES:

- 1) S 11 degrees 10' 51" W 258.00 feet along said Mast's west line to a 5/8 inch rebar found;
- 2) S 80 degrees 58' 14" E 230.00 feet along said Mast's south line to a 5/8 inch rebar found;
- 3) S 10 degrees 59' 54" W 380.00 feet along Duane D. Mast and Kristina N. Mast's (O.R. 268 page 7209) west line to a 5/8 inch rebar found;
- 4) N 80 degrees 58' 14" W 230.00 feet along said Duane D. Mast and Kristina N. Mast's north line to a 5/8 inch rebar found;
- 5) N 10 degrees 58' 15" E 330.00 feet through the lands of said Yoder to an iron pin set;
- 6) N 78 degrees 49' 09" W 50.00 feet through the lands of said Yoder to an iron pin set;
- 7) N 11 degrees 10' 50" E 309.84 feet through the lands of said Yoder to a point in the center of S.R. 557, witnessed by an iron pin set S 11 degrees 10' 50" W 21.29 feet;
- 8) S 76 degrees 43' 00" E 50.03 feet along the centerline of S.R. 557 to the TRUE POINT OF BEGINNING.

This parcel contains 2.360 acres, but subject to all highways and easements of record.

Also granting a 20 foot common access easement established in Plat vol. 19 page 3835, further described as follows:

Being part of the northwest quarter of Section 7, T-8 N, R-5 W, Clark Township, Holmes County, Ohio, also known as part of the lands conveyed to Duane D. Mast and Kristina N. Mast in Official Record vol. 268 page 7209.

Commencing at a 5/8 inch rebar found marking the northeast corner of the northwest quarter of Section 7, thence N 89 degrees 02' 00" W 1101.50 feet along the section line to a 5/8 inch rebar found, thence S 11 degrees 10' 51" W 844.55 feet along Dan H. Mast and Mabel Mast's (O.R. 187 page 1623) west line to a point in the center of S.R. 557, thence S 11 degrees 10' 51" W 258.00 feet along said Dan H. Mast and Mabel Mast's west line to a 5/8 inch rebar found, thence S 80 degrees 58' 14" E 230.00 feet along said Dan H. Mast and Mabel Mast's south line to a 5/8 inch rebar found, thence S 10 degrees 59' 54" W 10.05 feet along said Duane D. mast and Kristina N. Mast's west line to a point the TRUE POINT OF BEGINNING.

Thence with the following FOUR (4) COURSES along the centerline of a 20 foot common access easement:

- 1) S 55 degrees 01' 18" E 82.82 feet through the lands of said Duane D. Mast and Kristina N. Mast to a point;
- 2) S 77 degrees 21' 54" E 38.76 feet through the lands of said Duane D. Mast and Kristina N. Mast to a point;
- 3) N 72 degrees 17' 33" E 75.30 feet through the lands of said Duane D. Mast and Kristina N. Mast to a point;
- 4) S 82 degrees 21' 15" E 190.15 feet through the lands of said Duane D. Mast and Kristina N. Mast to a point in the center of S.R. 557 and THERE ENDS.

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 4852 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
September 16, 2022

Donald C. Baker P.S. 6938



Parcel Number: 3300137014

**FILE DESCRIPTION**

Holmes County Map Office

11/4/2022