

Description 98.164 acre parcel

Being a part of the Third Quarter, Lot 22, Salt Creek Township, T-10 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Andrew H. Hershberger and Fannie A. Hershberger in Official Record vol. 16 page 16, PN 3400103000.

Described as follows:

Beginning at a 1 inch rebar found marking the northwest corner of Lot 22 the TRUE POINT OF BEGINNING.

thence with the following TWENTY-SIX (26) COURSES:

- 1) S 89 degrees 11' 19" E 1797.17 feet along the lot line to a stone found;
- 2) S 88 degrees 57' 29" E 534.77 feet along the lot line to an iron pin set;
- 3) S 02 degrees 12' 24" W 181.97 feet through the lands of said Hershberger to an iron pin set;
- 4) S 73 degrees 47' 41" E 109.51 feet through the lands of said Hershberger to an iron pin set;
- 5) S 54 degrees 13' 53" E 141.44 feet through the lands of said Hershberger to an iron pin set;
- 6) S 49 degrees 06' 36" E 226.08 feet through the lands of said Hershberger to a point on the lot line and in C.R. 77, witnessed by an iron pin set N 49 degrees 06' 36" W 53.24 feet;
- 7) S 01 degrees 26' 34" W 982.13 feet along the lot line and along C.R. 77 to a point, witnessed by an iron pin set N 89 degrees 53' 33" W 35.00 feet;
- 8) N 89 degrees 53' 33" W 98.41 feet along John J. Bowman and Katie A. Bowman's (O.R. 196 page 3463) north line to a 5/8 inch rebar found;
- 9) S 01 degrees 26' 34" W 66.00 feet along said Bowman's west line to a 5/8 inch rebar found;
- 10) N 89 degrees 53' 33" W 206.91 feet along said Bowman's north line to a 5/8 inch rebar found;
- 11) S 00 degrees 41' 32" E 71.92 feet along said Bowman's west line to an iron pin set;
- 12) S 89 degrees 51' 54" W 226.81 feet along Wayne E. Hochstetler and Lorene Hochstetler's (O.R. 237 page 1054) north line to a 5/8 inch rebar found;
- 13) N 89 degrees 35' 56" W 20.00 feet along said Hochstetler's north line to a 5/8 inch rebar found;
- 14) S 36 degrees 00' 12" W 128.40 feet along said Hochstetler's west line to a 5/8 inch rebar found;
- 15) S 00 degrees 47' 26" W 22.90 feet along said Hochstetler's west line to a point on the lot line and in T.R. 629;
- 16) N 89 degrees 12' 34" W 1459.13 feet along the lot line and along T.R. 629 to a point;
- 17) N 02 degrees 17' 07" W 694.99 feet along the centerline of an existing 50 foot easement (O.R. 215 page 55 and P. 16-528) to an iron pin set;
- 18) N 05 degrees 35' 06" W 310.00 feet along Perry A. Hershberger and Mary Ann Hershberger's (O.R. 215 page 55) east line to a 5/8 inch rebar found;
- 19) S 84 degrees 10' 07" W 308.00 feet along said Perry A. Hershberger and Mary Ann Hershberger's north line to a 5/8 inch rebar found;
- 20) S 06 degrees 07' 29" E 258.17 feet along said Perry A. Hershberger and Mary Ann Hershberger's west line to a 5/8 inch rebar found;

- 21) S 86 degrees 11' 51" E 309.71 feet along said Perry A. Hershberger and Mary Ann Hershberger's south line to an iron pin set;
- 22) S 02 degrees 17' 07" E 694.99 feet along the centerline of said 50 foot easement to a point on the lot line and in T.R. 629;
- 23) N 89 degrees 12' 34" W 442.77 feet along the lot line and along T.R. 629 to a R.R. spike found, witnessed by a 5/8 inch rebar found N 01 degrees 38' 04" E 25.00 feet;
- 24) N 01 degrees 38' 04" E 208.82 feet along John B. Beachy and Mary C. Beachy's (D.V. 277 page 85) east line to a 5/8 inch rebar found;
- 25) N 89 degrees 12' 34" W 208.72 feet along said Beachy's north line to a 5/8 inch rebar found on the lot line;
- 26) N 01 degrees 38' 04" E 1487.29 feet along the lot line to the TRUE POINT OF BEGINNING.


This parcel contains 98.164 acres, but subject to all highways and easements of record.

This parcel is subject to an existing 50 foot easement, recorded in Official Record vol. 215 page 55.

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 4112 for survey.
 This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
 May 4, 2020



 Aaron L. Gerber P.S. 8379



Parcel Number: 3400103004

FILE DESCRIPTION
 Holmes County Map Office
 7/10/2020

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