

Description 3.129 acre parcel – Tract 2

Being a part of Lots 20 and 29, Third Quarter, Berlin Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Nelson E. Beachy in Official Record vol. 2 page 488, PN 0100029005.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of Lot 29, thence N 01 degrees 31' 14" E 362.31 feet along the lot line to a point the TRUE POINT OF BEGINNING.

thence with the following THIRTEEN (13) COURSES:

- 1) S 80 degrees 12' 09" W 68.05 feet along Levi R. Miller, Martha N. Miller, William L. Miller and Nancy Hershberger's (D.V. 256 page 684 and O.R. 271 page 7450) north line to a 5/8 inch rebar found;
- 2) S 89 degrees 01' 58" W 71.00 feet along said Miller, Miller, Miller and Hershberger's north line to an iron pin set;
- 3) N 03 degrees 02' 00" E 624.91 feet through the lands of said Beachy to a point in the center of T.R. 368, witnessed by an iron pin set S 03 degrees 02' 00" W 24.93 feet;
- 4) S 79 degrees 40' 30" E 112.17 feet along the centerline of T.R. 368 to a 5/8 inch rebar found;
- 5) S 79 degrees 39' 59" E 101.18 feet (passing into Lot 20) along the centerline of T.R. 368 to a 5/8 inch rebar found, witnessed by a 5/8 inch rebar found S 10 degrees 16' 43" W 23.43 feet;
- 6) S 10 degrees 16' 43" W 167.93 feet along Elmer J. Beachy and Crystal Beachy's (O.R. 48 page 205) west line to a 5/8 inch rebar found;
- 7) S 65 degrees 13' 37" W 26.95 feet along said Elmer J. Beachy and Crystal Beachy's north line to a 5/8 inch rebar found;
- 8) S 02 degrees 57' 59" E 249.92 feet along said Elmer J. Beachy and Crystal Beachy's west line to a 5/8 inch rebar found;
- 9) N 74 degrees 59' 21" E 170.54 feet along said Elmer J. Beachy and Crystal Beachy's south line to a 5/8 inch rebar found on David A. Weaver and Verba Weaver's (O.R. 39 page 358) west line;
- 10) S 10 degrees 54' 53" E 112.81 feet along said Weaver's west line to a 5/8 inch rebar found on said Miller, Miller, Miller and Hershberger's north line;

- 11) S 68 degrees 30' 35" W 105.69 feet along said Miller, Miller, Miller and Hershberger's north line to a 5/8 inch rebar found;
- 12) S 72 degrees 47' 22" W 118.16 feet along said Miller, Miller, Miller and Hershberger's north line to a 5/8 inch rebar found;
- 13) S 80 degrees 12' 09" W 38.85 feet along said Miller, Miller, Miller and Hershberger's north line to the TRUE POINT OF BEGINNING.

This parcel contains 3.129 acres, but subject to all highways and easements of record. Containing 1.316 acres in Lot 20 and 1.813 acres in Lot 29.

This parcel is subject to an existing 20 foot easement recorded in Plat vol. 17 page 411.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

Basis of bearings assumed.

See Holmes County Plat Book 19, page 4599 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
June 22, 2021

  
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Donald C. Baker P.S. 6938



Parcel Number: 0100029011

**FILE DESCRIPTION**  
Holmes County Map Office  
1/7/2022

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