

Description 2.476 acre parcel

Being a part of Lot 19 of the First Quarter, Berlin Township, T-9 N, R-6 W, Holmes County, Ohio, also known as part of the lands conveyed to John Yoder and Kimberly K. Yoder in Official Record vol. 245 page 779, PN 0100201004.

Described as follows:

Commencing at a R.R. spike found in the center of T.R. 353 marking the northwest corner of Lot 19, thence S 87 degrees 52' 14" E 668.00 feet along the lot line to a point, thence S 01 degrees 33' 03" W 648.35 feet along Karen Hummel Troyer, Trustee's (O.R. 250 page 5655) east line and along Eli R. Hershberger and Betty R. Hershberger's (O.R. 250 page 5658) east line and partly along BR4 Holdings, LLC's (O.R. 263 page 1984) east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following ELEVEN (11) COURSES:

- 1) S 89 degrees 09' 17" E 94.42 feet through the lands of said Yoder to an iron pin set;
- 2) S 16 degrees 22' 12" E 93.59 feet through the lands of said Yoder to an iron pin set;
- 3) N 85 degrees 30' 49" E 215.53 feet through the lands of said Yoder to an iron pin set;
- 4) S 00 degrees 02' 37" E 131.66 feet through the lands of said Yoder to an iron pin set;
- 5) N 89 degrees 32' 54" E 43.71 feet through the lands of said Yoder to a 5/8 inch rebar found;
- 6) S 11 degrees 28' 34" W 35.13 feet along Freeman R. Weaver's (O.R. 244 page 3366) west line to a 5/8 inch rebar found;
- 7) N 89 degrees 58' 38" W 79.73 feet along said Weaver's north line to a 5/8 inch rebar found;
- 8) S 40 degrees 29' 07" W 7.54 feet along said Weaver's west line to a 5/8 inch rebar found;
- 9) S 00 degrees 08' 15" W 145.58 feet along said Weaver's west line to a 5/8 inch rebar found;
- 10) N 89 degrees 09' 17" W 298.01 feet along said Weaver's north line to a 5/8 inch rebar found;
- 11) N 01 degrees 33' 03" E 387.10 feet along said BR4 Holdings, LLC's east line to the TRUE POINT OF BEGINNING.

This parcel contains 2.476 acres, but subject to all easements of record.
To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938".
Bearings from Plat Vol. 19 page 103.

See Holmes County Plat Book 19, page 3891 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
June 21, 2019


Donald C. Baker P.S. 6938



Parcel Number: 0100201067

FILE DESCRIPTION
Holmes County Map Office
10/22/2019