

Description 0.166 acre parcel

Being a part of Lot 13 of the First Quarter, Berlin Township, T-9 N, R-6 W, Holmes County, Ohio, also being a part of Lot 6 of Victoria Estates II Replatting of Victoria Estates and Additional Lands (P. 17-217), also known as a part of the lands conveyed to Sandra M. Conn in Official Record vol. 44 page 315, PN 0100247008.

Described as follows:

Commencing at a point marking the southwest corner of said Lot 13, thence N 00 degrees 36' 20" E 462.00 feet along the lot line to a R.R. spike found in the center of C.R. 203, thence S 84 degrees 33' 39" E 303.31 feet along the centerline of C.R. 203 to a R.R. spike found, thence S 87 degrees 05' 07" E 225.44 feet along the centerline of C.R. 203 to a R.R. spike found, thence N 01 degrees 32' 58" E 555.98 feet along Michael W. Conn and Rebecca R. Conn's (O.R. vol. 255 page 6172) west line and along the west line of P.R. 5516 (a 50 foot private road) to a 5/8 inch rebar found, thence N 88 degrees 43' 33" W 207.95 feet along said Michael W. Conn and Rebecca R. Conn's south line and partly through the lands of lands of Michael Conn, Rebecca Conn, Thomas Lee and Dawn Lee (O.R. vol. 251 page 4918) to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

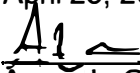
thence with the following THREE (3) COURSES:

- 1) S 00 degrees 36' 20" W 182.82 feet along said Conn and Lee's west line to a point;
- 2) N 48 degrees 23' 00" W 105.04 feet through the lands of said Sandra M. Conn to an iron pin set;
- 3) N 35 degrees 26' 37" E 138.75 feet through the lands of said Sandra M. Conn to the TRUE POINT OF BEGINNING.

This parcel contains 0.166 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 Ohio State Plane Coordinate System, North Zone, N.A.D. 83.

See Holmes County Plat Book 2 , page 582 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
April 23, 2019



Aaron L. Gerber P.S. 8379



Parcel Number: 0100247046

