

Description 0.323 acre parcel

Being a part of Lots 128 and 129 in the Village of Millersburg, situated in the northwest quarter of Section 12, Hardy Township, T-9 N, R-7 W, Holmes County, Ohio, also known as part of the lands conveyed to Phillip Ritchey and Betty J. Patterson, Trustee in Deed vol. 190 page 473 and Official Record vol. 219 page 79, PN 0701516000 and PN 0700922000.

Described as follows:

Beginning at an iron pin set on the west line of South Mad Anthony Street marking the northeast corner of Lot 128 the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) S 01 degrees 51' 48" W 110.00 feet (passing into said Lot 129) along the lot line and along the west line of South Mad Anthony Street to an iron pin set;
- 2) N 88 degrees 02' 48" W 132.00 feet along Tajar, LLC's (O.R. 227 page 1344) north line and along Phillip Ritchey and Betty J. Patterson, Trustee's (O.R. 179 page 856 and O.R. 219 page 79) north line to a point on the lot line;
- 3) N 01 degrees 51' 48" E 44.00 feet along the lot line and along Phillip Ritchey and Betty J. Patterson, Trustee's (D.V. 191 page 512 and O.R. 219 page 79) east line to a point marking the northwest corner of said Lot 129;
- 4) S 88 degrees 02' 48" E 12.00 feet along the lot line and along Phillip Ritchey and Betty J. Patterson, Trustee's (D.V. 191 page 512 and O.R. 219 page 79) south line to a point;
- 5) N 06 degrees 45' 01" W 66.77 feet (passing into said Lot 128) along Phillip Ritchey and Betty J. Patterson, Trustee's (D.V. 191 page 512 and O.R. 219 page 79) east line to a point on the lot line;
- 6) S 88 degrees 02' 48" E 130.00 feet along the lot line to the TRUE POINT OF BEGINNING.

This parcel contains 0.323 acres, but subject to all highways and easements of record. Containing 0.190 acres in Lot 128 and 0.133 acres in Lot 129.

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 4131 for survey.

This survey made and description prepared by Aaron L. Gerber, P.S. 8379.

June 26, 2020

Aaron L. Gerber

P.S. 8379



Parcel Number: 0700922001

