

Description 1.232 acre parcel

Being a part of the northwest quarter of Section 12, Prairie Township, T-13 N, R-13 W, Holmes County, Ohio, also known as part of the lands conveyed to Wayne R. Troyer and Freda Mae Troyer in Official Record vol. 251 page 1016, PN 1700173000.

Described as follows:

Commencing at a 5/8 inch rebar found in T.R. 568 marking the northwest corner of the northwest quarter of Section 12, thence S 00 degrees 01' 50" E 992.46 feet along the section line and partly along T.R. 568 to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.


thence with the following EIGHT (8) COURSES:

- 1) N 57 degrees 00' 11" E 319.74 feet along Mark L. Weaver and Lovina Weaver's (O.R. 263 page 5753) south line to a 5/8 inch rebar found;
- 2) S 26 degrees 49' 27" E 101.34 feet along said Weaver's south line to a 5/8 inch rebar found;
- 3) S 83 degrees 36' 58" E 36.74 feet along said Weaver's south line to a point in the center of T.R. 570, witnessed by a 5/8 inch rebar found N 83 degrees 36' 58" W 12.89 feet;
- 4) S 04 degrees 36' 59" W 2.36 feet along the centerline of T.R. 570 to a point;
- 5) S 17 degrees 30' 45" E 47.65 feet along the centerline of T.R. 570 to a point, witnessed by an iron pin set S 58 degrees 55' 40" W 20.35 feet;
- 6) S 58 degrees 55' 40" W 170.82 feet through the lands of said Troyer to an iron pin set;
- 7) S 74 degrees 31' 42" W 226.38 feet through the lands of said Troyer to an iron pin set on the section line;
- 8) N 00 degrees 01' 50" W 116.74 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 1.232 acres, but subject to all highways and easements of record.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Plat vol. 2 page 543.

See Holmes County Plat Book 19, page 4253 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
November 3, 2020


Donald C. Baker P.S. 6938



Parcel Number: 1700173007

FILE DESCRIPTION
Holmes County Map Office
12/21/2020