

Description 2.812 acre parcel

Being a part of the southwest quarter of Section 7, Ripley Township, T-17 N, R-14 W, Holmes County, Ohio, also known as a part of the lands conveyed to Spring Hill Farm, Inc. in Deed vol. 189 page 76, PN 2300519000 (part).

Described as follows:

Commencing at a 5/8 inch rebar found on the Washington Township line marking the northwest corner of the southwest quarter of Section 7, thence S 00 degrees 31' 08" E 849.95 feet along the section line and along the Washington Township line to a point in the center of T.R. 478 the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 87 degrees 43' 01" E 29.24 feet.

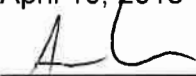
thence with the following FIVE (5) COURSES:

- 1) N 87 degrees 43' 01" E 412.96 feet along Spring Grove LLC's (O.R. 264 page 6670) south line to a 5/8 inch rebar found;
- 2) S 35 degrees 05' 32" W 242.76 feet along Adam Wacker, trustee and Jody Wacker, trustee's (O.R. 264 page 1072) west line to a 5/8 inch rebar found;
- 3) S 05 degrees 24' 45" W 223.57 feet along said Wacker's west line to a 5/8 inch rebar found;
- 4) S 89 degrees 47' 24" W 248.31 feet along said Wacker's north line to a point on the section line and in the center of T.R. 478 and on the Washington Township line, witnessed by a 5/8 inch rebar found N 89 degrees 47' 24" E 19.93 feet;
- 5) N 00 degrees 31' 08" W 405.68 feet along the section line and along the centerline of T.R. 478 and along the Washington Township line to the TRUE POINT OF BEGINNING.

This parcel contains 2.812 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". Bearings from Plat vol. 19 page 2464.

See Holmes County Plat Book 19, page 4447 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
April 10, 2018 – Revised March 9, 2020



Aaron L. Gerber P.S. 8379



Parcel Number: 2300519007

FILE DESCRIPTION
Holmes County Map Office
7/12/2021