

Description 2.000 acre parcel

Being part of Lot 20, First Quarter, T-9 N, R-5 W, Walnut Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Matthew David Yoder and Katrina A. Yoder in Official Record vol. 255 page 6471, PN 2600317000.

Described as follows:

Commencing at a 1/2 inch pipe found in C.R 168 and T.R. 401 marking the northwest corner of Lot 20, thence S 88 degrees 43' 53" E 1404.25 feet along the lot line and along C.R. 168 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 01 degree 37' 03" W 28.45 feet.

thence with the following FOUR (4) COURSES:

- 1) S 88 degrees 43' 53" E 200.00 feet along the lot line and along C.R. 168 to a point, witnessed by an iron pin set S 01 degree 37' 03" W 30.57 feet;
- 2) S 01 degree 37' 03" W 435.61 feet along Ben Raber, Jr. and Marlene Raber's (D.V. 275 page 66) west line to an iron pin set;
- 3) N 88 degrees 43' 53" W 200.00 feet through the lands of said Yoder to an iron pin set;
- 4) N 01 degree 37' 03" E 435.61 feet through the lands of said Yoder to the TRUE POINT OF BEGINNING.

This parcel contains 2.000 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 Surveying LLC".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 4976 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
January 31, 2023



Aaron L. Gerber

P.S. 8379



Parcel Number: 2600317002

FILE DESCRIPTION

Holmes County Map Office
4/19/2023