

Description 24.019 acre parcel

Being part of the northwest quarter of Fractional Section 3, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as lands conveyed to Abe J. Miller and Fannie A. Miller in Official Record vol. 284 page 5083, PN 2600520000.

Described as follows:

Beginning at a 5/8 inch rebar found on the Paint Township line marking the northwest corner of the northwest quarter of Fractional Section 3 the TRUE POINT OF BEGINNING.

thence with the following EIGHT (8) COURSES:

- 1) S 88 degrees 50' 16" E 1971.14 feet along the Paint Township line and along the section line to a point in U.S. 62, witnessed by an iron pin set N 88 degrees 50' 16" W 49.21 feet;
- 2) S 62 degrees 50' 41" W 1695.33 feet along Roy J. Schlabach and Nettie J. Schlabach's (O.R. 284 page 1067) north line and along Ervin E. Miller and Ruby Miller's (O.R. 284 page 1070) north line and along U.S. 62 to a point;
- 3) S 64 degrees 34' 08" W 544.02 feet along Wayne E. Miller and Iva D. Miller's (O.R. 284 page 1073) north line and partly along U.S. 62 to an iron pin set on the Berlin Township line and on the section line;
- 4) N 01 degree 35' 16" E 518.65 feet along the Berlin Township line and along the section line to a 5/8 inch rebar found;
- 5) N 87 degrees 13' 15" E 7.30 feet along Michael M. Stutzman and Mary A. Stutzman's (O.R. 140 page 823) south line to an iron pin set on the right of way line of T.R. 652;
- 6) N 02 degrees 06' 06" E 30.02 feet along said Stutzman's east line and along the right of way line of T.R. 652 to an iron pin set;
- 7) S 87 degrees 13' 15" W 7.57 feet along said Stutzman's north line to a 5/8 inch rebar found on the Berlin Township line and on the section line;
- 8) N 01 degree 35' 16" E 499.10 feet along the Berlin Township line and along the section line and partly along T.R. 652 to the TRUE POINT OF BEGINNING.

This parcel contains 24.019 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 Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5085 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
May 23, 2023


Donald C. Baker P.S. 6938



Parcel Number: 2600520002

FILE DESCRIPTION
Holmes County Map Office
8/31/2023