

Description 5.318 acre parcel

Being part of the southwest quarter of Fractional Section 3, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio.

Described as follows:

Commencing at a R.R. spike found on the Berlin Township line and in T.R. 414 marking the northwest corner of the southwest quarter of Fractional Section 3, thence S 89 degrees 12' 34" E 184.71 feet along the quarter section line and along T.R. 414 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set S 43 degrees 53' 43" E 46.09 feet.

thence with the following FIVE (5) COURSES:

- 1) S 89 degrees 12' 34" E 180.28 feet along the quarter section line and along T.R. 414 to a point, witnessed by a 5/8 inch rebar found S 12 degrees 35' 08" W 30.58 feet;
- 2) S 69 degrees 34' 21" E 952.20 feet along T.R. 414 and along Marty A. Yoder and Barbara Yoder's (O.R. 235 page 202) south line to a point, witnessed by a 5/8 inch rebar found S 36 degrees 54' 36" W 36.72 feet;
- 3) S 36 degrees 54' 36" W 342.98 feet along Emery A. Yoder and Nettie Yoder's (O.R. 185 page 12) west line to a 5/8 inch rebar found;
- 4) N 57 degrees 35' 23" W 854.05 feet partly along said Emery A. Yoder and Nettie Yoder's north line and partly along said Marty A. Yoder and Barbara Yoder's north line to an iron pin set;
- 5) N 43 degrees 53' 43" W 209.99 feet to the TRUE POINT OF BEGINNING.

This parcel contains 5.318 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 5138 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
September 1, 2023


Donald C. Baker P.S. 6938



Parcel Number: 2600878004

FILE DESCRIPTION
Holmes County Map Office
11/2/2023