

Description – Lot 1

Being Lot 1 of Clark Township Subdivision No. 15 recorded in Plat Book 19 Page
5517, of the Holmes County Plat Records.

Lot 1 contains 1.788 acres, but is subject to all highways and easements of record.

Clark Township Subdivision No. 15 is situated in the northeast quarter of Section 22, Clark Township, T-8 N, R-5 W, Holmes County, Ohio.

Note: Lot 1 is subject to all Restrictive Covenants listed or shown on said Subdivision Plat.

Note: Lot 1 has access by a 50 foot common access easement for the purpose of ingress, egress, and general utilities, and further described as follows:

Being a part of the northeast quarter of Section 22, Clark Township, T-8 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to Abe M. Raber and Ruth Raber in Deed vol. 275 page 632, PN 0200444000.

Commencing at a 5/8 inch rebar found marking the northwest corner of the northeast quarter of Section 22, thence S 01 degree 02' 42" W 825.47 feet along the quarter section line to a 5/8 inch rebar found, thence S 75 degrees 19' 13" E 351.65 feet along Abe M. Raber and Ruth D. Raber's (O.R. 241 page 995) south line to a point the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES along the centerline of a 50 foot common access easement:

- 1) S 03 degrees 25' 35" W 17.39 feet through the lands of Abe M. Raber and Ruth Raber (D.V. 275 page 632) to a point;
- 2) S 73 degrees 25' 28" W 48.93 feet through the lands of said Raber (D.V. 275 page 632) to a point;
- 3) S 57 degrees 56' 12" W 116.52 feet through the lands of said Raber (D.V. 275 page 632) to a point;
- 4) S 43 degrees 51' 48" W 252.75 feet through the lands of said Raber (D.V. 275 page 632) to a point;
- 5) S 01 degree 02' 42" W 100.55 feet through the lands of said Raber (D.V. 275 page 632) to a point in the center of T.R. 177 and THERE ENDS.

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.

This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
June 25, 2024

AL

Aaron L. Gerber

P.S. 8379



Parcel Number: 0200443007

FILE DESCRIPTION

Holmes County Map Office

4/3/2025