

### Description 4.395 acre parcel

Being part of the southeast quarter of Section 21, T-9 N, R-7 W, and southwest quarter of Section 25, T-9 N, R-6 W, Hardy Township, Holmes County, Ohio, also known as part of the lands conveyed to Rex A. Wheeler and Kristin L. Wheeler in Deed vol. 232 page 687, PN 0600039000 and PN 0600038000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of the southeast quarter of Section 21, thence N 88 degrees 20' 14" W 335.82 feet along the quarter section line to a 5/8 inch rebar found, thence S 38 degrees 38' 43" E 114.53 feet along David J. Schlabach and Adah J. Schlabach's (O.R. 232 page 465) west line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following TEN (10) COURSES:

- 1) S 38 degrees 38' 43" E 665.25 feet (passing into the southwest quarter of Section 25) along said Schlabach's west line to a 5/8 inch rebar found;
- 2) S 54 degrees 47' 33" W 127.34 feet along said Schlabach's west line to a 5/8 inch rebar found;
- 3) S 48 degrees 35' 03" W 147.68 feet (passing into the southeast quarter of Section 21) along said Schlabach's west line to a 5/8 inch rebar found;
- 4) S 63 degrees 20' 01" W 246.99 feet along said Schlabach's west line to a 5/8 inch rebar found;
- 5) S 04 degrees 27' 33" E 29.66 feet along said Schlabach's west line to a point on Timothy R. Wolff and Cathy Jo Wolff's (D.V. 259 page 326) north line and in T.R. 129;
- 6) S 85 degrees 32' 27" W 103.59 feet along said Wolff's north line and along T.R. 129 to a point, witnessed by an iron pin set N 01 degree 26' 05" E 23.81 feet;
- 7) N 01 degree 26' 05" E 103.41 feet through the lands of said Wheeler to an iron pin set;
- 8) N 42 degrees 31' 22" E 207.16 feet through the lands of said Wheeler to an iron pin set;
- 9) N 05 degrees 25' 44" W 560.45 feet through the lands of said Wheeler to an iron pin set;
- 10) N 51 degrees 21' 17" E 40.29 feet through the lands of said Wheeler to the TRUE POINT OF BEGINNING.

This parcel contains 4.395 acres, but subject to all highways and easements of record.

Containing 3.766 acres in the southeast quarter of Section 21 and 0.629 acres in the southwest quarter of Section 25.

This parcel is granted the use of an existing 50 foot ingress and egress easement recorded in Plat vol. 19 page 2012.

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 5561 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
April 24, 2025

Donald C. Baker

P.S. 6938



Parcel Number: 0600039002

**FILE DESCRIPTION**

Holmes County Map Office

5/28/2025