

Description 0.797 acre parcel

Being part of Lot 20, First Quarter, T-9 N, R-7 W, Hardy Township, Holmes County, Ohio, also known as part of the lands conveyed to Robert D. Hostetler and Mary Hostetler in Deed vol. 238 page 190, PN 0601044000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of Lot 20, thence S 88 degrees 55' 09" E 1573.90 feet along the lot line to a 3/4 inch pinchtap found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 88 degrees 28' 18" E 260.00 feet along the lot line to a 3/4 inch rod found;
- 2) S 10 degrees 18' 51" E 153.65 feet along Larry Troyer's (D.V. 269 page 943) west line to a point in the center of T.R. 334, witnessed by a 5/8 inch rebar found N 10 degrees 18' 51" W 14.61 feet;
- 3) S 74 degrees 51' 13" W 133.28 feet along the centerline of T.R. 334 to a point, witnessed by an iron pin set N 39 degrees 27' 10" W 35.58 feet;
- 4) N 39 degrees 27' 10" W 249.86 feet through the lands of said Hostetler to the TRUE POINT OF BEGINNING.

This parcel contains 0.797 acres, but subject to all highways and easements of record. To go to adjoiner.

This parcel is subject to a 30 foot secondary easement for the purpose of ingress and egress, further described as follows:

Being part of Lot 20, First Quarter, T-9 N, R-7 W, Hardy Township, Holmes County, Ohio, also known as part of the lands conveyed to Robert D. Hostetler and Mary Hostetler in Deed vol. 238 page 190, PN 0601044000.

Commencing at a 5/8 inch rebar found marking the northwest corner of Lot 20, thence S 88 degrees 55' 09" E 1573.90 feet along the lot line to a 3/4 inch pinchtap found, thence S 39 degrees 27' 10" E 162.80 feet through the lands of said Hostetler to a point the TRUE POINT OF BEGINNING.

Thence with the following TWO (2) COURSES along the centerline of a 30 foot secondary easement:

- 1) S 87 degrees 25' 25" E 121.34 feet through the lands of said Hostetler to a point;

2) S 42 degrees 43' 15" E 47.84 feet through the lands of said Hostetler to a point in the center of T.R. 334 and THERE ENDS.

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 5562 for survey.

This survey made and description prepared by Donald C. Baker, P.S. 6938.

May 14, 2024

Revised February 13, 2025



Donald C. Baker

P.S. 6938



Parcel Number: 0601044001

FILE DESCRIPTION

Holmes County Map Office

5/29/2025