

Description 1.724 acre parcel

Being part of the northeast and southeast quarters of Section 21, T-8 N, R-6 W, Mechanic Township, Holmes County, Ohio, also known as part of the lands conveyed to AnMar Acres, LLC in Official Record vol. 287 page 3315, PN 1302274003.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of the northeast quarter of Section 21, thence S 89 degrees 40' 28" E 1334.07 feet along the section line to a 5/8 inch rebar found, thence S 00 degrees 57' 54" W 2349.28 feet along Andrew H. Raber and Laura A. Raber's (O.R. 242 page 3170) east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) S 35 degrees 38' 13" E 320.53 feet through the lands of said AnMar Acres, LLC to an iron pin set;
- 2) S 71 degrees 53' 55" E 146.04 feet through the lands of said AnMar Acres, LLC to an iron pin set;
- 3) S 33 degrees 11' 21" E 63.58 feet (passing into the southeast quarter of Section 21) through the lands of said AnMar Acres, LLC to a point in the center of C.R. 59, witnessed by an iron pin set N 33 degrees 11' 21" W 22.42 feet;
- 4) S 73 degrees 26' 02" W 380.14 feet along the centerline of C.R. 59 to a point, witnessed by a 5/8 inch rebar found N 00 degrees 39' 20" W 35.74 feet;
- 5) N 00 degrees 39' 20" W 137.18 feet along said Raber's east line to a 1/2 inch pipe found on the quarter section line;
- 6) N 00 degrees 57' 54" E 330.34 feet along said Raber's east line to the TRUE POINT OF BEGINNING.

This parcel contains 1.724 acres, but subject to all highways and easements of record. Containing 1.042 acres in the northeast quarter of Section 21 and 0.682 acres in the southeast quarter of Section 21.
To go to adjoiner.

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 5484 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
December 17, 2024


Donald C. Baker P.S. 6938



Parcel Number: 1302274005

FILE DESCRIPTION
Holmes County Map Office
1/31/2025