

Description 1.440 acre parcel

Being part of Lot 3 of the Second Quarter, T-9 N, R-8 W, Monroe Township, Holmes County, Ohio, also known as part of the lands conveyed to Holmes County Holdings, Ltd. in Official Record vol. 289 page 790, PN 1400155001.

Described as follows:

Commencing at a R.R. spike found in T.R. 258 marking the northeast corner of Lot 3, thence S 01 degree 16' 03" W 176.50 feet along the lot line and along T.R. 258 to a point the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 88 degrees 43' 57" W 35.46 feet.

thence with the following FOUR (4) COURSES:

- 1) S 01 degree 16' 03" W 188.00 feet along the lot line and along T.R. 258 to a 5/8 inch rebar found, witnessed by a 5/8 inch rebar found N 88 degrees 43' 57" W 30.00 feet;
- 2) N 88 degrees 43' 57" W 333.70 feet along the north line of Lot 1 of Autumn Ridge Subdivision (P.V. 2 page 386) and along Allan Craig Taylor and Michelle D. Taylor's (O.R. 176 page 3357) north line to an iron pin set;
- 3) N 01 degree 16' 03" E 188.00 feet through the lands of said Holmes County Holdings, Ltd. to an iron pin set;
- 4) S 88 degrees 43' 57" E 333.70 feet through the lands of said Holmes County Holdings, Ltd. to the TRUE POINT OF BEGINNING.

This parcel contains 1.440 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 5867 for survey.

This survey made and description prepared by Donald C. Baker, P.S. 6938.
December 5, 2025

Donald C. Baker P.S. 6938



PPN: 1400155002

FILE DESCRIPTION

Holmes County Map Office
7/9/2026