

Description 101.178 acre parcel

Being part of the southwest quarter of Section 34, T-15 N, R-11 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Abe U. Troyer and Mary Etta Troyer in O.R. 182 page 455, PN 1500234000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southwest corner of the southwest quarter of Section 34, thence S 89 degrees 37' 11" E 583.44 feet along the section line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following TWENTY-EIGHT (28) COURSES:

- 1) N 00 degrees 38' 50" W 1047.72 feet along Reuben J. Yoder and Catherine Yoder's (D.V. 262 page 600) east line to a P.K. nail found in T.R. 606, witnessed by an iron pin set S 00 degrees 38' 50" E 15.52 feet;
- 2) S 78 degrees 43' 42" E 167.26 feet along the centerline of T.R. 606 to a P.K. nail found;
- 3) S 80 degrees 47' 24" E 792.12 feet along the centerline of T.R. 606 to a point, witnessed by a 5/8 inch rebar found N 04 degrees 19' 30" E 20.40 feet.
- 4) N 04 degrees 19' 30" E 356.70 feet along David L. Schlabach and Lisa Schlabach's (O.R. 270 page 6169) east line to a 5/8 inch rebar found;
- 5) N 83 degrees 03' 48" W 405.43 feet along said Schlabach and Joann A. Troyer's (O.R. 276 page 2347) north line to a 5/8 inch rebar found;
- 6) S 10 degrees 52' 23" W 339.46 feet along said Joann A. Troyer's west line to a point in the center of T.R. 606, witnessed by a 5/8 inch rebar found N 10 degrees 52' 23" E 16.62 feet;
- 7) N 80 degrees 47' 24" W 126.07 feet along the centerline of T.R. 606 to a point, witnessed by an iron pin set N 00 degrees 49' 41" E 25.90 feet;
- 8) N 00 degrees 49' 41" E 430.28 feet through the lands of said Abe U. Troyer and Mary Etta Troyer to an iron pin set;
- 9) N 57 degrees 57' 56" W 116.10 feet through the lands of said Troyer to an iron pin set;
- 10) N 04 degrees 27' 54" E 59.44 feet through the lands of said Troyer to an iron set;
- 11) N 89 degrees 06' 32" W 299.87 feet through the lands of said Troyer to an iron set on said Yoder's east line;
- 12) N 00 degrees 38' 50" W 1132.57 feet along said Yoder's east line to a 5/8 inch rebar found on the quarter section line;
- 13) S 89 degrees 53' 00" E 1092.81 feet along the quarter section line to a point;
- 14) S 00 degrees 02' 02" W 464.12 feet through the lands of said Troyer to a 5/8 inch rebar found;
- 15) N 69 degrees 23' 01" W 152.77 feet along Duane R. Miller and Karen Sue Miller's (D.V. 259 page 363) north line to a 5/8 inch rebar found;
- 16) N 78 degrees 51' 34" W 260.80 feet along said Miller's (O.R. 61 page 901) north line to an iron pin set;
- 17) S 07 degrees 54' 27" E 156.67 feet along said Miller's west line to an iron pin set;
- 18) S 57 degrees 46' 46" E 147.09 feet along said Miller's south line to a 5/8 inch rebar found;

- 19) S 60 degrees 39' 20" E 245.44 feet along said Miller's south line to an iron pin set on Blake A. Kline and Natalie J. Kline's (O.R. 293 page 3922) west line;
- 20) S 07 degrees 27' 47" W 43.34 feet along said Kline's west line to a 5/8 inch rebar found;
- 21) S 03 degrees 43' 06" W 52.09 feet along said Kline's west line to a 5/8 inch rebar found;
- 22) N 89 degrees 52' 37" E 339.58 feet along said Kline's south line to a 5/8 inch rebar found;
- 23) N 04 degrees 35' 44" E 264.53 feet along said Kline's east line to a point, witnessed by a 5/8 inch rebar found S 04 degrees 35' 44" W 28.80 feet;
- 24) N 75 degrees 36' 44" W 322.96 feet along said Kline's north line to a 5/8 inch rebar found;
- 25) N 00 degrees 02' 02" E 464.12 feet through the lands of said Troyer to a point on the quarter section line;
- 26) S 89 degrees 53' 00" E 756.73 feet along the quarter section line to a 5/8 inch rebar found;
- 27) S 00 degrees 27' 23" E 2676.41 feet along Joseph Gainey (O.R. 259 page 2687), Wayne H. Mast and Lena A. Mast (O.R. 34 page 713 and O.R. 34 page 715) and Longenecker Mennonite Church, Inc.'s (O.R. 36 page 46 and O.R. 36 page 48) west line to a 5/8 inch rebar found on the section line;
- 28) N 89 degrees 37' 11" W 1840.75 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 101.178 acres, but subject to all highways and easements of record.

The above described 101.178 acre parcel is subject to an existing 50 foot easement recorded in Plat vol. 14 page 182 and an existing 50 foot easement recorded in Plat vol. 14 page 463.

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 5728 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
November 11, 2025


Donald C. Baker P.S. 6938



PPN: 1500234010

FILE DESCRIPTION
Holmes County Map Office
12/23/2025