

Description 6.027 acre parcel

Being part of the southwest quarter of Section 31, T-14 N, R-13 W, Prairie Township, Holmes County, Ohio, also known as part of the lands conveyed to David J. Miller and Effie J. Miller in Deed vol. 223 page 390, PN 1700312000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of the southwest quarter of Section 31, thence S 00 degrees 10' 12" W 1198.53 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:

- 1) S 00 degrees 10' 12" W 200.00 feet along the quarter section line to an iron pin set;
- 2) N 89 degrees 40' 10" W 1762.11 feet along Frank D. Goodwill's (D.V. 183 page 385, D.V. 234 page 556 and D.V. 264 page 648) north line to a point in the center of T.R. 551, witnessed by an iron pin set S 89 degrees 40' 10" E 16.50 feet;
- 3) N 07 degrees 53' 20" W 50.52 feet along the centerline of T.R. 551 to a point, witnessed by an iron pin set S 89 degrees 40' 10" E 16.97 feet;
- 4) S 89 degrees 40' 10" E 607.22 feet through the lands of said Miller to an iron pin set;
- 5) N 00 degrees 19' 50" E 150.00 feet through the lands of said Miller to an iron pin set;
- 6) S 89 degrees 40' 10" E 1161.55 feet through the lands of said Miller to the TRUE POINT OF BEGINNING.

This parcel contains 6.027 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 5749 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
October 7, 2025


Donald C. Baker P.S. 6938



Parcel Number: 1700312003

