

Description 294.469 acre parcel

Being part of the southeast quarter of Section 8, the southwest quarter of Section 9, the northwest and southwest quarters of Section 12 and the northeast and southeast quarters of Section 13, T-8 N, R-9 W, Richland Township, Holmes County, Ohio, also known as part of the lands conveyed to Loder Farms in Official Record 210 page 800, PN 2100350004, PN 2100123000, PN 2100123001, PN 2100128000, PN 2100128001, PN 2100126000, PN 2100124000 and PN 2100129000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of the northeast quarter of Section 13, thence N 87 degrees 28' 47" W 1389.67 feet along the quarter section line to a 5/8 inch rebar found at the intersection of T.R. 7 and C.R. 75 the TRUE POINT OF BEGINNING.

thence with the following THIRTY-EIGHT (38) COURSES:

- 1) N 02 degrees 21' 59" E 216.44 feet along the centerline of T.R. 7 to a point, witnessed by a 5/8 inch rebar found N 72 degrees 19' 44" E 25.00 feet;
- 2) N 72 degrees 19' 44" E 746.34 feet along Ray D. Miller and Linda L. Miller's (O.R. 255 page 5495) south line to a 5/8 inch rebar found;
- 3) N 15 degrees 40' 58" W 135.35 feet along said Miller's southerly line to an iron pin set;
- 4) N 75 degrees 13' 12" E 296.95 feet along said Miller's south line to a 5/8 inch rebar found;
- 5) N 85 degrees 14' 20" E 105.34 feet along the south line of a cemetery (owner unknown) to a 5/8 inch rebar found;
- 6) N 03 degrees 41' 52" W 80.96 feet along the east line of said cemetery to a 5/8 inch rebar found;
- 7) S 85 degrees 26' 15" W 111.90 feet along the north line of said cemetery to a 5/8 inch rebar found;
- 8) S 72 degrees 25' 09" W 710.90 feet along said Miller's north line to a 5/8 inch rebar found;
- 9) S 72 degrees 05' 48" W 276.76 feet along said Miller's north line to a point in the center of T.R. 7, witnessed by an iron pin set N 72 degrees 05' 48" E 34.81 feet;
- 10) N 02 degrees 21' 59" E 867.91 feet along T.R. 7 and along Jamie D. Schlauch's (O.R. 253 page 2367) east line to a point, witnessed by a 5/8 inch rebar found N 02 degrees 21' 59" E 53.53 feet;
- 11) N 23 degrees 55' 16" W 304.72 feet along T.R. 7 and along said Schlauch's east line to a 5/8 inch rebar found;
- 12) N 22 degrees 59' 34" W 250.97 feet partly along the centerline of T.R. 7 and partly along David R. Miller and Rebekah A. Miller's (O.R. 275 page 4277) east line to an iron pin set;
- 13) N 29 degrees 56' 54" E 71.90 feet along said David R. Miller and Rebekah A. Miller's east line to a 5/8 inch rebar found;
- 14) S 88 degrees 28' 35" E 1168.03 feet along Norman R. Miller and Arlene R. Miller's (O.R. 251 page 517) south line to a 5/8 inch rebar found;
- 15) N 05 degrees 10' 13" E 91.65 feet along said Norman R. Miller and Arlene R. Miller's east line to a 5/8 inch rebar found;
- 16) N 89 degrees 37' 14" W 228.86 feet along said Norman R. Miller and Arlene R. Miller's easterly line to a 5/8 inch rebar found;
- 17) N 18 degrees 11' 52" W 85.33 feet along said Norman R. Miller and Arlene R. Miller's east line to a 5/8 inch rebar found;

- 18) N 03 degrees 09' 27" E 611.19 feet along said Norman R. Miller and Arlene R. Miller's east line to a 5/8 inch rebar found;
- 19) N 17 degrees 22' 26" W 496.90 feet (passing into the southeast quarter of Section 8) along said David R. Miller and Rebekah A. Miller's east line to a 5/8 inch rebar found on John B. Palmer III and Barbara J. Palmer's (O.R. 274 page 5857) south line;
- 20) N 60 degrees 51' 06" E 152.81 feet along said Palmer's south line to a 5/8 inch rebar found;
- 21) N 74 degrees 29' 50" E 100.25 feet along said Palmer's south line to a 5/8 inch rebar found;
- 22) S 81 degrees 21' 02" E 119.88 feet along said Palmer's south line to a 5/8 inch rebar found;
- 23) S 66 degrees 36' 37" E 236.00 feet along said Palmer's south line to a 5/8 inch rebar found;
- 24) S 76 degrees 08' 39" E 270.69 feet along said Palmer's south line to a point on the section line, witnessed by a 5/8 inch rebar found N 76 degrees 08' 39" W 1.25 feet;
- 25) N 02 degrees 00' 40" E 993.96 feet along the section line to a 5/8 inch rebar found;
- 26) S 86 degrees 29' 49" E 1363.73 feet (passing into the southwest quarter of Section 9) along Brenda S. Marmet's (O.R. 185 page 1209) south line to a 5/8 inch rebar found;
- 27) S 85 degrees 26' 49" E 618.81 feet along Brown 1838, LLC's (O.R. 273 page 5048) south line to a 5/8 inch rebar found;
- 28) S 02 degrees 58' 40" W 1296.71 feet along said Brown 1838, LLC's west line to a 5/8 inch rebar found on the section line;
- 29) N 87 degrees 50' 32" W 493.30 feet along the section line to a 5/8 inch rebar found;
- 30) S 01 degree 16' 56" W 1361.98 feet (passing into the northwest quarter of Section 12) along Mohican RTO Farms, LLC's (O.R. 241 page 2209) west line to a 5/8 inch rebar found on Alan L. Miller and Lois M. Miller's (O.R. 184 page 437) north line;
- 31) N 87 degrees 39' 16" W 164.83 feet along said Alan L. Miller and Lois M. Miller's north line to a stone found;
- 32) N 87 degrees 50' 31" W 485.14 feet along Alan L. Miller and Lois M. Miller's (O.R. 218 page 2715) north line to a 5/8 inch rebar found;
- 33) S 02 degrees 09' 42" W 1361.47 feet along said Alan L. Miller and Lois M. Miller's west line to a 5/8 inch rebar found on the quarter section line;
- 34) S 87 degrees 53' 15" E 485.39 feet along the quarter section line to a stone found;
- 35) S 01 degree 49' 20" W 1364.57 feet (passing into the southwest quarter of Section 12) along said Mohican RTO Farms, LLC's west line to a 5/8 inch rebar found;
- 36) N 87 degrees 20' 15" W 1331.93 feet along James D. Schopfer (O.R. 293 page 269) and Duane E. Schopfer's (O.R. 293 page 265) north line to a 5/8 inch rebar found on the section line;
- 37) N 87 degrees 23' 20" W 1388.50 feet (passing into the southeast quarter of Section 13) along Brian H. Austin and Christina R. Austin's (Deed vol. 276 page 955 and Deed vol. 279 page 599) north line to a point in the center of C.R. 75, witnessed by a 5/8 inch rebar found S 87 degrees 23' 20" E 30.00 feet;
- 38) N 02 degrees 15' 09" E 1349.57 feet along the centerline of C.R. 75 to the TRUE POINT OF BEGINNING.

This parcel contains 294.469 acres, but subject to all highways and easements of record.

Containing 7.876 acres in the southeast quarter of Section 8, 60.148 acres in the southwest quarter of Section 9, 72.257 acres in the northwest quarter of Section 12, 41.348 acres in the southwest quarter of Section 12, 69.769 acres in the northeast quarter of Section 13 and 43.071 acres in the southeast quarter of Section 13.

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 5700 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938,
November 4, 2025



Donald C. Baker P.S. 6938



PPN: 2100129002

FILE DESCRIPTION
Holmes County Map Office
11/14/2025