

Description 188.734 acre parcel

Being a part of the northwest and southwest quarters of Section 16, T-8 N, R-8 W, Richland Township, Holmes County, Ohio, also known as part of the lands conveyed to Yoder & Sons Whitetail Holler, LLC in Official Record 294 page 4637 and Official Record 294 page 4641, PN 2100453001.

Described as follows:

Beginning at a stone found marking the northwest corner of the northwest quarter of Section 16 the TRUE POINT OF BEGINNING.

thence with the following THIRTY-FOUR (34) COURSES:

- 1) S 88 degrees 11' 24" E 510.16 feet along the section line to a point in the center of T.R. 34, witnessed by an iron pin set N 88 degrees 11' 24" W 19.26 feet;
- 2) S 08 degrees 36' 57" E 83.66 feet along the centerline of T.R. 34 to a point;
- 3) S 12 degrees 50' 40" E 112.30 feet along the centerline of T.R. 34 to a point;
- 4) S 17 degrees 57' 10" E 159.54 feet along the centerline of T.R. 34 to a point;
- 5) S 22 degrees 09' 04" E 270.06 feet along the centerline of T.R. 34 to an iron pin set;
- 6) S 18 degrees 09' 55" E 66.77 feet along the centerline of T.R. 34 to a point;
- 7) S 12 degrees 40' 51" E 110.00 feet along the centerline of T.R. 34 to a point;
- 8) S 07 degrees 14' 13" E 292.90 feet along the centerline of T.R. 34 to a point;
- 9) S 10 degrees 50' 06" E 79.59 feet along the centerline of T.R. 34 to a point;
- 10) S 15 degrees 35' 56" E 37.90 feet along the centerline of T.R. 34 to a point;
- 11) S 22 degrees 44' 37" E 88.69 feet along the centerline of T.R. 34 to a point;
- 12) S 29 degrees 06' 32" E 171.78 feet along the centerline of T.R. 34 to a point;
- 13) S 39 degrees 51' 23" E 120.91 feet along the centerline of T.R. 34 to a point;
- 14) S 45 degrees 22' 32" E 101.33 feet along the centerline of T.R. 34 to a point;
- 15) S 52 degrees 12' 10" E 261.99 feet along the centerline of T.R. 34 to a point;
- 16) S 54 degrees 08' 35" E 470.10 feet along the centerline of T.R. 34 to a point;
- 17) S 58 degrees 06' 21" E 98.31 feet along the centerline of T.R. 34 to an iron pin set;
- 18) S 60 degrees 28' 03" E 117.00 feet along the centerline of T.R. 34 to a point;
- 19) S 71 degrees 03' 08" E 236.95 feet along the centerline of T.R. 34 to a point, witnessed by an iron pin set S 00 degrees 19' 10" E 10.77 feet;
- 20) S 00 degrees 19' 10" E 193.44 feet through the lands of said Yoder & Sons Whitetail Holler, LLC to an iron pin set;
- 21) S 66 degrees 44' 34" E 208.69 feet through the lands of said Yoder & Sons Whitetail Holler, LLC to an iron pin set;
- 22) N 40 degrees 57' 06" E 151.24 feet through the lands of said Yoder & Sons Whitetail Holler, LLC to a point in the center of T.R. 34, witnessed by an iron pin set S 40 degrees 57' 06" W 10.17 feet;
- 23) S 42 degrees 48' 12" E 289.95 feet along the centerline of T.R. 34 to a point;
- 24) S 44 degrees 53' 36" E 136.85 feet along the centerline of T.R. 34 to a point;
- 25) S 49 degrees 27' 34" E 111.73 feet along the centerline of T.R. 34 to a point;
- 26) S 52 degrees 03' 48" E 87.36 feet (passing into the southwest quarter of Section 16) along the centerline of T.R. 34 to an iron pin set;
- 27) S 53 degrees 45' 25" E 206.37 feet along the centerline of T.R. 34 to a point;
- 28) S 54 degrees 29' 00" E 421.44 feet along the centerline of T.R. 34 to a point;

- 29) S 56 degrees 51' 11" E 187.54 feet along the centerline of T.R. 34 to a point on the quarter section line, witnessed by a 5/8 inch rebar found S 02 degrees 27' 40" W 40.07 feet;
- 30) S 02 degrees 27' 40" W 910.05 feet along the quarter section line to a stone found;
- 31) N 87 degrees 45' 29" W 1788.67 feet along Jeffrey A. Geog's (D.V. 245 page 848 and D.V. 277 page 39) north line to a stone found;
- 32) N 88 degrees 44' 43" W 1787.23 feet along said Geog's north line to a drill hole found in stone on the section line;
- 33) N 01 degree 40' 31" E 1104.59 feet along the section line to a stone found marking the northeast corner of the southeast quarter of Section 20 (T-8 N, R-9 W);
- 34) N 02 degrees 01' 18" E 2969.43 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 188.734 acres, but subject to all highways and easements of record.
 Containing 108.965 acres in the southwest quarter and 79.769 acres in the northwest Quarter of Section 16.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying".
 Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5853 for survey.
 This survey made and description prepared by Donald C. Baker, P.S. 6938.
 May 8, 2026

Donald C. Baker P.S. 6938



Parcel Number: 2100453002

FILE DESCRIPTION
 Holmes County Map Office
 6/18/2026