

Description 0.857 acre parcel – Tract B

Being part of the Village of Glenmont, situated in the southeast quarter of Section 1, T-8 N, R-9 W, Richland Township, Holmes County, Ohio, also known as part of the lands conveyed to Andy C. (aka Andy Charles) Morris, Jr. in Deed vol. 282 page 119 and Official Record vol. 223 page 1215, PN 2200136010.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of the southeast quarter of Section 1, thence S 02 degrees 35' 39" W 637.48 feet along the section line to a point in the center of Killbuck Road aka S.R. 520, thence S 84 degrees 21' 06" W 36.78 feet along the centerline of Killbuck Road aka S.R. 520 to a point, thence S 83 degrees 54' 06" W 550.65 feet along the centerline of Killbuck Road aka S.R. 520 to a point, thence S 83 degrees 29' 43" W 624.00 feet along the centerline of Killbuck Road aka S.R. 520 to a point, thence S 02 degrees 18' 49" E 206.38 feet along Thomas T. Williams and Brittany A. Williams' (O.R. 280 page 2739) east line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 87 degrees 09' 54" E 170.15 feet along said Morris' (Deed vol. 280 page 235 and O.R. 223 page 1215) south line to an iron pin set;
- 2) S 02 degrees 18' 49" E 234.07 feet through the lands of said Morris (PN 2200136010) to an iron pin set on The Board of Commissioners of the Holmes County Park District's (O.R. 191 page 1347) north line;
- 3) N 78 degrees 05' 29" W 174.82 feet along said The Board of Commissioners of the Holmes County Park District's north line to a 5/8 inch rebar found;
- 4) N 02 degrees 18' 49" W 206.39 feet along said Williams' east line to the TRUE POINT OF BEGINNING.

This parcel contains 0.857 acres, but subject to all highways and easements of record.

This parcel has access by a 30 foot access easement for the purpose of ingress, egress, and general utilities, further described as follows:

Being part of the Village of Glenmont, situated in the southeast quarter of Section 1, T-8 N, R-9 W, Richland Township, Holmes County, Ohio, also known as part of the lands conveyed to Andy C. (aka Andy Charles) Morris, Jr. in Deed vol. 280 page 235, Deed vol. 282 page 119, and Official Record vol. 223 page 1215, PN 2200136009 and PN 2200136010.

Commencing at a 5/8 inch rebar found marking the northeast corner of the southeast quarter of Section 1, thence S 02 degrees 35' 39" W 637.48 feet along the section line to

a point in the center of Killbuck Road aka S.R. 520, thence S 84 degrees 21' 06" W 36.78 feet along the centerline of Killbuck Road aka S.R. 520 to a point, thence S 83 degrees 54' 06" W 550.65 feet along the centerline of Killbuck Road aka S.R. 520 to a point, thence S 83 degrees 29' 43" W 439.04 feet along the centerline of Killbuck Road aka S.R. 520 to a point the TRUE POINT OF BEGINNING.

Thence with the following TWO (2) COURSES along the centerline of a 30 foot access easement:

- 1) S 02 degrees 18' 49" E 251.58 feet through the lands of said Morris to a point;
- 2) N 87 degrees 09' 54" W 15.06 feet through the lands of said Morris to a point on the east line of the above described 0.857 acre parcel and THERE ENDS.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5604 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
May 5, 2025

Donald C. Baker

P.S. 6938



Parcel Number: 2200136016

FILE DESCRIPTION

Holmes County Map Office

7/24/2025