

Description 0.318 acre parcel

Being part of the northwest quarter of Section 30, T-18 N, R-14 W, Ripley Township, Holmes County, Ohio, also known as part of the lands conveyed to R. Kevin Williard in Official Record vol. 274 page 6832, PN 2300610000 (0.185 ac.) and PN 2300610001 (0.119 ac.) and R. Kevin Willard in Official Record vol. 280 page 5563, PN 2300207002 (0.014 ac.).

Described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of the northwest quarter of Section 30, thence N 01 degrees 24' 55" W 296.62 feet along the quarter section line to a 5/8 inch rebar found, thence S 63 degrees 25' 19" W 140.40 feet along Mary A. Johnson, Jesse W. Johnson, Jr. and John M. Johnson's (O.R. vol. 280 page 5566) south line to a 1/2 inch pipe found in T.R. 508 and on Scott T. Eliot and Jean R. Eliot's (O.R. vol. 207 page 1593) east line, thence N 44 degrees 34' 20" W 205.69 feet along T.R. 508 and along said Eliot's east line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 44 degrees 34' 20" W 144.01 feet along T.R. 508 and partly along said Eliot's east line to an iron pin set;
- 2) N 40 degrees 02' 22" E 105.51 feet along T.R. 508 to a point, witnessed by a 1/2 inch pipe found S 36 degrees 28' 12" E 11.00 feet;
- 3) S 36 degrees 28' 12" E 153.28 feet along said Johnson's west line to a 5/8 inch rebar found;
- 4) S 43 degrees 56' 19" W 83.47 feet along said Johnson's west line to the TRUE POINT OF BEGINNING.

This parcel contains 0.318 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 5590 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
May 19, 2025

Aaron L. Gerber

P.S. 8379



Parcel Number: 2300610002

FILE DESCRIPTION

Holmes County Map Office

7/2/2025