

Description 0.327 acre parcel

Being part of the southwest quarter of Section 33, T-15 N, R-12 W, Salt Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Steven N. Miller and Elaine Miller in Official Record vol. 287 page 467, PN 2400321006.

Described as follows:

Commencing at a stone found marking the southeast corner of the southwest quarter of Section 33, thence S 88 degrees 47' 07" W 1744.83 feet along the section line to a point in the center of T.R. 611, thence N 14 degrees 16' 12" E 255.63 feet along the centerline of T.R. 611 to a point, thence N 06 degrees 04' 16" E 90.51 feet along the centerline of T.R. 611 to a point, thence N 02 degrees 05' 28" W 92.07 feet along the centerline of T.R. 611 to a point, thence N 86 degrees 52' 50" E 172.98 feet along Andy E. Hershberger and Ruth Hershberger's (O.R. 134 page 479) south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES:

- 1) N 03 degrees 21' 41" W 172.88 feet along said Hershberger's east line to a 5/8 inch rebar found;
- 2) N 84 degrees 08' 56" E 50.16 feet along said Hershberger's (O.R. 260 page 5372) south line to a 5/8 inch rebar found;
- 3) N 11 degrees 11' 49" E 86.56 feet along said Hershberger's east line to a 5/8 inch rebar found;
- 4) S 04 degrees 44' 12" E 259.25 feet through the lands of said Miller to an iron pin set;
- 5) S 86 degrees 52' 50" W 78.09 feet through the lands of said Miller to the TRUE POINT OF BEGINNING.

This parcel contains 0.327 acres, but subject to all highways and easements of record. To go to adjoiner.

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 5679 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
February 19, 2025

Donald C. Baker P.S. 6938



PPN: 2400321007

FILE DESCRIPTION
Holmes County Map Office
10/23/2025