

Description 0.026 acre parcel – Tract B

Being part of the northwest quarter of Fractional Section 30, T-15 N, R-12 W, Salt Creek Township, Holmes County, Ohio, also known as part of Lot 1A in Salt Creek Township Subdivision No. 11 (Plat vol. 2 page 633), also known as part of the lands conveyed to Joseph E. Miller and Martha A. Miller in Official Record vol. 284 page 3490, PN 2400451001.

Described as follows:

Commencing at an iron pin set on the Wayne County line marking the northeast corner of the northwest quarter of Fractional Section 30, thence N 89 degrees 35' 55" W 1207.91 feet along the Wayne County line and along the section line to a 3/4 inch rod found in C.R. 192, thence S 40 degrees 08' 19" W 208.97 feet along the centerline of C.R. 192 to a point, thence along a curve to the right having a delta angle of 14 degrees 30' 00", R – 498.22 feet, T – 63.38 feet, Ch. Brg. – S 47 degrees 23' 19" W, Ch. – 125.75 feet along the centerline of C.R. 192 an arc distance of 126.09 feet to a point, thence S 54 degrees 38' 19" W 80.78 feet along the centerline of C.R. 192 to a point, thence S 35 degrees 18' 05" E 167.39 feet along John A. Miller, Emma A. Miller, Eli A. Miller, and Martha Miller's (O.R. 261 page 6975) east line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following THREE (3) COURSES:

- 1) N 39 degrees 11' 23" E 44.48 feet along Eli A. Miller and John A. Miller's (O.R. 82 page 597) south line to an iron pin set;
- 2) S 47 degrees 13' 56" E 51.45 feet through the lands of said Joseph E. Miller and Martha A. Miller to an iron pin set;
- 3) N 89 degrees 35' 55" W 65.87 feet along John A. Miller and Emma A. Miller's (O.R. 284 page 2984) north line to the TRUE POINT OF BEGINNING.

This parcel contains 0.026 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 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 5661 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379,
June 19, 2024



Aaron L. Gerber P.S. 8379



PPN: 2400451006

FILE DESCRIPTION
Holmes County Map Office
10/8/2025