

Description 0.974 acre parcel

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 the lands conveyed to Eli A. Miller and John A. Miller in Official Record vol. 92 page 189 and Official Record vol. 82 page 597, PN 2500001000 and PN 2500001002.

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 65.02 feet along the centerline of C.R. 192 to a point the TRUE POINT OF BEGINNING, witnessed by a 5/8 inch rebar found S 89 degrees 35' 55" E 34.58 feet.

thence with the following SIX (6) COURSES:

- 1) S 89 degrees 35' 55" E 153.26 feet along the south line of Lot 1B of Salt Creek Township Subdivision No. 11 (Plat vol. 2 page 633) and along Joseph E. Miller and Martha A. Miller's (O.R. 284 page 3490) south line to a mag nail found;
- 2) S 39 degrees 11' 23" W 392.45 feet along the west line of Lot 1A of Salt Creek Township Subdivision No. 11 and along Joseph E. Miller and Martha A. Miller's (O.R. 284 page 3490) west line to an iron pin set;
- 3) N 47 degrees 13' 56" W 145.31 feet through the lands of Eli A. Miller and John A. Miller's (O.R. 82 page 597) to a point in the center of C.R. 192, witnessed by an iron pin set S 47 degrees 13' 56" E 21.00 feet;
- 4) N 54 degrees 38' 19" E 19.69 feet along the centerline of C.R. 192 to a point;
- 5) Along a curve to the left having a delta angle of 14 degrees 30' 00", R – 498.22 feet, T – 63.38 feet, Ch. Brg. – N 47 degrees 23' 19" E. Ch. – 125.75 feet along the centerline of C.R. 192 an arc distance of 126.09 feet to a point;
- 6) N 40 degrees 08' 19" E 143.95 feet along the centerline of C.R. 192 to the TRUE POINT OF BEGINNING.

This parcel contains 0.974 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 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: 2500001008

FILE DESCRIPTION
Holmes County Map Office
10/8/2025