

Description 0.643 acre parcel

Being part of the northwest quarter of Section 19, T-9 N, R-5 W, Walnut Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to E-Mar Land, LLC in Official Record vol. 279 page 2405, PN 2600895000, PN 2600893000, PN 2600894000, and PN 2600896000.

Described as follows:

Commencing at a point marking the southeast corner of the northwest quarter of Section 19, thence N 88 degrees 56' 44" W 384.38 feet along the quarter section line to a point, thence N 01 degree 11' 24" E 331.50 feet along E-Mar Land, LLC's (O.R. 275 page 833) east line to a point, thence N 00 degrees 38' 05" E 720.84 feet along said E-Mar Land, LLC's east line and along Mark E. Schlabach and Linda J. Schlabach's (O.R. 290 page 5973) east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following EIGHT (8) COURSES:

- 1) N 00 degrees 38' 05" E 23.57 feet along said Schlabach's east line to an iron pin set;
- 2) N 65 degrees 19' 08" W 86.89 feet along said Schlabach's north line to a 5/8 inch rebar found;
- 3) N 00 degrees 49' 29" E 192.17 feet along said Schlabach's east line to a point in the center of S.R. 39, witnessed by a 5/8 inch rebar found S 00 degrees 49' 29" W 38.77 feet;
- 4) S 76 degrees 59' 31" E 131.06 feet along the centerline of S.R. 39 to a point, witnessed by an iron pin set S 00 degrees 41' 39" W 36.53 feet;
- 5) S 00 degrees 41' 39" W 209.00 feet along Emanuel D. Schlabach and Mary Esther Schlabach's (D.V. 239 page 761) west line to an iron pin set;
- 6) S 78 degrees 23' 55" E 40.00 feet along said Schlabach's south line to an iron pin set;
- 7) S 00 degrees 38' 05" W 16.75 feet along said Schlabach's west line to an iron pin set;
- 8) N 82 degrees 42' 56" W 88.95 feet through the lands of said E-Mar Land, LLC (PN 2600896000) to the TRUE POINT OF BEGINNING.

This parcel contains 0.643 acres, but subject to all 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 5639 for survey.

This survey made and description prepared by Donald C. Baker, P.S. 6938.

June 10, 2025


Donald C. Baker P.S. 6938



PPN: 2600896001

FILE DESCRIPTION
Holmes County Map Office
9/10/2025