

Description 1.756 acre parcel

Being part of the northeast quarter of Section 25, T-20 N, R-15 W, Washington Township, Holmes County, Ohio, also known as part of the lands conveyed to L & C Rental Properties, Ltd. in Official Record vol. 287 page 5212, PN 2800008009.

Described as follows:

Commencing at a 5/8 inch rebar found in T.R. 479 and on the Wayne County line marking the northwest corner of the northeast quarter of Section 25, thence S 00 degrees 20' 31" E 1200.32 feet along the quarter section line and along T.R. 479 to a point in the center of S.R. 226, thence N 60 degrees 03' 32" E 27.85 feet along the centerline of S.R. 226 to a point, thence N 58 degrees 24' 20" E 457.05 feet along the centerline of S.R. 226 to a point the TRUE POINT OF BEGINNING, witnessed by a 1/2 inch pinchtap found N 30 degrees 53' 05" W 25.53 feet.

thence with the following SEVEN (7) COURSES:

- 1) N 30 degrees 53' 05" W 228.26 feet along Cheryl L. Purdy and David D. Becker's (O.R. vol. 267 page 2392) east line to a 5/8 inch rebar found;
- 2) N 77 degrees 48' 09" E 172.89 feet along said Purdy and Becker's easterly line to a 5/8 inch rebar found;
- 3) N 07 degrees 20' 25" W 113.38 feet along said Purdy and Becker's east line to a 5/8 inch rebar found;
- 4) S 86 degrees 27' 11" E 137.40 feet through the lands of said L & C Rental Properties, Ltd. to an iron pin set;
- 5) S 60 degrees 02' 18" E 195.18 feet through the lands of said L & C Rental Properties, Ltd. to a point in the center of S.R. 226, witnessed by an iron pin set N 60 degrees 02' 18" W 18.76 feet;
- 6) S 52 degrees 12' 55" W 152.08 feet along the centerline of S.R. 226 to a point;
- 7) S 56 degrees 52' 55" W 266.70 feet along the centerline of S.R. 226 to the TRUE POINT OF BEGINNING.

This parcel contains 1.756 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 5593 for survey.  
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.  
May 19, 2025

  
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Aaron L. Gerber P.S. 8379



PPN: 2800008011

FILE DESCRIPTION

Holmes County Map Office

7/11/2025