

Description 3.280 acre parcel

Being a part of the southwest quarter of Section 35, T-20 N, R-15 W, Washington Township, Holmes County, Ohio.

Described as follows:

Commencing at a stone found marking the northwest corner of the southwest quarter of Section 35, thence N 89 degrees 44' 11" E 1177.26 feet along the quarter section line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIXTEEN (16) COURSES:

- 1) N 89 degrees 44' 11" E 313.63 feet along the quarter section line to an iron pin set;
- 2) S 00 degrees 44' 39" W 194.01 feet through the lands of said Doering to an iron pin set;
- 3) S 42 degrees 11' 34" E 219.81 feet through the lands of said Doering to an iron pin set;
- 4) S 63 degrees 01' 59" E 43.62 feet through the lands of said Doering to an iron pin set;
- 5) N 69 degrees 31' 20" E 60.08 feet through the lands of said Doering to a point on Michael L. Rochelle, Co-Trustee and Beth A. Doering, Co-Trustee's (O.R. 286 page 3282) west line;
- 6) S 15 degrees 53' 53" E 62.57 feet along said Rochelle and Doering Co-Trustee's west line to a point in T.R. 466, witnessed by a 5/8 inch rebar found N 15 degrees 53' 53" W 9.47 feet;
- 7) S 38 degrees 51' 27" W 50.00 feet along said Rochelle and Doering Co-Trustee's west line and along T.R. 466 to a point, witnessed by an iron pin set N 63 degrees 01' 59" W 14.95 feet;
- 8) N 63 degrees 01' 59" W 104.90 feet to an iron pin set;
- 9) S 89 degrees 46' 47" W 9.30 feet along said Rochelle and Doering Co-Trustee's north line to an iron pin set;
- 10) N 42 degrees 11' 34" W 171.52 feet to an iron pin set;
- 11) N 80 degrees 20' 38" W 37.43 feet to an iron pin set;
- 12) S 77 degrees 09' 06" W 65.56 feet to an iron pin set;
- 13) S 63 degrees 52' 06" W 273.71 feet to an iron pin set on said Rochelle and Doering Co-Trustee's north line;
- 14) S 89 degrees 46' 47" W 55.10 feet along said Rochelle and Doering Co-Trustee's north line to a 5/8 inch rebar found;
- 15) N 19 degrees 36' 14" W 72.45 feet to an iron pin set;

16) N 17 degrees 04' 31" E 355.14 feet to the TRUE POINT OF BEGINNING.

This parcel contains 3.280 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".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5834 for survey.

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

March 16, 2026

Donald C. Baker

P.S. 6938



PPN: 2800121010

FILE DESCRIPTION

Holmes County Map Office

5/20/2026