

Description 93.254 acre parcel

Being part of the southwest quarter of Section 3, T-8 N, R-5 W, Clark Township, Holmes County, Ohio, also known as all of the lands conveyed to Eli M. Shetler and Ada Mae Shetler in Deed vol. 240 page 357, PN 3300213000 and O.R. 164 page 587, PN 3300010000.

Described as follows:

Beginning at a stone found marking the northwest corner of the southwest quarter of Section 3 the TRUE POINT OF BEGINNING.

thence with the following NINETEEN (19) COURSES:

- 1) S 88 degrees 41' 19" E 2317.06 feet along the quarter section line to an iron pin set;
- 2) S 01 degree 01' 51" W 2338.62 feet along Richard E. Gerber, Steven Gerber and Bryan Gerber, Co-Trustees of the Richard N. Gerber Irrevocable Trust's (O.R. 288 page 506) west line to a point in C.R. 70, witnessed by an iron pin set N 01 degree 01' 51" E 33.22 feet;
- 3) N 39 degrees 44' 03" W 100.00 feet along the centerline of C.R. 70 to a point;
- 4) N 44 degrees 54' 03" W 200.00 feet along the centerline of C.R. 70 to a point;
- 5) N 52 degrees 54' 03" W 75.00 feet along the centerline of C.R. 70 to a point;
- 6) N 65 degrees 53' 28" W 524.67 feet along the centerline of C.R. 70 to a point;
- 7) N 70 degrees 16' 49" W 110.76 feet along the centerline of C.R. 70 to a point;
- 8) N 79 degrees 24' 38" W 77.94 feet along the centerline of C.R. 70 to a point;
- 9) N 86 degrees 05' 10" W 107.00 feet along the centerline of C.R. 70 to a point;
- 10) S 87 degrees 28' 42" W 94.13 feet along the centerline of C.R. 70 to a point;
- 11) S 75 degrees 57' 05" W 6.16 feet along the centerline of C.R. 70 to a point, witnessed by a 1/2 inch pipe found N 05 degrees 09' 48" E 30.76 feet;
- 12) N 05 degrees 09' 48" E 595.31 feet along Jacob A. Yoder, Jr.'s (O.R. 290 page 7119) east line to a 1/2 inch pinchtop found;
- 13) S 87 degrees 10' 49" W 124.80 feet along said Yoder's north line to an iron pin set;
- 14) S 17 degrees 40' 08" W 257.43 feet along said Yoder's north line to an iron pin set;
- 15) S 58 degrees 54' 29" W 206.43 feet along said Yoder's north line to a 5/8 inch rebar found;
- 16) S 83 degrees 31' 09" W 656.16 feet along said Yoder's north line to an iron pin set on David J. Schlabach and Adah J. Schlabach's (O.R. 172 page 98) east line;
- 17) N 00 degrees 58' 25" E 346.50 feet along said Schlabach's east line to a 5/8 inch rebar found;

- 18) S 85 degrees 12' 25" W 194.80 feet along said Schlabach's north line to a 5/8 inch rebar found on the section line;
- 19) N 00 degrees 58' 25" E 1369.00 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 93.254 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 5739 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
October 1, 2025


Donald C. Baker P.S. 6938



PPN: 3300213001

