

Description 7.170 acre parcel

Being part of Lots 17 and 18, Third Quarter, T-10 N, R-5 W, Salt Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Milan L. Keim and Barbara A. Keim in Official Record vol. 277 page 5679, PN 3400165001.

Commencing at a stone found marking the northeast corner of Lot 17, thence N 89 degrees 51' 45" W 1534.47 feet along the lot line to a point the TRUE POINT OF BEGINNING.

Thence with the following TEN (10) COURSES:

- 1) S 01 degree 27' 37" W 1087.15 feet along Michael M. Yoder and Miriam J. Yoder's (O.R. 267 page 2108) west line to a stone found;
- 2) S 89 degrees 34' 19" W 247.28 feet along Ernest A. Kaufman and Laura C. Kaufman's (O.R. 224 page 939) north line to an iron pin set;
- 3) N 05 degrees 34' 37" E 300.43 feet through the lands of said Keim to an iron pin set;
- 4) N 22 degrees 51' 16" E 77.42 feet through the lands of said Keim to an iron pin set;
- 5) N 66 degrees 38' 09" W 176.21 feet through the lands of said Keim to an iron pin set;
- 6) N 00 degree 51' 18" E 394.07 feet through the lands of said Keim to a 5/8 inch rebar found;
- 7) N 88 degrees 24' 35" E 315.44 feet along Apple Creek Holdings, LLC's (O.R. 292 page 3645) south line to a 5/8 inch rebar found;
- 8) N 01 degree 27' 37" E 1250.83 feet (passing into Lot 18) along said Apple Creek Holdings, LLC's east line to a point on Eli I. Yoder's (O.R. 259 page 6030) south line and in C.R. 160, witnessed by an iron pin set S 01 degree 27' 37" W 31.35 feet;
- 9) S 82 degrees 49' 12" E 50.25 feet along said Yoder's south line and along C.R. 160 to a P.K. nail found, witnessed by a 5/8 inch rebar found S 01 degree 27' 37" W 27.54 feet;
- 10) S 01 degree 27' 37" W 998.83 feet along Marion A. Yoder and Karen D. Yoder's (O.R. 218 page 2537) west line and along said Michael M. Yoder and Miriam J. Yoder's west line to the TRUE POINT OF BEGINNING.

This parcel contains 7.170 acres, but subject to all highways and easements of record. Containing 6.020 acres in Lot 17 and 1.150 acres in Lot 18.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker Surveying LLC".

See Holmes County Plat Book 19, Page 5738 for survey.

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

This survey made and description prepared by Donald C. Baker, P.S. 6938.
June 20, 2025
Revised August 13, 2025


Donald C. Baker P.S. 6938



PPN: 3400165004

FILE DESCRIPTION
Holmes County Map Office
1/13/2026