

Description 0.335 acre parcel

Being a part of Lot 13 of the First Quarter, Berlin Township, T-9 N, R-6 W, Holmes County, Ohio, also being a part of Lot 9 of Victoria Estates II First Addition (P. 19-403), also known as a part of the lands conveyed to Michael Conn and Rebecca Conn in Official Record vol. 251 page 4921, PN 0100247018.

Described as follows:

Commencing at a point marking the southwest corner of said Lot 13, thence N 00 degrees 36' 20" E 462.00 feet along the lot line to a R.R. spike found in the center of C.R. 203, thence S 84 degrees 33' 39" E 303.31 feet along the centerline of C.R. 203 to a R.R. spike found, thence S 87 degrees 05' 07" E 225.44 feet along the centerline of C.R. 203 to a R.R. spike found, thence S 87 degrees 05' 07" E 50.01 feet along the centerline of C.R. 203 to a 5/8 inch rebar found, thence S 87 degrees 05' 07" E 187.85 feet along the centerline of C.R. 203 to a point the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES:

- 1) N 01 degrees 32' 58" E 291.58 feet along Jeffrey M. Conn and Gabrielle C. Conn's (O.R. vol. 251 page 4915) east line to a point;
- 2) S 87 degrees 05' 07" E 50.01 feet through the lands of said Conn to an iron pin set on the west line of Lot 2 of Pine Cove Subdivision (P. 2 page 351) and on Victor D. Cooper and Tracey P. Cooper's (O.R. vol. 203 page 2068) west line;
- 3) S 01 degrees 32' 58" W 291.16 feet along the west line of Lots 2 and 1 of said Pine Cove Subdivision and along said Cooper and John A. Thern and Debra E. Shank-Thern's (O.R. vol. 183 page 2508) west line to a R.R. spike found in the center of C.R. 203, witnessed by a 5/8 inch rebar found N 01 degrees 32' 58" E 30.00 feet;
- 4) N 88 degrees 03' 10" W 24.68 feet along the centerline of C.R. 203 to a R.R. spike found;
- 5) N 87 degrees 05' 07" W 25.33 feet along the centerline of C.R. 203 to the TRUE POINT OF BEGINNING.

This parcel contains 0.335 acres, but subject to all highways and easements of record. To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83.

See Holmes County Plat Book 2, page 582 for survey.

This survey made and description prepared by Aaron L. Gerber, P.S. 8379.

April 23, 2019

  
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Aaron L. Gerber

P.S. 8379



Parcel Number: 0100247042

FILE DESCRIPTION  
Holmes County Map Office  
6/21/2019