

Description 39.959 acre parcel

Being part of Lot 14, Fourth Quarter, T-9 N, R-6 W, Berlin Township, Holmes County, Ohio, also known as part of the lands conveyed to David E. Miller and Rosie Miller in Deed vol. 267 page 850, PN 0100442000 and PN 0100442001.

Described as follows:

Beginning at a stone found marking the southwest corner of Lot 14 the TRUE POINT OF BEGINNING.

thence with the following FOURTEEN (14) COURSES:

- 1) N 00 degrees 27' 00" E 1415.90 feet along the lot line to an iron pin set;
- 2) S 88 degrees 58' 43" E 505.06 feet along Lonnie D. Miller's (O.R. 265 page 7280) south line and along Mahlon R. Raber and Kristina M. Raber's (O.R. 253 page 7451) south line to an iron pin set;
- 3) S 00 degrees 26' 52" W 161.96 feet through the lands of said David E. Miller and Rosie Miller to an iron pin set;
- 4) N 87 degrees 16' 06" W 356.56 feet through the lands of said Miller to an iron pin set;
- 5) S 02 degrees 44' 06" W 50.00 feet through the lands of said Miller to an iron pin set;
- 6) S 87 degrees 16' 06" E 358.56 feet through the lands of said Miller to an iron pin set;
- 7) S 54 degrees 16' 23" E 293.64 feet through the lands of said Miller to an iron pin set;
- 8) S 83 degrees 54' 12" E 82.43 feet through the lands of said Miller to an iron pin set;
- 9) N 14 degrees 09' 54" E 62.16 feet through the lands of said Miller to an iron pin set;
- 10) S 77 degrees 54' 32" E 16.13 feet through the lands of said Miller to an iron pin set;
- 11) N 15 degrees 24' 12" E 339.67 feet through the lands of said Miller to an iron pin set on Mahlon R. Raber and Kristina M. Raber's (O.R. 247 page 1363) south line;
- 12) S 88 degrees 58' 43" E 385.65 feet along said Raber's south line and along Adrian D. Yoder and Martha J. Yoder's (O.R. 209 page 1560 and O.R. 218 page 1618) south line to a 5/8 inch rebar found on Robert L. Hochstetler and Lois Jean Hochstetler's (D.V. 263 page 301 and O.R. 186 page 575) west line;
- 13) S 00 degrees 45' 06" W 1426.22 feet along said Hochstetler's west line and along Lynn Hochstetler, Co-Trustee and Freda E. Hochstetler, Co-Trustee's (O.R. 275 page 6301) west line to a 5/8 inch rebar found on the lot line;
- 14) N 88 degrees 31' 46" W 1323.30 feet along the lot line to the TRUE POINT OF BEGINNING.

This parcel contains 39.959 acres, but subject to all easements of record.
To go to adjoiner.

This parcel is subject to a 50 foot easement for the purpose of ingress, egress and general utilities and further described as follows:

Being a part of Lot 14 and 15, Fourth Quarter, Berlin Township, T-9 N, R-6 W, Holmes County, Ohio, also known as part of the lands conveyed to David E. Miller and Rosie Miller in Deed vol. 267 page 850, PN 0100442001, PN 0100443000 and PN 0100444001.

Commencing at a stone found marking the southwest corner of Lot 14, thence N 00 degrees 27' 00" E 1231.64 feet along the lot line to a point, thence N 87 degrees 56' 19"

E 147.90 feet through the lands of said Miller to a point on the west line of Lot 1 of Berlin Township Subdivision No. 10 the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES along the centerline of a 50 foot easement:

- 1) S 87 degrees 56' 19" W 473.25 feet (passing into Lot 15) through the lands of said Miller to a point;
- 2) S 46 degrees 47' 23" W 157.53 feet through the lands of said Miller to a point;
- 3) S 31 degrees 36' 39" W 269.92 feet through the lands of said Miller to a point;
- 4) S 75 degrees 12' 12" W 99.29 feet through the lands of said Miller to a point in the center of T.R. 352 and THERE ENDS.

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

See Holmes County Plat Book 2, page 627 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
April 7, 2021

Donald C. Baker

P.S. 6938



Parcel Number: 0100442003

FILE DESCRIPTION
Holmes County Map Office
4/28/2022

2 of 2