

Description 30.977 acre parcel

Being a part of Lot 11 of the Second Quarter, Hardy Township, T-9 N, R-7 W, Holmes County, Ohio, also known as part of the lands conveyed to West Fork, Ltd. in Official Record vol. 266 page 4623, PN 0600204002, PN 0600204007 and PN 0600204009.

Described as follows:

Beginning at a 5/8 inch rebar found marking the southeast corner of said Lot 11 the TRUE POINT OF BEGINNING.

thence with the following TWENTY-SIX (26) COURSES:

- 1) N 85 degrees 35' 58" W 1887.31 feet along the lot line to a 5/8 inch rebar found;
- 2) N 30 degrees 16' 45" W 801.66 feet through the lands of said West Fork, Ltd. to a 5/8 inch rebar found;
- 3) N 22 degrees 53' 12" E 504.98 feet partly through the lands of said West Fork, Ltd. and partly along Susan R. Hager's (O.R. vol. 21 page 390 and O.R. vol. 23 page 428) east line to a point;
- 4) Along a curve to the right having a delta angle of 12 degrees 47' 25", R-314.91 feet, T-35.30 feet, Ch. Brg. - N 29 degrees 17' 08" E, Ch. - 70.15 feet along said Hager's east line an arc distance of 70.30 feet to a 5/8 inch rebar found;
- 5) N 29 degrees 33' 31" E 116.14 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 6) N 55 degrees 03' 26" E 96.96 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 7) N 02 degrees 41' 18" W 95.45 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 8) N 07 degrees 49' 15" W 218.79 feet through the lands of said West Fork, Ltd. to a point on the lot line and in the center of C.R. 349, witnessed by an iron pin set S 07 degrees 49' 15" E 20.48 feet;
- 9) S 85 degrees 39' 17" E 51.15 feet along the lot line and along the centerline of C.R. 349 to a point, witnessed by a 5/8 inch rebar found S 07 degrees 49' 15" E 20.16 feet;
- 10) S 07 degrees 49' 15" E 210.25 feet along D. Michael Brown, Co-Trustee and Deborah A. Brown, Co-Trustee's (O.R. vol. 269 page 3826) west line to a 5/8 inch rebar found;
- 11) S 02 degrees 41' 18" E 125.27 feet along said Brown's west line to a 5/8 inch rebar found;
- 12) S 55 degrees 03' 26" W 113.21 feet along said Brown's west line to a 5/8 inch rebar found;
- 13) S 29 degrees 33' 31" W 107.62 feet along said Brown's west line to a R.R. spike found;
- 14) Along a curve to the left having a delta angle of 13 degrees 20' 37", R-264.90 feet, T-30.99 feet, Ch. Brg. - S 29 degrees 33' 12" W, Ch. - 61.55 feet along said Brown's (O.R. vol. 261 page 4424) west line an arc distance of 61.69 feet to a point;
- 15) S 22 degrees 53' 12" W 458.35 feet along said Brown's west line to a 5/8 inch rebar found;
- 16) S 63 degrees 08' 51" E 423.90 feet along said Brown's south line to a 5/8 inch rebar found;
- 17) S 83 degrees 54' 09" E 211.06 feet along said Brown's south line to a 5/8 inch rebar found;

- 18) N 80 degrees 31' 13" E 179.99 feet along said Brown's south line to a 5/8 inch rebar found;
- 19) N 86 degrees 55' 46" E 92.97 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 20) N 60 degrees 19' 55" E 291.21 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 21) S 58 degrees 47' 54" E 271.71 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 22) N 89 degrees 38' 20" E 161.26 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 23) S 84 degrees 45' 08" E 266.99 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 24) N 84 degrees 44' 45" E 111.80 feet through the lands of said West Fork, Ltd. to an iron pin set;
- 25) S 87 degrees 55' 44" E 374.52 feet through the lands of said West Fork, Ltd. to an iron pin set on the lot line;
- 26) S 03 degrees 01' 59" W 658.95 feet along the lot line to the TRUE POINT OF BEGINNING.

This parcel contains 30.977 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 6938". Basis of bearings from Plat vol. 19 page 3662.

See Holmes County Plat Book 19, page 4285 for survey.
 This survey made and description prepared by Donald C. Baker, P.S. 6938.
 November 30, 2020


 Donald C. Baker P.S. 6938



Parcel Number: 0600204016

FILE DESCRIPTION
 Holmes County Map Office