

Description 0.455 acre parcel

Being a part of the Village of Millersburg, situated in the southwest quarter of Section 11, Hardy Township, T-9 N, R-7 W, Holmes County, Ohio, also known as part of the lands conveyed to Green Hills, LLC in Official Record vol. 185 page 2699, PN 0701661000.

Described as follows:

Commencing at a point marking the southwest corner of the southwest quarter of Section 11, thence S 86 degrees 59' 16" E 678.10 feet along the section line to a point, thence N 01 degrees 13' 46" E 228.81 feet along Eli A. Miller's (O.R. 262 page 4398) east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following EIGHT (8) COURSES:

- 1) N 01 degrees 13' 46" E 36.61 feet along said Miller's east line to a 1/2 inch rebar found;
- 2) S 88 degrees 05' 01" E 206.18 feet along Kurt A. Rodhe and Michelle D. Rodhe's (D.V. 224 page 920) south line to a 5/8 inch rebar found;
- 3) Along a curve to the right having a delta angle of 44 degrees 01' 44", R-75.00 feet, T-30.32 feet, Ch. Brg.- N 23 degrees 44' 06" E, Ch.-56.23 feet along said Rodhe's east line an arc distance of 57.63 feet to a point;
- 4) Along a curve to the left having a delta angle of 64 degrees 00' 00", R-75.00 feet, T-46.87 feet, Ch. Brg.- N 13 degrees 44' 58" E, Ch.-79.49 feet along said Rodhe's east line an arc distance of 83.78 feet to a point;
- 5) N 18 degrees 15' 02" W 75.00 feet along said Rodhe's east line to a point;
- 6) S 88 degrees 22' 34" E 60.71 feet through the lands of said Green Hills, LLC to an iron pin set;
- 7) S 01 degrees 13' 46" W 235.90 feet through the lands of said Green Hills, LLC to an iron pin set;
- 8) N 88 degrees 22' 34" W 280.62 feet through the lands of said Green Hills, LLC to the TRUE POINT OF BEGINNING.

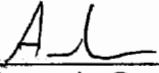
This parcel contains 0.455 acres, but subject to all highways and easements of record. To go to adjoiner.

This parcel is subject to an existing 50 foot easement recorded in Plat vol. 10 page 308.

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

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

See Holmes County Plat Book 19, page 4089 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
May 13, 2020



Aaron L. Gerber P.S. 8379



Parcel Number: 0701661004

FILE DESCRIPTION
Holmes County Map Office
6/16/2020

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