

Description 0.043 acre parcel

Being a part of Lot 401 in the Village of Millersburg, situated in the southeast quarter of Section 12, Hardy Township, T-9 N, R-7 W, Holmes County, Ohio, also known as all of the lands conveyed to W.O. and Lucy Miller (last known owners) in Deed vol. 93 page 82, PN 0701857000 and PN 0701856000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northwest corner of said Lot 401, thence S 86 degrees 39' 13" E 264.79 feet partly along the north line of Lot 401 and along Village of Millersburg's (O.R. 180 page 1001) north line to a 1 inch rod found on the west line of N. Monroe Street, thence S 04 degrees 49' 58" W 15.00 feet along the west line of N. Monroe Street and along said Village of Millersburg's east line to a 5/8 inch rebar found, thence N 86 degrees 39' 13" W 120.08 feet along said Village of Millersburg's south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 04 degrees 49' 07" W 146.36 feet along Christopher J. Roberts and Kayla Roberts (O.R. 269 page 7330), Ethan Zimmerly (O.R. 268 page 4427), and Richard L. Kettlewell and Liana K. Kettlewell's (O.R. 51 page 628) west line to an iron pin set on Roger R. Patterson and Shelby J. Patterson's (last known owner – D.V. 166 page 561 and D.V. 176 page 368) north line;
- 2) N 85 degrees 26' 18" W 12.70 feet along said Patterson's north line to an iron pin set on Joel E. Hostetler and Annie R. Hostetler's (O.R. 268 page 5884) east line;
- 3) N 04 degrees 49' 07" E 146.09 feet along said Hostetler's east line and along Hershberger Property Holdings, LLC (O.R. 270 page 2687), Marilee A. Mizer (D.V. 242 page 706), and Elisabeth A. Voorhes' (last known owner – D.V. 37 page 365 and D.V. 39 page 356) east line to a 5/8 inch rebar found on said Village of Millersburg's south line;
- 4) S 86 degrees 39' 13" E 12.71 feet along said Village of Millersburg's south line to the TRUE POINT OF BEGINNING.

This parcel contains 0.043 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 Surveying LLC".

Basis of bearings from Plat vol. 19 page 3920.

See Holmes County Plat Book 19, page 5174 for survey.

This survey made and description prepared from a survey made October 28, 2021 by Aaron L. Gerber, P.S. 8379.

August 31, 2023

Aaron L. Gerber

P.S. 8379



Parcel Number: 0701857001

**FILE DESCRIPTION**

Holmes County Map Office

12/19/2023