

Description 3.243 acre parcel

Being a part of Lot 4, Fourth Quarter, Knox Township, T-9 N, R-9 W, Holmes County, Ohio, also known as the lands conveyed to Ida M. Mellor in Deed vol. 154 page 41 and Official Record vol. 4 page 279 and Official Record vol. 194 page 2114, PN 1100563000.

Described as follows:

Commencing at a point at the northwest corner of said Lot 4, thence S 89 degrees 15' 56" E 1600.00 feet along the lot line to a point, thence S 09 degrees 43' 10" E 35.63 feet along Delbert D. Dixon's (O.R. 251 page 493) west line to a point, thence S 86 degrees 42' 33" E 404.60 feet along said Dixon's south line to a point, thence S 03 degrees 09' 27" E 177.80 feet along Jimmy A. Dixon, Jr. and Doreen Dixon's (D.V. 227 page 509) west line to a point, thence S 17 degrees 09' 27" E 279.53 feet along said Jimmy A. Dixon, Jr. and Doreen Dixon's west line to a point, thence N 84 degrees 51' 52" E 173.42 feet along said Jimmy A. Dixon, Jr. and Doreen Dixon's south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES:

- 1) N 84 degrees 51' 52" E 361.81 feet along said Jimmy A. Dixon, Jr. and Doreen Dixon's south line to a 1/2 inch rebar found in T.R. 221, witnessed by a 1/2 inch rebar found S 84 degrees 51' 52" W 25.00 feet;
- 2) S 33 degrees 29' 50" E 238.64 feet along T.R. 221 and partly along Timothy A. Address and Robert A. Address' (O.R. 173 page 3223) west line and partly along Charles E. McKinney, Jr.'s (D.V. 179 page 784 and D.V. 207 page 566) west line to a 1/2 inch pinchtap found;
- 3) S 29 degrees 23' 58" W 224.53 feet along T.R. 221 and along said McKinney's west line to a point, witnessed by a 5/8 inch rebar found N 82 degrees 15' 12" W 9.90 feet;
- 4) N 82 degrees 15' 12" W 298.90 feet along Delbert D. Dixon's (O.R. 194 page 2410) north line to a 5/8 inch rebar found;
- 5) N 14 degrees 54' 03" W 333.15 feet along said Delbert D. Dixon's east line to the TRUE POINT OF BEGINNING.

This parcel contains 3.243 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". Bearings from Plat vol. 19 page 931.

See Holmes County Plat Book 19 page 3814 for survey.  
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.  
July 8, 2019



Aaron L. Gerber

P.S. 8379



Parcel Number: 1100563002

