

Description 21.324 acre parcel

Being a part of Lot 1 of the Fourth Quarter, Monroe Township, T-9 N, R-8 W, Holmes County, Ohio, also known as part of the lands conveyed to Robert W. Hanna and Taryn L. Hanna in Official Record vol. 223 page 1568, PN 1400160000.

Described as follows:

Beginning at a 5/8 inch rebar found on the Hardy Township line marking the southeast corner of said Lot 1 the TRUE POINT OF BEGINNING.

thence with the following NINETEEN (19) COURSES:

- 1) N 87 degrees 11' 59" W 1563.10 feet along the lot line to a 5/8 inch rebar found;
- 2) N 00 degrees 54' 58" E 406.80 feet along David E. Shreiner, Trustee's (O.R. vol. 223 page 1571) east line to a point in the center of C.R. 400, witnessed by a 5/8 inch rebar found S 00 degrees 54' 58" W 23.38 feet;
- 3) N 74 degrees 05' 07" E 52.24 feet along the centerline of C.R. 400 to a point, witnessed by an iron pin set S 00 degrees 54' 58" W 30.00 feet;
- 4) S 00 degrees 54' 58" W 110.45 feet through the lands of said Hanna to an iron pin set;
- 5) S 20 degrees 33' 48" E 148.46 feet through the lands of said Hanna to an iron pin set;
- 6) N 74 degrees 05' 07" E 260.03 feet through the lands of said Hanna to an iron pin set;
- 7) N 36 degrees 11' 36" E 338.76 feet through the lands of said Hanna to a point in the center of C.R. 400, witnessed by an iron pin set S 36 degrees 11' 36" W 39.00 feet;
- 8) N 76 degrees 14' 30" E 228.69 feet along the centerline of C.R. 400 to a R.R. spike set;
- 9) N 77 degrees 55' 35" E 84.51 feet along the centerline of C.R. 400 to a R.R. spike set;
- 10) N 82 degrees 15' 46" E 71.77 feet along the centerline of C.R. 400 to a R.R. spike set;
- 11) N 86 degrees 54' 30" E 130.30 feet along the centerline of C.R. 400 to a mag nail set;
- 12) N 81 degrees 29' 12" E 55.16 feet along the centerline of C.R. 400 to a mag nail set;
- 13) N 74 degrees 21' 11" E 46.73 feet along the centerline of C.R. 400 to a R.R. spike set;
- 14) N 64 degrees 46' 36" E 47.84 feet along the centerline of C.R. 400 to a R.R. spike set;
- 15) N 54 degrees 33' 56" E 58.81 feet along the centerline of C.R. 400 to a R.R. spike set;
- 16) N 46 degrees 16' 02" E 53.38 feet along the centerline of C.R. 400 to a R.R. spike set;
- 17) N 42 degrees 26' 00" E 247.42 feet along the centerline of C.R. 400 to a point on Michael E. Hummel, Trustee and Penny S. Hummel, Trustee's (O.R. 234 page 2218) south line, witnessed by an iron pin set S 88 degrees 16' 45" E 26.00 feet;
- 18) S 88 degrees 16' 45" E 103.67 feet along said Hummel's south line to a 3/4 inch rod found on the lot line and on the Hardy Township line;
- 19) S 01 degrees 46' 29" W 1013.94 feet along the lot line and along the Hardy Township line to the TRUE POINT OF BEGINNING.

This parcel contains 21.324 acres, but subject to all highways and easements of record.  
The above described 21.324 acre parcel is subject to a 50 foot convenience easement for the purpose of ingress and egress and further described as follows:

Being a part of Lot 1 of the Fourth Quarter, Monroe Township, T-9 N, R-8 W, Holmes County, Ohio, also known as part of the lands conveyed to Robert W. Hanna and Taryn L. Hanna in Official Record vol. 223 page 1568, PN 1400160000.

Commencing at a 5/8 inch rebar found on the Hardy Township line marking the southeast corner of said Lot 1, thence N 87 degrees 11' 59" W 1563.10 feet along the lot line to a 5/8 inch rebar found, thence N 00 degrees 54' 58" E 406.80 feet along David E. Shreiner, Trustee's (O.R. vol. 223 page 1571) east line to a point in the center of C.R. 400, thence N 74 degrees 05' 07" E 26.12 feet along the centerline of C.R. 400 to a point the TRUE POINT OF BEGINNING.


thence S 00 degrees 54' 58" W 107.63 feet along the centerline of said 50 foot convenience easement to a point;

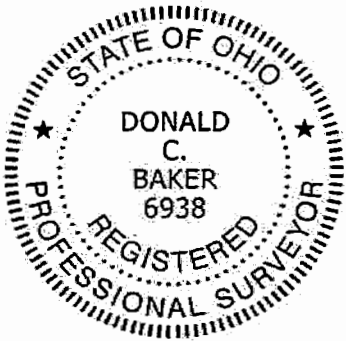
thence S 20 degrees 33' 48" E 151.17 feet along the centerline of said 50 foot convenience easement to a point and THERE ENDS.

All iron pins set are 5/8 inch rebars 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 4093 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
May 22, 2020

  
Donald C. Baker P.S. 6938



Parcel Number: 1400160005

**FILE DESCRIPTION**  
Holmes County Map Office  
6/22/2020

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