

Description 2.563 acre parcel

Being part of Lot 33, Third Quarter, T-10 N, R-4 W, and Lot 1, Fourth Quarter, T-10 N, R-5 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Mervin S. Erb and Cindy M. Erb in Official Record vol. 262 page 2917, PN 1500095002.

Described as follows:

Commencing at a point marking the northeast corner of Lot 1, Fourth Quarter, thence S 01 degree 21' 35" W 581.41 feet along the lot line to a point the TRUE POINT OF BEGINNING.

thence with the following THIRTEEN (13) COURSES:

- 1) S 52 degrees 39' 42" E 1.53 feet (passing into Lot 33, Third Quarter) along David N. Weaver and Rhoda Weaver's (O.R. 224 page 1817) south line to a 5/8 inch rebar found;
- 2) S 45 degrees 55' 43" E 72.89 feet along said Weaver's south line to a point in a hickory tree;
- 3) S 15 degrees 34' 57" E 34.50 feet along said Weaver's west line to an iron pin set;
- 4) S 80 degrees 22' 12" W 160.02 feet (passing into Lot 1, Fourth Quarter) through the lands of said Erb to an iron pin set;
- 5) S 13 degrees 28' 29" E 207.04 feet through the lands of said Erb to an iron pin set;
- 6) N 87 degrees 48' 39" W 200.62 feet through the lands of said Erb to an iron pin set;
- 7) S 17 degrees 40' 22" W 157.06 feet through the lands of said Erb to an iron pin set on Roy E. Hershberger and Anita Hershberger's (O.R. 251 page 4491) north line;
- 8) N 75 degrees 04' 02" W 59.54 feet along said Hershberger's north line to a 5/8 inch rebar found on Edward R. Troyer and Ruth Troyer's (O.R. 60 page 726) east line;
- 9) N 02 degrees 53' 20" E 273.71 feet along said Troyer's east line to a 3/4 inch pipe found;
- 10) N 05 degrees 11' 18" W 174.32 feet along said Troyer's east line to a 5/8 inch rebar found;
- 11) S 86 degrees 06' 05" E 230.31 feet along Jonathan E. Troyer and Anna Marie Troyer's (O.R. 251 page 3973) south line to a 5/8 inch rebar found;
- 12) N 03 degrees 30' 37" E 98.87 feet along said Troyer's east line to a point in a hickory tree;
- 13) S 52 degrees 39' 42" E 149.03 feet along said Weaver's south line to the TRUE POINT OF BEGINNING.

This parcel contains 2.563 acres, but subject to all highways and easements of record. Containing 0.086 acres in Lot 33, Third Quarter, and 2.477 acres in Lot 1, Fourth Quarter.  
To go to adjoiner.

This parcel is subject to an existing 50 foot easement recorded in Plat vol. 14 page 317.

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, 2011 adjustment.

See Holmes County Plat Book 19, page 5319 for survey.  
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.  
June 24, 2024

Aaron L. Gerber

P.S. 8379



Parcel Number: 1500095003

**FILE DESCRIPTION**

Holmes County Map Office  
7/10/2024