

Description 1.793 acre parcel

Being part of Lots 10 and 11, Fourth Quarter, T-10 N, R-5 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Leon I. Miller and Kristina Miller in Official Record vol. 255 page 1311, PN 1500380002.

Described as follows:

Commencing at a 5/8 inch rebar found marking the northeast corner of Lot 11, thence S 02 degrees 19' 36" W 398.31 feet along the lot line to a 5/8 inch rebar found, thence N 89 degrees 09' 46" W 225.17 feet along the north line of Lot 1 of Peabody-Kent Subdivision (Plat vol. 18 page 96) and along Esther Fern Troyer's (O.R. 90 page 662) north line to a 5/8 inch rebar found, thence N 01 degrees 19' 45" E 30.00 feet along Andrew M. Miller and Kathryn A. Miller's (O.R. 208 page 1409) west line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) N 89 degrees 09' 46" W 188.98 feet through the lands of said Leon I. Miller and Kristina Miller to an iron pin set;
- 2) N 01 degrees 19' 44" E 418.72 feet (passing into Lot 10) along Joseph E. Troyer and Emily Elaine Troyer's (O.R. 187 page 1990 and O.R. 251 page 2560) east line to an iron pin set;
- 3) S 85 degrees 54' 09" E 189.20 feet through the lands of said Leon I. Miller and Kristina Miller to an iron pin set on said Andrew M. Miller and Kathryn A. Miller's west line;
- 4) S 01 degrees 19' 45" W 407.96 feet along said Andrew M. Miller and Kathryn A. Miller's west line to the TRUE POINT OF BEGINNING.

This parcel contains 1.793 acres, but subject to all highways and easements of record. Containing 0.157 acres in Lot 10 and 1.636 acres in Lot 11.  
To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83 (2011 adjustment).

See Holmes County Plat Book 19, page 4843 for survey.  
This survey made and description prepared by Donald C. Baker, P.S. 6938.  
June 9, 2022

  
Donald C. Baker P.S. 6938



Parcel Number: 1500380004

