

Description 32.791 acre parcel

Being a part of the southeast quarter of Section 5, Prairie Township, T-13 N, R-13 W, Holmes County, Ohio, also known as all of the lands conveyed to Paul G. Woodruff and Lori Ann Woodruff, trustee in Deed vol. 251 page 446, Deed vol. 260 page 952 and Official Record vol. 259 page 5513, PN 1700531000.

Described as follows:

Beginning at a 3/4 inch pipe found marking the southwest corner of the southeast quarter of Section 5 the TRUE POINT OF BEGINNING.

thence with the following FOURTEEN (14) COURSES:

- 1) N 04 degrees 55' 56" E 1241.56 feet along the quarter section line and along T.R. 323 to a point, witnessed by an iron pin set S 84 degrees 59' 32" E 14.69 feet;
- 2) S 84 degrees 59' 32" E 155.79 feet along Stephen O. Byler and Cynthia J. Byler's (D.V. 257 page 585) south line to a 5/8 inch rebar found;
- 3) N 69 degrees 25' 51" E 162.27 feet along said Byler's east line to a 5/8 inch rebar found;
- 4) S 84 degrees 59' 32" E 161.20 feet along Stephen O. Byler and Cynthia J. Byler's (D.V. 231 page 769) south line to a point in C.R. 329, witnessed by a 5/8 inch rebar found S 09 degrees 15' 10" W 20.00 feet;
- 5) S 09 degrees 15' 10" W 266.34 feet along Thomas E. Woodruff and Treva E. Sprang's (O.R. 269 page 4137) west line to a 5/8 inch rebar found;
- 6) S 85 degrees 00' 51" E 632.10 feet along said Woodruff and Sprang's south line to a 5/8 inch rebar found;
- 7) N 09 degrees 15' 10" E 267.36 feet along said Woodruff and Sprang's east line to a point in the center of C.R. 329, witnessed by a 5/8 inch rebar found S 09 degrees 15' 10" W 35.96 feet;
- 8) S 85 degrees 07' 28" E 169.49 feet along the centerline of C.R. 329 to a point, witnessed by a 5/8 inch rebar found S 05 degrees 00' 00" W 21.07 feet;
- 9) S 05 degrees 00' 00" W 507.12 feet along Stephanie S. Steiner and Matthew J. Steiner's (O.R. 264 page 5283 and O.R. 264 page 5290) west line to a 5/8 inch rebar found;
- 10) N 81 degrees 32' 19" W 167.58 feet along said Steiner's north line to a 5/8 inch rebar found;
- 11) S 06 degrees 34' 37" W 390.78 feet along said Steiner's west line to a 5/8 inch rebar found;
- 12) S 81 degrees 32' 19" E 228.45 feet along said Steiner's south line to a 5/8 inch rebar found;
- 13) S 05 degrees 00' 00" W 412.67 feet along Levi A. Miller, trustee and Naomi Miller, trustee's (O.R. 230 page 1384) west line to an iron pin set on the section line, witnessed by a 5/8 inch rebar found N 05 degrees 00' 00" E 2.70 feet;

14) N 84 degrees 57' 24" W 1313.56 feet along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 32.791 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 3522.

See Holmes County Plat Book 19, page 3959 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
November 20, 2019


Donald C. Baker P.S. 6938



Parcel Number: 1700531004

FILE DESCRIPTION
Holmes County Map Office
12/23/2019

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