

Description 111.272 acre parcel

Being part of the southwest quarter of Section 25, Ripley Township, T-18 N, R-14 W, Holmes County, Ohio, also known as part of the lands conveyed to Donna J. McCoy aka Donna Jean McCoy and Donna McCoy, Trustee in Deed vol. 137 page 18, Deed vol. 251 page 868, Deed vol. 274 page 606 and Official Record vol. 241 page 1342, PN 2300315000.

Described as follows:

Beginning at a 5/8 inch rebar found in T.R. 529 marking the northeast corner of the southwest quarter of Section 25 the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 89 degrees 55' 50" W 21.09 feet.

thence with the following EIGHT (8) COURSES:

- 1) S 00 degrees 21' 13" W 2657.99 feet along the quarter section line and along T.R. 529 to a 5/8 inch rebar found marking the southeast corner of the southwest quarter of Section 25;
- 2) S 89 degrees 48' 56" W 1751.83 feet along the section line to a 5/8 inch rebar found;
- 3) N 00 degrees 01' 01" W 1504.95 feet along James W. Turney, Trustee's (O.R. 260 page 569) east line to a point in the center of T.R. 530, witnessed by a 5/8 inch rebar found S 00 degrees 01' 01" E 28.99 feet;
- 4) N 89 degrees 26' 27" E 265.18 feet along the centerline of T.R. 530 to a point, witnessed by a 5/8 inch rebar found N 00 degrees 02' 06" W 20.34 feet;
- 5) N 00 degrees 02' 06" W 534.38 feet along Kyle McCoy's (O.R. 261 page 1953 and O.R. 261 page 1955) east line to a 5/8 inch rebar found;
- 6) S 88 degrees 13' 26" W 737.35 feet along said Kyle McCoy's north line to a 5/8 inch rebar found on Steven B. James and Tamara D. James' (O.R. 249 page 5932) east line;
- 7) N 00 degrees 02' 04" W 647.25 feet along said James' east line to a 5/8 inch rebar found on the quarter section line;
- 8) S 89 degrees 55' 50" E 2241.22 feet along the quarter section line to the TRUE POINT OF BEGINNING.

This parcel contains 111.272 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".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83.

See Holmes County Plat Book 19, page 4412 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
May 14, 2021



Donald C. Baker P.S. 6938



Parcel Number: 2300315003

FILE DESCRIPTION
Holmes County Map Office
6/1/2021

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