

Description 68.434 acre parcel

Being part of the northeast quarter of Section 32, T-15 N, R-12 W, Salt Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Mary Hochstetler, Andy A. Troyer, and Mary Troyer in Official Record vol. 65 page 85 and Official Record vol. 267 page 6056, PN 2400117000.

Described as follows:

Beginning at a R.R. spike found at the intersection of T.R. 607 and T.R. 609 marking the northeast corner of the northeast quarter of Section 32 the TRUE POINT OF BEGINNING.

thence with the following FOURTEEN (14) COURSES:

- 1) S 00 degrees 18' 24" E 1149.08 feet along the section line and along T.R. 609 to a point, witnessed by an iron pin set S 85 degrees 13' 02" W 16.95 feet;
- 2) S 85 degrees 13' 02" W 480.12 feet through the lands of said Hochstetler, Troyer, and Troyer to an iron pin set;
- 3) S 00 degrees 30' 30" E 201.33 feet through the lands of said Hochstetler, Troyer, and Troyer to an iron pin set;
- 4) N 85 degrees 00' 20" E 380.54 feet through the lands of said Hochstetler, Troyer, and Troyer to an iron pin set;
- 5) N 03 degrees 41' 40" W 149.39 feet through the lands of said Hochstetler, Troyer, and Troyer to an iron pin set;
- 6) N 85 degrees 13' 02" E 107.84 feet through the lands of said Hochstetler, Troyer, and Troyer to a point on the section line and in T.R. 609, witnessed by an iron pin set S 85 degrees 13' 02" W 15.21 feet;
- 7) S 00 degrees 18' 24" E 966.16 feet along the section line and along T.R. 609 to a point, witnessed by an iron pin set N 78 degrees 28' 01" W 19.70 feet;
- 8) N 78 degrees 28' 01" W 405.11 feet through the lands of said Hochstetler, Troyer, and Troyer to an iron pin set;
- 9) S 00 degrees 18' 24" E 608.55 feet partly through the lands of said Hochstetler, Troyer, and Troyer and partly along Andy A. Troyer, Mary A. Troyer, and Mary Frey's (O.R. 273 page 5617) west line to a point on the quarter section line and in T.R. 606, witnessed by a 5/8 inch rebar found N 00 degrees 18' 24" W 24.60 feet;
- 10) S 88 degrees 34' 14" W 570.21 feet along the quarter section line and along T.R. 606 to a point, witnessed by a 5/8 inch rebar found N 00 degrees 12' 06" W 18.25 feet;

- 11) N 00 degrees 12' 06" W 568.61 feet along Ivan Stutzman, Jr., Trustee and Susanna Stutzman, Trustee's (O.R. 268 page 6840) east line and along Sunset Heritage Ltd.'s (O.R. 230 page 1606) east line to a 5/8 inch rebar found;
- 12) S 88 degrees 35' 54" W 330.00 feet along said Sunset Heritage Ltd.'s north line to a 5/8 inch rebar found;
- 13) N 00 degrees 13' 51" W 2113.06 feet along Jerry E. Wengerd, Trustee and Miriam L. Wengerd, Trustee's (O.R. 245 page 1849) east line to a point on the section line and in T.R. 607, witnessed by an iron pin set S 00 degrees 13' 51" E 23.95 feet;
- 14) N 88 degrees 30' 46" E 1292.96 feet along the section line and along T.R. 607 to the TRUE POINT OF BEGINNING.

This parcel contains 68.434 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 (2011 adjustment).

See Holmes County Plat Book 19, page 4889 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
October 26, 2022

Donald C. Baker P.S. 6938



Parcel Number: 2400117005

FILE DESCRIPTION
Holmes County Map Office
12/21/2022

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