

Description 1.254 acre parcel

Being part of the southeast quarter of Section 28, T-15 N, R-12 W, Salt Creek Township, Holmes County, Ohio, also known as part of the lands conveyed to Eli M. Troyer and Edna P. Troyer in Official Record vol. 202 page 1131, PN 2400317001.

Described as follows:

Commencing at a stone found marking the northeast corner of the southeast quarter of Section 28, thence S 88 degrees 52' 58" W 1224.13 feet along the quarter section line to a 5/8 inch rebar found, thence S 01 degree 07' 02" E 93.82 feet along Leroy W. Miller and Katie D. Miller's (O.R. 247 page 5133) east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES:

- 1) S 76 degrees 08' 03" E 209.74 feet through the lands of said Troyer to an iron pin set;
- 2) S 62 degrees 25' 42" E 169.67 feet through the lands of said Troyer to a point on Enos S. Miller and Emma Miller's (O.R. 86 page 497) west line and in T.R. 607, witnessed by an iron pin set N 62 degrees 25' 42" W 28.02 feet;
- 3) S 48 degrees 40' 52" W 249.14 feet along said Miller's west line and along T.R. 607 to a 5/8 inch rebar found, witnessed by a 5/8 inch rebar found N 42 degrees 40' 18" W 30.00 feet;
- 4) N 42 degrees 40' 18" W 242.95 feet along said Leroy W. Miller and Katie D. Miller's east line to a 5/8 inch rebar found;
- 5) N 01 degree 07' 02" W 114.68 feet along said Miller's east line to the TRUE POINT OF BEGINNING.

This parcel contains 1.254 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 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 5436 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
June 10, 2024

Aaron L. Gerber

P.S. 8379



PPN: 2400317004

FILE DESCRIPTION

Holmes County Map Office

11/20/2024