

Description 61.541 acre parcel

Being part of the southwest quarter of Section 32, Salt Creek Township, T-15 N, R-12 W, Holmes County, Ohio, also known as part of the lands conveyed to Ivan R. Yoder and Mattie A. Yoder in Official Record vol. 258 page 6396 and Official Record vol. 259 page 3153, PN 2400512000 and PN 2400399000.

Described as follows:

Beginning at a R.R. spike found at the intersection of T.R. 601 and T.R. 606 marking the northwest corner of the southwest quarter of Section 32 the TRUE POINT OF BEGINNING.

thence with the following NINE (9) COURSES:

- 1) N 88 degrees 27' 21" E 1529.80 feet along the quarter section line to a point, witnessed by a 5/8 inch rebar found S 00 degrees 19' 39" W 22.87 feet;
- 2) S 00 degrees 19' 39" W 604.03 feet along Mart R. Miller and Emma Miller's (D.V. 238 page 664) west line to an iron pin set;
- 3) S 86 degrees 03' 39" W 199.03 feet through the lands of said Yoder to an iron pin set;
- 4) S 00 degrees 19' 39" W 520.86 feet partly through the lands of said Yoder and partly along John A. Troyer and Katie J. Troyer's (D.V. 264 page 205) west line to a stone found;
- 5) S 00 degrees 41' 10" W 912.22 feet along said Miller's west line to a stone found;
- 6) S 89 degrees 08' 57" W 850.90 feet along said Miller's north line and along Noah J. Petersheim and Anna L. Petersheim's (O.R. 261 page 6699) north line to a 5/8 inch rebar found;
- 7) N 00 degrees 30' 22" E 321.34 feet along David M. Troyer and Maryann Troyer's (O.R. 204 page 734 and O.R. 272 page 928) east line to a 5/8 inch rebar found;
- 8) S 89 degrees 08' 57" W 480.50 feet along David M. Troyer and Maryann Troyer's (O.R. 272 page 928) north line to point on the section line and in T.R. 601, witnessed by a 5/8 inch rebar found N 89 degrees 08' 57" E 22.01 feet;
- 9) N 00 degrees 30' 22" E 1707.99 feet along the section line and along T.R. 601 to the TRUE POINT OF BEGINNING.

This parcel contains 61.541 acres, but subject to all highways and easements of record.

The above described 61.541 acre parcel is subject to an existing 50 foot easement recorded in Deed vol. 264 page 205 and Plat vol. 14 page 494.

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.

See Holmes County Plat Book 19, page 4345 for survey.
This survey made and description prepared by Aaron L. Gerber, P.S. 8379.
February 25, 2021

AL
Aaron L. Gerber P.S. 8379



Parcel Number: 2400512005

FILE DESCRIPTION
Holmes County Map Office
3/25/2021

2 of 2