

Description 57.616 acre parcel

Being a part of the southwest quarter of Fractional Section 8, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio, also known as part of the lands conveyed to L. Leroy Raber and Mary Raber in Deed vol. 231 page 90, PN 2600723000.

Described as follows:

Beginning at a R.R. spike found in T.R. 401 marking the northeast corner of the southwest quarter of Fractional Section 8 the TRUE POINT OF BEGINNING.

thence with the following EIGHTEEN (18) COURSES:

- 1) S 01 degrees 06' 32" W 1347.90 feet along the quarter section line and along T.R. 401 to a point;
- 2) N 89 degrees 20' 05" W 522.96 feet along the centerline of an existing 50 foot common access easement (Plat vol. 19 page 3286) to a 5/8 inch rebar found;
- 3) N 02 degrees 34' 19" E 348.09 feet along the east line of Lot 1 of Le-Mars B Acres Subdivision (Plat vol. 19 page 3493) and along L. Leroy Raber, Mary Raber and Becky J. Raber's (O.R. 264 page 3286) east line to a 5/8 inch rebar found;
- 4) S 86 degrees 25' 39" W 364.17 feet along the north line of Lot 1 of said Le-Mars B Acres Subdivision and along said L. Leroy Raber, Mary Raber and Becky J. Raber's north line to a 5/8 inch rebar found;
- 5) S 02 degrees 34' 19" W 304.23 feet along the west line of Lot 1 of said Le-Mars B Acres Subdivision and along said L. Leroy Raber, Mary Raber and Becky J. Raber's west line to a 5/8 inch rebar found;
- 6) S 88 degrees 24' 20" E 280.19 feet along the south line of Lot 1 of said Le-Mars B Acres Subdivision and along said L. Leroy Raber, Mary Raber and Becky J. Raber's south line to a 5/8 inch rebar found;
- 7) S 80 degrees 42' 00" E 82.49 feet along the south line of Lot 1 of said Le-Mars B Acres Subdivision and along said L. Leroy Raber, Mary Raber and Becky J. Raber's south line to a 5/8 inch rebar found;
- 8) S 89 degrees 20' 05" E 522.96 feet along the centerline of an existing 50 foot common access easement (Plat vol. 19 page 3286) to a point on the quarter section line and in T.R. 401;
- 9) S 01 degrees 06' 32" W 963.56 feet along the quarter section line and along T.R. 401 to a point, witnessed by a 5/8 inch rebar found N 89 degrees 03' 58" W 15.94 feet;
- 10) N 89 degrees 03' 58" W 579.36 feet along Kyle D. Raber and Dorcas Raber's (O.R. 267 page 2806) north line to a 5/8 inch rebar found;
- 11) S 01 degrees 06' 44" W 51.75 feet along said Kyle D. Raber and Dorcas Raber's west line to a 5/8 inch rebar found;
- 12) S 89 degrees 27' 04" W 54.31 feet along said Kyle D. Raber and Dorcas Raber's north line to a 5/8 inch rebar found;
- 13) N 86 degrees 33' 27" 127.77 feet along said Kyle D. Raber and Dorcas Raber's north line to a 5/8 inch rebar found;
- 14) N 83 degrees 47' 31" W 116.64 feet along said Kyle D. Raber and Dorcas Raber's north line to a 5/8 inch rebar found;
- 15) N 76 degrees 00' 50" W 72.56 feet along said Kyle D. Raber and Dorcas Raber's north line to a 5/8 inch rebar found;
- 16) N 75 degrees 35' 26" W 186.35 feet along said Kyle D. Raber and Dorcas Raber's north line to a 5/8 inch rebar found on Nature's Acres, Ltd.'s (O.R. 233 page 2441) east line;

- 17) N 01 degrees 06' 16" E 2287.07 feet along said Nature's Acres, Ltd's east line to a point on the quarter section line and in C.R. 168, witnessed by a 5/8 inch rebar found S 01 degrees 06' 16" W 31.99 feet;
- 18) S 89 degrees 08' 18" E 1129.75 feet along the quarter section line and along C.R. 168 to the TRUE POINT OF BEGINNING.

This parcel contains 57.616 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.

See Holmes County Plat Book 19, page 4295 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
July 17, 2020


Donald C. Baker P.S. 6938



Parcel Number: 2600723005

FILE DESCRIPTION
Holmes County Map Office
2/4/2021

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