

Description 0.064 acre parcel

Being part of the southwest quarter of Section 15, Walnut Creek Township, T-9 N, R-4 W, Holmes County, Ohio, also known as part of the lands conveyed Yoder Family Group, LLC in Official Record vol. 247 page 7376, PN 2600996004.

Described as follows:

Commencing at a stone found marking the southwest corner of the southwest quarter of Section 15, thence N 03 degrees 06' 24" E 1549.25 feet along the section line to a point in the center of T.R. 406, thence S 86 degrees 46' 41" E 567.50 feet along the centerline of T.R. 406 to a 5/8 inch rebar found, thence S 37 degrees 53' 29" E 232.48 feet along the centerline of T.R. 406 to a point, thence N 09 degrees 01' 35" E 322.70 feet along Andrew A. Yoder and Barbara Ann Yoder's (O.R. 173 page 2732) west line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following FIVE (5) COURSES:

- 1) N 03 degrees 52' 28" W 264.34 feet through the lands of said Yoder Family Group, LLC to an iron pin set;
- 2) N 04 degrees 55' 24" E 103.29 feet through the lands of said Yoder Family Group, LLC to an iron pin set on said Yoder's south line;
- 3) S 80 degrees 44' 04" E 20.03 feet along said Yoder's south line to a 5/8 inch rebar found;
- 4) S 11 degrees 09' 53" W 97.01 feet along said Yoder's west line to a 5/8 inch rebar found;
- 5) S 01 degrees 42' 43" E 268.36 feet along said Yoder's west line to the TRUE POINT OF BEGINNING.

This parcel contains 0.064 acres, but subject to all highways and easements of record. To go to adjoiner.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Plat vol. 19 page 123.

See Holmes County Plat Book 19, page 4697 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
December 22, 2021

Donald C. Baker

P.S. 6938



Parcel Number: 2600996009

