

Baker Surveying, LLC  
138 N Clay St.  
Millersburg, OH 44654

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### Description 1.102 acre parcel

Situated in the Township of Salt Creek (T-15 N, R-12 W), southwest quarter of Section 20, County of Wayne and State of Ohio.

Described as follows:

Commencing at a stone found on the Holmes County line marking the southwest corner of the southwest quarter of Section 20, thence N 88 degrees 39' 21" E 690.48 feet along the Holmes County line and along the section line to a point, thence N 01 degrees 20' 39" W 30.00 feet through the lands of Roy A. Swartzentruber, Clara Swartzentruber, Roy R. Swartzentruber, Jr., and Leah Swartzentruber (O.R. 938 page 2846) to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following FOUR (4) COURSES:

- 1) S 88 degrees 39' 21" W 226.00 feet through the lands of said Swartzentruber to an iron pin set;
- 2) N 12 degrees 26' 58" E 252.28 feet through the lands of said Swartzentruber to an iron pin set;
- 3) N 88 degrees 39' 21" E 165.85 feet through the lands of said Swartzentruber to an iron pin set;
- 4) S 01 degrees 20' 39" E 245.00 feet through the lands of said Swartzentruber to the TRUE POINT OF BEGINNING.

This parcel contains 1.102 acres, but subject to all highways and easements of record.

This parcel has access by a 30 foot easement for the purpose of ingress, egress, and general utilities, further described as follows:

Situated in the Township of Salt Creek (T-15 N, R-12 W), southwest quarter of Section 20, County of Wayne and State of Ohio.

Commencing at a stone found on the Holmes County line marking the southwest corner of the southwest quarter of Section 20, thence N 88 degrees 39' 21" E 690.48 feet along the Holmes County line and along the section line to a point, thence N 01 degrees 20' 39" W 15.00 feet through the lands of Roy A. Swartzentruber, Clara Swartzentruber, Roy

R. Swartzentruber, Jr., and Leah Swartzentruber (O.R. 938 page 2846) to a point the TRUE POINT OF BEGINNING.

thence S 88 degrees 39' 21" W 634.60 feet along the centerline of a 30 foot easement and through the lands of said Swartzentruber to a point in the center of Fryburg Road aka C.R. 10 and THERE ENDS.

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.

This description prepared by Aaron L. Gerber, P.S. 8379, April 10, 2025.

For survey, See Volume YY, Page 44 of the Wayne County Survey Records.



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Aaron L. Gerber P.S. 8379



CRD File&gt; E:\Work 7\Carlson Projects\Data\AARON MATH CHECK 2025.crd

PntNo	Bearing	Distance	Northing	Easting	Description
1109			707221.7491	1557521.2948	
	S 88°39'21" W	226.0000			
1112			707216.4476	1557295.3570	
	N 12°26'58" E	252.2800			
1113			707462.7957	1557349.7431	
	N 88°39'21" E	165.8500			
1114			707466.6862	1557515.5474	
	S 01°20'39" E	245.0000			
1115			707221.7536	1557521.2946	

Closure Error Distance&gt; 0.0045 Error Bearing&gt; N 02°36'38" W

Closure Precision&gt; 1 in 199093.4 Total Distance Inversed&gt; 889.1300

Area: 1.1020AC., 48002.488SQ. FT.