

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

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Description 54.301 acre parcel

Situated in the Township of Salt Creek (T-15 N, R-12 W), southeast quarter of Section 24, County of Wayne and State of Ohio.

Described as follows:

Beginning at a 5/8 inch rebar found on the Holmes County line and in Abraham Road aka T.R. 421 marking the southwest corner of the southeast quarter of Section 24 the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 88 degrees 32' 59" E 13.94 feet.

thence with the following TWENTY-ONE (21) COURSES:

- 1) N 00 degrees 29' 59" W 923.50 feet along the quarter section line and along Abraham Road aka T.R. 421 to a point, witnessed by a 5/8 inch rebar found N 89 degrees 23' 11" E 15.42 feet;
- 2) N 89 degrees 23' 11" E 549.16 feet along John J. Hershberger, Jr. and Nettie A. Hershberger's (O.R. 604 page 1082) south line to a 5/8 inch rebar found;
- 3) N 00 degrees 05' 23" W 237.59 feet along said Hershberger's east line to a 5/8 inch rebar found;
- 4) S 89 degrees 23' 15" W 550.86 feet along said Hershberger's north line to a point on the quarter section line and in Abraham Road aka T.R. 421, witnessed by a 5/8 inch rebar found N 89 degrees 23' 15" E 18.69 feet;
- 5) N 00 degrees 29' 59" W 728.90 feet along the quarter section line and along Abraham Road aka T.R. 421 to a R.R. spike found, witnessed by a 5/8 inch rebar found N 88 degrees 33' 31" E 19.17 feet;
- 6) N 88 degrees 33' 31" E 330.00 feet along Martin M. Yoder and Niva Yoder's (O.R. 625 page 1130) south line to a 5/8 inch rebar found;
- 7) N 00 degrees 29' 59" W 259.19 feet along said Yoder's east line to a 5/8 inch rebar found;
- 8) N 88 degrees 33' 31" E 460.53 feet along Ervin M. Yoder and Sara L. Yoder's (O.R. 737 page 1926) south line to a 5/8 inch rebar found;
- 9) N 00 degrees 56' 30" W 44.54 feet along said Ervin M. Yoder and Sara L. Yoder's east line to a 5/8 inch rebar found;
- 10) N 88 degrees 33' 31" E 83.96 feet along said Ervin M. Yoder and Sara L. Yoder's south line to a 5/8 inch rebar found;
- 11) N 88 degrees 44' 43" E 59.19 feet along Calmoutier Dry Kiln LLC's (O.R. 823 page 399) south line to a 5/8 inch rebar found;
- 12) S 01 degrees 28' 29" W 62.87 feet along said Calmoutier Dry Kiln LLC's west line to a 5/8 inch rebar found;
- 13) S 88 degrees 33' 57" W 56.54 feet along said Calmoutier Dry Kiln LLC's north line to a 5/8 inch rebar found;
- 14) S 00 degrees 56' 30" E 276.28 feet along said Calmoutier Dry Kiln LLC's west line to a 5/8 inch rebar found;
- 15) N 88 degrees 35' 47" E 446.60 feet along said Calmoutier Dry Kiln LLC's south line to a 5/8 inch rebar found on Eli J. Petershiem and Sarah L. Petersheim's (O.R. 895 page 4370) west line;
- 16) S 00 degrees 37' 32" E 1853.88 feet along said Petersheim's west line and along John U. Petershiem and Fannie Petersheim's (D.V. 676 page 317) west line and

along Melvin A. Yoder's (D.V. 702 page 1945 and O.R. 133 page 325) west line to a stone found on the Holmes County line and on the section line;

- 17) S 88 degrees 32' 59" W 553.46 feet along the Holmes County line and along the section line to an iron pin set;
- 18) N 01 degrees 09' 59" E 215.25 feet along Abraham M. Yoder and Ruth Yoder's (O.R. 468 page 2328) east line to a 5/8 inch rebar found;
- 19) S 89 degrees 37' 50" W 642.52 feet along said Abraham M. Yoder and Ruth Yoder's north line to a 5/8 inch rebar found;
- 20) S 00 degrees 52' 25" E 227.16 feet along said Abraham M. Yoder and Ruth Yoder's west line to a 5/8 inch rebar found on the Holmes County line and on the section line;
- 21) S 88 degrees 32' 59" W 139.11 feet along the Holmes County line and along the section line to the TRUE POINT OF BEGINNING.

This parcel contains 54.301 acres, but subject to all highways and easements of record.

The above described 54.301 acre parcel is subject to an existing 60 foot access easement recorded in Official Record vol. 468 page 2328.

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.

This description prepared by Donald C. Baker, P.S. 6938, August 5, 2021.

For survey, See Volume XX, Page 41 of the Wayne County Survey Records.



Donald C. Baker P.S. 6938



RECEIVED

AUG 31 2021

Property of Wayne County Tax Map Office