

Description 24.488 acre parcel

Being part of the northeast quarter of Section 23, T-19 N, R-15 W, Knox Township, Holmes County, Ohio, also known as part of the lands conveyed to Mark A. Casey in Official Record vol. 291 page 4283, PN 1100517000.

Described as follows:

Commencing at a 5/8 inch rebar found marking the southwest corner of the northeast quarter of Section 23, thence N 00 degrees 40' 16" W 719.45 feet along the quarter section line to a point in the center of T.R. 211 the TRUE POINT OF BEGINNING, witnessed by an iron pin set N 00 degrees 40' 16" W 27.89 feet.

thence with the following ELEVEN (11) COURSES:

- 1) N 00 degrees 40' 16" W 1055.45 feet along the quarter section line to an iron pin set;
- 2) N 89 degrees 24' 01" E 1150.88 feet along James M. Walton's (D.V. 244 page 388) south line to an iron pin set;
- 3) S 00 degrees 35' 19" E 824.00 feet along said Walton's west line and along Lyle E. Seiter and Elizabeth A. Seiter's (O.R. 277 page 7255) west line to a point in the center of T.R. 211, witnessed by a 5/8 inch rebar found N 00 degrees 35' 19" W 26.82 feet;
- 4) N 78 degrees 33' 38" W 65.79 feet along the centerline of T.R. 211 to a R.R. spike set;
- 5) S 81 degrees 44' 44" W 49.87 feet along the centerline of T.R. 211 to a point;
- 6) S 72 degrees 49' 19" W 115.00 feet along the centerline of T.R. 211 to a point;
- 7) S 78 degrees 27' 43" W 328.81 feet along the centerline of T.R. 211 to a point;
- 8) S 70 degrees 42' 01" W 134.84 feet along the centerline of T.R. 211 to an iron pin set;
- 9) S 74 degrees 58' 07" W 86.95 feet along the centerline of T.R. 211 to a point;
- 10) S 78 degrees 58' 11" W 217.43 feet along the centerline of T.R. 211 to a point;
- 11) S 76 degrees 56' 34" W 181.08 feet along the centerline of T.R. 211 to the TRUE POINT OF BEGINNING.

This parcel contains 24.488 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 6938". Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5558 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
March 20, 2025


Donald C. Baker P.S. 6938



PN: 1100517001