

Description 3.000 acre parcel

Being a part of Lot 19 of the Fourth Quarter, T-10 N, R-5 W, Paint Township, Holmes County, Ohio, also known as part of the lands conveyed to Wes A. Yoder and Niva P. Yoder in Official Record vol. 292 page 5962, PN 1500625010.

Described as follows:

Commencing at a 5/8 inch rebar found in T.R. 668 marking the northwest corner of Lot 19, thence S 02 degrees 18' 13" W 922.64 feet along the lot line and along T.R. 668 to a point, thence S 87 degrees 53' 07" E 271.95 feet along Nathan A. Coblentz's (O.R. 292 page 7380) north line to a 5/8 inch rebar found, thence S 31 degrees 05' 42" E 122.18 feet along said Coblentz's east line to an iron pin set the TRUE POINT OF BEGINNING.

thence with the following SIX (6) COURSES:


- 1) S 89 degrees 03' 32" E 508.40 feet through the lands of said Yoder to an iron pin set;
- 2) S 02 degrees 08' 02" W 448.18 feet through the lands of said Yoder to an iron pin set on Henry Troyer and Brenda K. Troyer's (O.R. 258 page 1805) north line;
- 3) N 87 degrees 50' 44" W 200.00 feet along said Troyer's north line and along the north line of Lot 1 of Double Creek Subdivision (P. 19 page 3122) and along Marcus Jay Miller and Marlene D. Miller's (O.R. 270 page 3357) north line to a 5/8 inch rebar found;
- 4) N 02 degrees 08' 02" E 281.92 feet along said Coblentz's east line to a 5/8 inch rebar found;
- 5) N 89 degrees 03' 32" W 203.62 feet along said Coblentz's east line to a 5/8 inch rebar found;
- 6) N 31 degrees 05' 42" W 191.09 feet along said Coblentz's east line to the TRUE POINT OF BEGINNING.

This parcel contains 3.000 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 Surveying".

Basis of bearings from Ohio State Plane Coordinate System, North Zone, N.A.D. 83, 2011 adjustment.

See Holmes County Plat Book 19, page 5866 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
May 8, 2026


Donald C. Baker P.S. 6938



PPN: 1500625013

FILE DESCRIPTION
Holmes County Map Office
7/6/2026