

Description 4.184 acre parcel

Being a part of the southwest quarter of Section 11, T-19 N, R-15 W, Washington Township, Holmes County, Ohio, also known as part of the lands conveyed to L&C Rental Properties in Official Record vol. 254 page 3070, PN 2800097000.

Described as follows:

Commencing at a 5/8 inch rebar found in T.R. 466 marking the southwest corner of the southwest quarter of Section 11, thence N 00 degrees 44' 49" W 699.70 feet along the section line and along T.R. 466 to a point, thence S 85 degrees 57' 52" E 476.13 feet along Jared Anthony Mast and Susanne Joy Mast's (O.R. 259 page 3068) south line to a 5/8 inch rebar found the TRUE POINT OF BEGINNING.

thence with the following EIGHT (8) COURSES:

- 1) N 00 degrees 44' 49" W 370.86 feet along said Mast's east line to a 5/8 inch rebar found;
- 2) N 85 degrees 57' 52" W 453.04 feet along said Mast's north line to a point on Clyde W. Kaufman, General Partner, Clyde W. Kaufman Family Limited Partnership A's (O.R. 100 page 367) east line and in T.R. 466, witnessed by a 5/8 inch rebar found S 85 degrees 57' 52" E 50.18 feet;
- 3) N 00 degrees 58' 33" E 45.41 feet along said Clyde W. Kaufman, General Partner, Clyde W. Kaufman Family Limited Partnership A's east line and along T.R. 466 to a point;
- 4) N 13 degrees 52' 17" E 180.22 feet along said Clyde W. Kaufman, General Partner, Clyde W. Kaufman Family Limited Partnership A's east line and along T.R. 466 to an iron pin set;
- 5) N 27 degrees 32' 08" E 74.78 feet through the lands of said L&C Rentals Properties and along T.R. 466 to a R.R. spike set;
- 6) S 89 degrees 40' 24" E 457.64 feet partly along John Hochstetler and Valerie M. Hochstetler (O.R. 268 page 2581) and Jacob M. Miller and Esther E. Miller's (O.R. 279 page 6843) south line to an iron pin set;
- 7) S 00 degrees 47' 45" W 691.78 feet through the lands of said L&C Rental Properties to an iron pin set;
- 8) N 85 degrees 57' 52" W 70.00 feet through the lands of said L&C Rental Properties to the TRUE POINT OF BEGINNING.

This parcel contains 4.184 acres, but subject to all highways and easements of record. To go to an 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 5925 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
June 6, 2026

Donald C. Baker P.S. 6938



PPN: 2800097003