



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 5.031 Acres (A)

Being part of Northwest Quarter of Section 26, Prairie Township, T-14 N, R-13 W, Holmes County, Ohio, also known as part of the lands of John P. Miller and Susie Miller in Deed Vol. 278 Page 599. (PPN 1700021001)

Described as follows:

Commencing at a pipe found marking the southwest corner of the northwest quarter of section 26, thence **N 89 degrees 38'53" E a distance of 1311.31 feet** along the quarter section line and the centerline of Township Road 562 to a railroad spike found marking the intersection of said road and Township Road 563, thence **N 00 degrees 09'49" W a distance of 1382.32 feet** along the east line of Ronald L. Miller and Sharyl J. Miller (Deed Vol. 257 Page 71), Hidden Nook Woodworking, Ltd. (O.R. Vol. 281 Page 3506), and Leroy J. Miller and Martha Sue Miller (O.R. Vol. 278. Page 6738) and the centerline of said road to a point, thence **S 88 degrees 56'04" E a distance of 399.21 feet** along the south line of Northview Allotment Lots 3 and 4 (Plat Vol. 2 Page 190) of Melvin J. Miller (O.R. Vol. 56 Page 72 and O.R. Vol. 262 Page 482) passing over a pipe found at a distance of 30.00 feet to the TRUE PLACE OF BEGINNING.

Thence with the following **FOUR (4) COURSES;**

1. **S 88 degrees 56'04" E a distance of 916.84** along the south lines of Lot 2 of said Northview Allotment of Daniel R. Miller and Rhoda A. Miller (O.R. Vol. 243 Page 1225) and Lot 1 of said Northview Allotment of Berlin Mineral Co. (Deed Vol. 182 Page 544) to a pipe found;
2. **S 00 degrees 08'00" E a distance of 248.77 feet** along the west line of Berlin Mineral Company (Deed Vol. 204 Pages 192, 194, 198) to an iron pin set;
3. **N 88 degrees 56'03" W a distance of 845.56 feet** through the lands of said John P. Miller and Susie Miller to an iron pin set;

4. N 16 degrees 01'46" W a distance of 260.20 feet through the lands of said John P. Miller and Susie Miller to the TRUE PLACE OF BEGINNING.

This parcel contains 5.031 acres and is subject to all highways, easements, and restrictions of record.

To go to adjoiner.

Bearings from Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83.

For survey see: Plat Book Vol. 19 Page 4837

All iron pins set are 5/8-inch rebars 30 inches long with a plastic identification cap marked "Galbraith 8703".

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on August 23, 2022.



Parcel Number: 1700021013



FILE DESCRIPTION
Holmes County Map Office
10/21/2022

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