



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: Parcel D 2.755 Acres

Being part of the Southwest Quarter of Section 9, Killbuck Township, T-8 N, R-8 W, Holmes County, Ohio, also known as part of the lands of Principal Acres LLC in O.R. Vol. 296 Page 6175, (PPN 0800552006).

Described as follows:

Commencing at point marking the southwest corner of the southwest quarter of section 9, thence **N 00 degrees 40'06" E a distance of 1328.55 feet** along the section line to a 5/8 inch rebar found capped "Baker" in the south edge of pavement of C.R. 6 witnessed by a 5/8 inch rebar found capped "Baker" S 00 degrees 40'06" W a distance of 13.37 feet, thence **S 88 degrees 29'49" E a distance of 559.83 feet** along the south line of French Ridge Investments, LLC (O.R. Vol. 251 Page 4879) and along said road to a point witnessed by a n iron pin set S 01 degree 30'12" W a distance of 13.29 feet being the TRUE PLACE OF BEGINNING.

Thence with the following **FIVE (5) COURSES**;

1. **S 88 degrees 29'49" E a distance of 123.30 feet** along the south lines of said French Ridge Investments, LLC, Brayden C. Vess and Brittney L. Masters (O.R. Vol. 289 Page 2409) and along said road to a 5/8 inch rebar found capped "Baker";
2. **S 38 degrees 55'13" E a distance of 203.59 feet** along the west line of Sue Nell Russell, successor trustee (O.R. Vol. 252 Page 3586) and along the centerline of said road to a point;
3. **S 38 degrees 26'45" E a distance of 158.62 feet** along the west line of French Ridge Investments, LLC (O.R. Vol. 200 Page 1554) and along the centerline of said road to a point;
4. **S 51 degrees 33'19" W a distance of 465.89 feet** through the lands of said Principal Acres LLC to an iron pin set and passing over an iron pin set at a distance of 18.51 feet;
5. **N 01 degree 30'12" E a distance of 575.73 feet** through the lands of said Principal Acres LLC to the TRUE PLACE OF BEGINNING.

This parcel contains 2.755 acres and is subject to all highways, easements, and restrictions of record.

Bearings from Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83(2011).

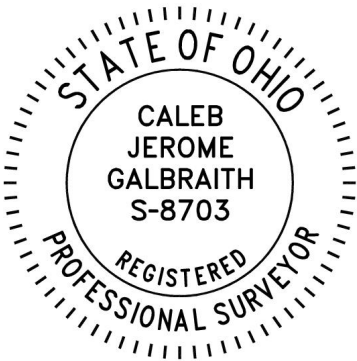
For survey see: Plat Book Vol. 19 Page 5906

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
May 17, 2026-Revised August 4, 2026.



Parcel Number: 0800552012



FILE DESCRIPTION

Holmes County Map Office
8/27/2026