



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 2.781 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 668.29 feet** along the section line to a 5/8 inch rebar found capped "Baker", thence **N 89 degrees 04'28" E a distance of 550.71 feet** along the north line of Terry C. Zickefoose and Mary Jo Zickefoose (O.R. Vol. 200 Page 1572) to an iron pin set being the TRUE PLACE OF BEGINNING.

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

1. **N 01 degree 30'12" E a distance of 61.12 feet** through the lands of said Principal Acres LLC to an iron pin set;
2. **N 51 degrees 33'19" E a distance of 465.89 feet** through the lands of said Principal Acres LLC to a point in C.R. 6 witnessed by an iron pin set S 51 degrees 33'19" W a distance of 18.51 feet;
3. **S 38 degrees 26'45" E a distance of 329.81 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 railroad spike found;
4. **S 42 degrees 37'31" E a distance of 111.46 feet** along the west line of said French Ridge Investments, LLC and along said road to a point witnessed by a 5/8 inch rebar found capped "Baker" S 89 degrees 04'28" W a distance of 33.95 feet;
5. **S 89 degrees 04'28" W a distance of 647.12 feet** along the north line of said Terry C. Zickefoose and Mary Jo Zickefoose to the TRUE PLACE OF BEGINNING.

This parcel contains 2.781 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-August 4, 2026.



Parcel Number: 0800552013



FILE DESCRIPTION

Holmes County Map Office

8/27/2026