



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 0.229 Acres “to go to adjoiner”

Being part of the Southwest Quarter of Section 1, Mechanic Township, T-8 N, R-6 W, Holmes County, Ohio, also known as part of the lands of Lot 1 of Stoney Brook Subdivision (Plat Vol. 19 Page 2534) of Steven I. Yoder and Amy H. Yoder in O.R. Vol. 285 Page 5290 (PPN 1200044008)

Described as follows:

Commencing at a stone found marking the southwest corner of the southwest quarter of section 1, thence **S 88 degrees 50'07" E a distance of 658.01 feet** along the section line to a 5/8 inch rebar found, thence **N 00 degrees 29'22" E a distance of 440.63 feet** along the west lines of E. Susan Miller and Leon W. Miller (O.R. Vol. 279 Page 6351/6950) and Wayne R. Miller and Kathryn Miller (O.R. Vol. 289 Page 1862) to a 5/8 inch rebar found capped “Baker”, thence **N 67 degrees 03'28" W a distance of 157.20 feet** along the south line of said Wayne R. Miller and Kathryn Miller to a 5/8 inch rebar found, thence **N 66 degrees 04'20" W a distance of 49.67 feet** along the south line of said Wayne R. Miller and Kathryn Miller to a 5/8 inch rebar found capped “Baker” being the TRUE PLACE OF BEGINNING;

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

1. **N 66 degrees 04'20" W a distance of 30.09 feet** through the lands of said Lot 1 of Stoney Brook Subdivision of Steven I. Yoder and Amy H. Yoder to an iron pin set ;
2. **N 28 degrees 14'05" E a distance of 361.86 feet** through the lands of said Lot 1 of Stoney Brook Subdivision of Steven I. Yoder and Amy H. Yoder to an iron pin set;
3. **S 00 degrees 29'22" W a distance of 64.44 feet** along the west line of said Wayne R. Miller and Kathryn Miller to a 5/8 inch rebar found capped “Baker”;
4. **S 28 degrees 14'05" W a distance of 302.56 feet** along the west line of said Wayne R. Miller and Kathryn Miller to the TRUE PLACE OF BEGINNING.

This parcel contains 0.229 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 (2011).

For survey see: Holmes County Plat Book Vol. 2 Page 674

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
April 1, 2025.



Parcel Number: 1200044012



FILE DESCRIPTION
Holmes County Map Office
3/2/2026

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