



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

**Description: 0.297 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 Wayne R. Miller and Kathryn Miller in O.R. Vol. 250 Page 1069 (PPN 1200044005)

Described as follows:

Commencing at a stone found marking the southwest corner of the southwest quarter of section 1, thence **N 00 degrees 29'57" E a distance of 82.05 feet** along the section line to a 5/8 inch rebar found capped "Baker", thence **N 39 degrees 17'44" E a distance of 602.43 feet** along the north line of Lot 1 of Stoney Brook Subdivision (Plat Vol. 19 Page 2534) of Steven I. Yoder and Amy H. Yoder (O.R. Vol. 285 Page 5290) to a 5/8 inch rebar found capped "Baker", thence **S 66 degrees 04'20" E a distance of 17.40 feet** along the north line of said of Lot 1 of Stoney Brook Subdivision of Steven I. Yoder and Amy H. Yoder to an iron pin set being the TRUE PLACE OF BEGINNING;

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

1. **N 28 degrees 14'05" E a distance of 460.67 feet** through the lands of said Wayne R. Miller and Kathryn Miller to an iron pin set;
2. **S 00 degrees 29'22" W a distance of 64.44 feet** along the west line of Wayne R. Miller and Kathryn Miller (O.R. Vol. 289 Page 1862) to a 5/8 inch rebar found capped "Baker";
3. **S 28 degrees 14'05" W a distance of 401.38 feet** along the west line of said Lot 1 of Stoney Brook Subdivision of Steven I. Yoder and Amy H. Yoder to 5/8 inch rebar found;
4. **N 66 degrees 04'20" W a distance of 30.09 feet** along the north line of said Lot 1 of Stoney Brook Subdivision of Steven I. Yoder and Amy H. Yoder to the TRUE PLACE OF BEGINNING.

This parcel contains 0.297 acres and is subject to all highways, easements, and restrictions of record.

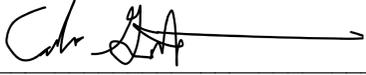
To go to adjoiner.

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: 1200044013*



**FILE DESCRIPTION**

Holmes County Map Office

3/2/2026