



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: **12.564 Acres**

Being part of Lot 7 of the First Quarter, Walnut Creek Township, T-9 N, R-5 W, Holmes County, Ohio also known as the lands of John J. Mast and Anna Mast in O.R. Vol. 196 Page 805, (PPN 2600394000).

Described as follows;

Commencing at a stone found marking the southeast corner of Lot 7, thence **N 01 degree 15'44" E a distance of 737.78 feet** along the Lot line to a point witnessed by a 5/8 inch rebar found capped "Shamp" S 73 degrees 59'49" W a distance of 0.22 feet being TRUE PLACE OF BEGINNING.

Thence with the following **NINE (9) COURSES**;

1. **S 73 degrees 59'49" W a distance of 433.18 feet** along the north line of Myron J. Mast and Lisa K. Mast (O.R. Vol. 38 Page 680) to a 5/8 inch rebar found capped "Shamp";
2. **S 15 degrees 47'15" E a distance of 187.59 feet** along the west line of said Myron J. Mast and Lisa K. Mast to a 5/8 inch rebar found capped "Shamp";
3. **S 71 degrees 42'13" W a distance of 421.79 feet** along the north line of said Myron J. Mast and Lisa K. Mast to a 5/8 inch rebar found witnessed by a 5/8 inch rebar found N 71 degrees 42'13" E a distance of 31.72 feet;
4. **N 37 degrees 08'13" W a distance of 370.39 feet** along the east lines of Carol Miller, trustee (O.R. Vol. 260 Page 7450, O.R. Vol. 266 Page 3000) and Katie R. Miller and Esther R. Miller, Mervin R. Miller, and Levi R. Miller (O.R. Vol. 278 Page 2862) and along T.R. 413 to a point and passing over a 5/8 inch rebar found at a distance of 271.99 feet;
5. **N 28 degrees 19'25" W a distance of 175.00 feet** along the east line of said Katie R. Miller and Esther R. Miller, Mervin R. Miller, and Levi R. Miller and along said road to a point;
6. **N 04 degrees 18'27" W a distance of 150.00 feet** along the east line of said Katie R. Miller and Esther R. Miller, Mervin R. Miller, and Levi R. Miller and along said road to a point;
7. **N 01 degrees 12'57" W a distance of 3.69 feet** along the east line of said Katie R. Miller and Esther R. Miller, Mervin R. Miller, and Levi R. Miller and along said road to a point;
8. **N 77 degrees 17'13" E a distance of 1120.46 feet** along the south line of John J. Mast and Anna Mast (PPN 2600395000) to an iron pin set on the Lot line and passing over an iron pin set at a distance of 32.70 feet and a 5/8 inch rod found at a distance of 100.00 feet;

9. S 01 degree 15'44" W a distance of 416.92 feet along the Lot line to the TRUE PLACE OF BEGINNING.

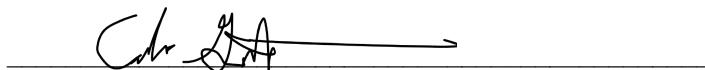
This parcel contains 12.564 acres and is subject to all highways, easements, and restrictions of record.

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

For survey see: Holmes County Plat Book Vol. 19 Page 5758

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 October 2, 2025.



Parcel Number: 2600394002

