



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 1.281 Acres

Being part of the southeast quarter of section 1, Mechanic Township, T-8 N, R-7 W, Holmes County, Ohio, also known as part of the lands conveyed to Sand Run Company in Deed Vol. 257 Page 264, (PPN 1302311000).

Described as follows:

Commencing at a point marking the southeast corner of the southeast quarter of section 1 in State Route 83 witnessed by a 5/8 inch rebar found N 00 degrees 58'21" E a distance of 66.93 feet, thence N 02 degrees 18'00" E a distance of 360.01 feet along the section line to a 1/2 inch pipe found marking the northwest corner of Lot 29, T-8N, R-6W, second quarter, thence N 00 degrees 54'20" E a distance of 25.80 feet to a point being the TRUE PLACE OF BEGINNING;

Thence with the following EIGHT (8) COURSES:

1. **N 70 degrees29'39" W a distance of 193.65 feet** along the north line of John S. Mullet (Deed Vol. 224 Page 350) to a point passing over a 5/8 inch rebar found at a distance of 9.74 feet;
2. **S 21 degrees40'38" W a distance of 197.24 feet** along the west line of said John S. Mullet to a 5/8 inch rebar found;
3. **N 84 degrees17'18" W a distance of 103.06 feet** through the lands of said Sand Run Company to an iron pin set;
4. **N 34 degrees03'38" E a distance of 340.19 feet** through the lands of said Sand Run Company to an iron pin set;
5. **S 68 degrees07'00" E a distance of 128.66 feet** through the lands of said Sand Run Company to an iron pin set;

6. **N 00 degrees 54'20" E a distance of 371.44 feet** through the lands of said Sand Run Company to a point in County Road 58 witnessed by an iron pin set S 00 degrees 54'20" W a distance of 24.87 feet;
7. **S 60 degrees 44'57" E a distance of 56.81 feet** along the south line of Garnet Deitrich (Deed Vol. 138 Page 202, O.R. Vol. 218 Page 332) and along the centerline of said road to a point on the section line witnessed by an iron pin set S 00 degrees 54'20" W a distance of 32.16 feet;
8. **S 00 degrees 54'20" W a distance of 469.20 feet** along the section line to the TRUE PLACE OF BEGINNING.

This parcel contains 1.281 acres, but subject to all highways, easements, and restrictions of record.

All iron pins set are 5/8 inch rebars with plastic identification "Galbraith 8703"

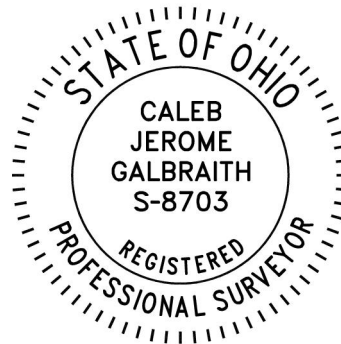
Basis of Bearings form Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83

See Holmes County Plat Book 19 Page 4574 for survey.

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on April 23, 2021.



Parcel Number: 1302311002



FILE DESCRIPTION
Holmes County Map Office
12/13/2021

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