



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: **1.040 Acres** **“To go to adjoner”**

Being part of the Southeast Quarter of Section 2, Richland Township, T-8 N, R-9 W, Holmes County, Ohio, also known as part of the lands of Andrew D. Weaver and Edna A. Weaver in O.R. Vol. 267 Page 4582, PPN 2100374000.

Described as follows:

Commencing at a pipe found marking the northwest corner of the southeast quarter of section 2, thence **S 02 degrees 24'28" W a distance of 182.60 feet** along the quarter section line to a point in State Route 520 witnessed by a pipe found N 02 degrees 24' 28" E a distance of 34.88 feet being the TRUE PLACE OF BEGINNING.

Thence with the following **TEN (10) COURSES;**

1. **S 68 degrees 32'32" E a distance of 141.64 feet** along the south line of Andrew D. Weaver and Edna A. Weaver (O.R. Vol. 269 Page 4259) and along said road to a point;
2. **S 62 degrees 17'16" W a distance of 96.98 feet** along the west line of Nancy M. Small (O.R. Vol. 274 Page 4643) to a 5/8 inch rebar found capped “Galbraith” and passing over a 5/8 inch rebar found capped “Galbraith” at a distance of 24.88 feet;
3. **S 02 degrees 24'28" W a distance of 165.86 feet** along the west line of said Nancy M. Small to a point;
4. **S 79 degrees 11'59" E a distance of 415.73 feet** along the south line of said Nancy M. Small to a 5/8 inch rebar fond capped “Galbraith”;
5. **N 02 degrees 24'27" E a distance of 226.50 feet** along the east line of said Nancy M. Small to a point in said road witnessed by a 5/8 inch rebar found capped “Galbraith” S 02 degrees 24'27" W a distance of 30.00 feet;
6. **S 84 degrees 50'32" E a distance of 70.58 feet** along the south line of said Andrew D. Weaver and Edna A. Weaver and along said road to a point;
7. **S 02 degrees 47'52" W a distance of 224.54 feet** along the west line of said Andrew D. Weaver and Edna A. Weaver (O.R. Vol. 267 Page 4582) to an iron pin set and passing over a pipe found at a distance of 30.00 feet;
8. **N 87 degrees 34'45" W a distance of 393.82 feet** through the lands of said Andrew D. Weaver and Edna A. Weaver to an iron pin set;
9. **N 72 degrees 41'22" W a distance of 141.17 feet** through the lands of said Andrew D. Weaver and Edna A. Weaver to an iron pin set on the quarter section line;

10. N 02 degrees 24'28" E a distance of 286.46 feet along the quarter section line to the TRUE PLACE OF BEGINNING.

This parcel contains 1.040 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).

See Holmes County Plat Book _____ 19 _____, page 5318 _____ for survey.

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 June 18, 2024.



Parcel Number: 2100374002

FILE DESCRIPTION
Holmes County Map Office
7/10/2024