



**Address:** 5434 TR 377, Millersburg, OH 44654

**Phone:** 330.231.0497

**Description: 78.800 Acres "B"**

Being part of the Southeast Quarter of Section 9, Southwest Quarter of Section 10, Northwest Quarter of Section 11, and the Northeast Quarter of Section 12, Killbuck Township, T-8 N, R-8 W, Holmes County, Ohio, also known as part of the lands of Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson in O.R. Vol. 248 Page 7476, 7480 (PPN 0800401000), (PPN 0800402000), (PPN 0800403000), (PPN 0800404000) .

Described as follows:

Commencing at a point marking the southwest corner of the southwest quarter of section 10, thence S 88 degrees 01'20" E a distance of 114.36 feet along the section line to a point being the TRUE PLACE OF BEGINNING.

Thence with the following **FORTYTHREE (43) COURSES;**

1. **S 02 degrees 33'37" W a distance of 22.05 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson to an iron pin set;
2. **S 88 degrees 38'39" E a distance of 22.90 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson to an iron pin set;
3. **S 02 degrees 34'20" W a distance of 1306.49 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson to an iron pin set;
4. **N 89 degrees 11'43" W a distance of 97.76 feet** along the north line of Hershberger Family Acres, Ltd. (O.R. Vol. 261 Page 464) to a 1/2 inch pipe found;

5. **N 86 degrees 09'42" W a distance of 1232.65 feet** along the north line of Ronald W. Bevington and Patricia K. Bevington (Deed Vol. 205 Page 348, Deed Vol. 223 Page 857) to a 5/8 inch rebar found capped "Baker";
6. **N 02 degrees 34'20" E a distance of 1313.06 feet** along the east line of Eric A. Pyers, co-trustee and Mary G. Workman, co-trustee (O.R. Vol. 224 Page 1086) to a 5/8 inch rebar found capped "Baker";
7. **N 23 degrees 33'00" E a distance of 329.58 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson on a tie line to the southwest corner of the 1.035 acres of Michael Dwaine Miller and Tammy L. Miller (O.R. 228 Page 359) to a 5/8 inch rebar found;
8. **N 23 degrees 52'45" E a distance of 146.56 feet** along the west line of said Michael Dwaine Miller and Tammy L. Miller to an iron pin set;
9. **S 87 degrees 31'57" E a distance of 124.95 feet** along the north line of said Michael Dwaine Miller and Tammy L. Miller to a 5/8 inch rebar found;
10. **S 76 degrees 00'12" E a distance of 198.52 feet** along the north line of said Michael Dwaine Miller and Tammy L. Miller to a 5/8 inch rebar found;
11. **S 03 degrees 46'45" W a distance of 106.45 feet** along the east line of said Michael Dwaine Miller and Tammy L. Miller to a 5/8 inch rebar found;
12. **N 86 degrees 02'24" W a distance of 370.66 feet** along the south line of said Michael Dwaine Miller and Tammy L. Miller to a 5/8 inch rebar found;
13. **S 23 degrees 33'00" W a distance of 329.58 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, and Emily Anderson on said tie line to a 5/8 inch rebar found capped "Baker";
14. **N 86 degrees 55'39" W a distance of 145.03 feet** along the north line of said Eric A. Pyers, co-trustee and Mary G. Workman, co-trustee to a 1/2 inch pipe found;
15. **N 00 degrees 56'41" E a distance of 692.66 feet** along the east line of said Eric A. Pyers, co-trustee and Mary G. Workman, co-trustee to a point witnessed by a 5/8 inch rebar found capped "Baker" **S 00 degrees 56'41" W a distance of 27.23 feet**;

16. **S 53 degrees 13'54" E a distance of 64.18 feet** along the west line of Charles B. Scadden and Teresa Lynn Scadden (O.R. Vol. 278 Page 1942) to a point;
17. **S 50 degrees 02'27" E a distance of 120.67 feet** along the west line of said Charles B. Scadden and Teresa Lynn Scadden to a point;
18. **S 54 degrees 43'22" E a distance of 44.65 feet** along the west line of said Charles B. Scadden and Teresa Lynn Scadden to a 1/2 inch pipe found;
19. **N 62 degrees 19'22" E a distance of 148.18 feet** along the north line of said Charles B. Scadden and Teresa Lynn Scadden to a 1/2 inch pipe found;
20. **N 25 degrees 36'25" W a distance of 204.70 feet** along the east line of said Charles B. Scadden and Teresa Lynn Scadden to a point in County Road 6 witnessed by a 1/2 inch pipe found in a tree S 25 degrees 36'25" E a distance of 30.00 feet;
21. **S 59 degrees 38'54" W a distance of 38.23 feet** along the north line of said Charles B. Scadden and Teresa Lynn Scadden and along the centerline of said road to a point;
22. **S 67 degrees 17'15" W a distance of 55.94 feet** along the north line of said Charles B. Scadden and Teresa Lynn Scadden and along the centerline of said road to a point;
23. **S 74 degrees 14'16" W a distance of 75.65 feet** along the north line of said Charles B. Scadden and Teresa Lynn Scadden and along the centerline of said road to a point;
24. **S 80 degrees 51'42" W a distance of 65.90 feet** along the north line of said Charles B. Scadden and Teresa Lynn Scadden and along the centerline of said road to a point;
25. **N 00 degrees 56'41" E a distance of 522.24 feet** along the east line of Thomas O. House (Deed Vol. 194 Page 510) to a 1/2 inch pipe found passing over a 1/2 inch pipe found at a distance of 29.85 feet;
26. **N 88 degrees 48'09" E a distance of 622.39 feet** along the south line of Catherine Taylor Cline, co-trustee and Joyce L. Yoder, co-trustee (O.R. Vol. 272

Page 3176) to a point in said road witnessed by an iron pin set S 88 degrees 48'09" W a distance of 36.60 feet;

27. **S 59 degrees 02'10" W a distance of 64.60 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
28. **S 52 degrees 00'43" W a distance of 64.22 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
29. **S 45 degrees 59'36" W a distance of 58.97 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
30. **S 34 degrees 03'04" W a distance of 108.21 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
31. **S 28 degrees 37'25" W a distance of 118.51 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
32. **S 31 degrees 02'18" W a distance of 49.66 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson and along the centerline of said road to a point;
33. **S 39 degrees 36'59" W a distance of 51.09 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
34. **S 43 degrees 52'33" W a distance of 37.56 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson, and along the centerline of said road to a point;
35. **S 46 degrees 07'27" E a distance of 78.64 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson passing over an iron pin set at a distance of 30.00 feet;

- 36. N 36 degrees 44'35" E a distance of 142.56 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 37. N 66 degrees 32'55" E a distance of 122.88 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 38. N 23 degrees 32'32" E a distance of 191.92 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 39. N 87 degrees 23'47" E a distance of 281.95 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 40. N 83 degrees 59'47" E a distance of 291.83 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 41. S 75 degrees 28'05" E a distance of 127.01 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 42. S 86 degrees 22'03" E a distance of 185.65 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to an iron pin set;
- 43. S 02 degrees 33'37" W a distance of 1212.27 feet** through the lands of said Michael Anderson aka Michael Miller, Andrea Anderson, Sarah Anderson, Emily Anderson to the TRUE PLACE OF BEGINNING.

This parcel contains 78.800 acres and is subject to all highways, easements, and restrictions of record. Containing 34.761 in the southeast quarter of section 9, 3.687 acres in the southwest quarter of section 10, and 3.574 acres in the northwest quarter of section 11, and 36.778 acres in the northeast quarter of section 12.


To go to adoiner.

Subject to a 50 foot easement recorded in Plat Vol. 12 Page 792.

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

For survey see: Plat Book Vol. 19 Page 4626

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on Dec. 6, 2021.

  
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Parcel Number: 0800402002



**FILE DESCRIPTION**  
Holmes County Map Office  
2/16/2022

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