



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 150.076 Acres

Situated in the Township of Franklin, T- 14 N, R-13 W, Southeast Quarter Section 10, County of Wayne, and State of Ohio:

Also being the lands of Robert R. and Irene A. Yoder in O.R. Vol. 546 Page 582 (PPN 30-01004.000)

Commencing at stone found marking the northwest corner of the southeast quarter of section 10 being the TRUE PLACE OF BEGINNING;

Thence with the Following TWENTY ONE (21) COURSES;

1. **S 88 degrees 45'36" E a distance of 2219.92 feet** along the quarter section line to a point witnessed by a stone found S 01 degrees 10'35" E a distance of 0.52 feet;
2. **S 01 degrees 10'35" E a distance of 525.00 feet** along the west line of Raymond P. and Susan M. Miller (O.R. Vol. 665 Page 628) to an iron pin set;
3. **S 88 degrees 45'57" E a distance of 414.00 feet** along the south line of said Raymond P. and Susan M. Miller to point in Hoy Road (C.R. 201) witnessed by an iron pin set N 88 degrees 45'57" W a distance of 25.00 feet;
4. **S 01 degrees 17'04" E a distance of 847.00 feet** along the section line and along the centerline of said road to a point;
5. **S 82 degrees 46'26" W a distance of 345.47 feet** through the lands of said Robert R. and Irene A. Yoder along the centerline of an existing 30 foot easement to a point;
6. **S 04 degrees 12'42" E a distance of 15.02 feet** through the lands of said Robert R. and Irene A. Yoder to a 5/8 inch rebar found;

7. **S 04 degrees 12'42" E a distance of 122.96 feet** along the east line of Vernon R. Yoder (O.R. Vol. 908 Page 265) to a 5/8 inch rebar found;
8. **S 81 degrees 46'29" W a distance of 215.16 feet** along the south of said Vernon R. Yoder to a 5/8 inch rebar found;
9. **S 09 degrees 44'20" E a distance of 231.45 feet** along the east of said Vernon R. Yoder to a 5/8 inch rebar found capped "Rudolph";
10. **S 78 degrees 41'34" W a distance of 267.44 feet** along the south of said Vernon R. Yoder to a 5/8 inch rebar found capped "Rudolph";
11. **N 04 degrees 19'31" W a distance of 377.28 feet** along the west of said Vernon R. Yoder to a 5/8 inch rebar found;
12. **N 82 degrees 46'26" E a distance of 459.11 feet** along the north of said Vernon R. Yoder to a 5/8 inch rebar found;
13. **N 04 degrees 12'42" W a distance of 15.02 feet** through the lands of said Robert R. and Irene A. Yoder to a point in the centerline of said existing 30 foot easement;
14. **N 82 degrees 46'26" E a distance of 345.47 feet** through the lands of said Robert R. and Irene A. Yoder along the centerline of said 30 foot easement to a point on the section line and in the centerline of said road;
15. **S 01 degrees 17'04" E a distance of 936.45 feet** along the section line and said road to a point;
16. **S 83 degrees 54'24" W a distance of 313.00 feet** along the north line of Perry R. and Freda R. Miller (O.R. Vol. 61 Page 494) to 5/8 inch rebar found capped "Rudolph" passing over a 5/8 inch rebar found at a distance of 23.36 feet;
17. **S 33 degrees 13'17" W a distance of 125.74 feet** along the north line of said Perry R. and Freda R. Miller to a 5/8 inch rebar found;
18. **S 75 degrees 30'50" W a distance of 149.36 feet** along the north line of said Perry R. and Freda R. Miller to a 5/8 inch rebar found capped "Rudolph";

19. S 06 degrees 20'33" W a distance of 179.57 feet along the west line of said Perry R. and Freda R. Miller to a 5/8 inch rebar found capped "Rudolph" S 06 degrees 20'33" W a distance of 0.48 feet;

20. N 89 degrees 09'11" W a distance of 2065.64 feet along the section line to a 5/8 inch rebar found marking the southwest corner of the southeast quarter of section 10;

21. N 01 degrees 34'41" W a distance of 2689.58 feet along the quarter section line to the TRUE PLACE OF BEGINNING.

This parcel contains 150.076 acres and is subject to all highways, easements, and restrictions of record.

Also, subject to an existing 30 foot from Survey "RR"-788 and O.R. Vol. 908 Page 265.

Bearings from Survey – Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83, Geoid 12B.

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

See Survey "W/W" Page 741

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on June 29, 2020.

