



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

**Phone:** 330.231.0497

**Description: 1.099 Acres**

Situated in the Township of East Union, T- 16 N, R-12 W, Northeast Quarter of Section 14, County of Wayne, and State of Ohio:

Also being part of the lands of Eli L. Miller and Katie Miller in O.R. Vol. 808 Page 1946, (Part of PPN 27-01124.004)

Commencing at a 5/8 rebar found in Ely Rd. (T.R.163) marking the southeast corner of the northeast quarter of section 14, thence **S 89 degrees 13'57" W a distance of 211.20 feet** along the centerline of said road and the section line to a point, thence **N 00 degrees 03'43" W a distance of 616.35 feet** along the west line of Remi Holdings, LLC (O.R. Vol. 808 Page 1952) to a 5/8 inch rebar found and passing over a 5/8 inch rebar found at a distance of 30.00 feet being the TRUE PLACE OF BEGINNING;

Thence with the Following **SIX (6) COURSES**;

1. **N 00 degrees 03'43" W a distance of 216.35 feet** through the lands of said Eli L. Miller and Katie A. Miller to an iron pin set;
2. **N 87 degrees 49'35" E a distance of 87.17 feet** through the lands of said Eli L. Miller and Katie A. Miller to an iron pin set;
3. **N 69 degrees 02'06" E a distance of 46.09 feet** through the lands of said Eli L. Miller and Katie A. Miller to an iron pin set;
4. **N 87 degrees 51'58" E a distance of 81.05 feet** through the lands of said Eli L. Miller and Katie A. Miller to an iron pin set;
5. **S 00 degrees 03'46" E a distance of 237.33 feet** along the section line to a 5/8 inch rebar found;

- 6. S 89 degrees30'01" W a distance of 211.18 feet** along the north line of said Remi Holdings, LLC to the TRUE PLACE OF BEGINNING.

This parcel contains 1.099 acres and is subject to all highways, easements, and restrictions of record.

Also the Grantors grant unto the grantees their heirs and assigns a 30 foot easement for the purpose of ingress, egress, and general utilities, described as follows;

Situated in the Township of East Union, T- 16 N, R-12 W, Northeast Quarter of Section143, County of Wayne, and State of Ohio:

Also being part of the lands of Eli L. Miller and Katie Miller in O.R. Vol. 808 Page 1946, (Part of PPN 27-01124.004)

Commencing at a pipe found in Ely Rd. (T.R.163) marking the southeast corner of the northeast quarter of section 14, thence **S 89 degrees 13'57" W a distance of 226.20 feet** along the centerline of said road and the section line to a point being the TRUE PLACE OF BEGINNING;

Thence with the Following **ONE (1) COURSE** through the lands of said Eli L. Miller and Katie Miller;

- 1. N 00 degrees03'43" W a distance of 832.91 feet** along the centerline of said easement and THERE ENDS.

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

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

See Survey "XX" Page 588

This survey was made and description prepared by Caleb Jerome Galbraith P.S.  
8703. on May 1, 2023.

