



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 2.606 Acres

Situated in the Township of Chester, T-20 N, R-14 W, Southeast Quarter of Section 13, County of Wayne, and State of Ohio:

Also being part of the lands of Justin B. Starcher in O.R. Vol. 739 Page 2463, (All of PPN 11-00022.000) and part of the lands of Ryan Dilyard in O.R. Vol. 941 Page 1924 (PPN 11-00024.000)

Commencing at a 1 inch rebar found marking the southeast corner of the southeast quarter of section 13, thence **S 89 degrees 54'07" W a distance of 209.83 feet** along the Section line and along the centerline of Smithville Western Rd. (T.R. 86) to a point witnessed by a 1/2 inch pinched top pipe found N 00 degrees 09'52" W a distance of 30.00 feet being the TRUE PLACE OF BEGINNING;

Thence with the Following **SEVEN (7) COURSES**;

- 1. S 89 degrees 54'07" W a distance of 160.26 feet** along the section line and the centerline of said road to a point;
- 2. N 00 degrees 08'27" W a distance of 564.73 feet** along the east line of Lot 2 of Sigler Allotment No. 1 (Plat Vol. 19 Page 399) of Larry H. and Marianne Lance (O.R. Vol. 756 Page 1052) to an iron pin set passing over a 5/8 inch pin found capped "Gasbarre" at a distance of 30.00 feet;
- 3. N 75 degrees 09'15" E a distance of 165.42 feet** along the south line of Siller Lisa L. Etal (O.R. Vol. 377 Page 365) and Judith K. Ratzel, Elizabeth A. Miller, and Cheryl L. Tieche (O.R. Vol. 52 Page 484 and O.R. Vol. 949 Page 3662) to a 3/4 inch pipe found;

4. **N 75 degrees 57'56" E a distance of 63.42 feet** along the south line of said Judith K. Ratzel, Elizabeth A. Miller, and Cheryl L. Tieche to an iron pin set;
5. **S 01 degrees 59'39" W a distance of 370.25 feet** through the lands of said Ryan Dilyard to an iron pin set;
6. **S 89 degrees 50'06" W a distance of 47.62 feet** through the lands of said Ryan Dilyard to an iron pin set;
7. **S 00 degrees 09'52" E a distance of 252.05 feet** along the west line of said Ryan Dilyard to the TRUE PLACE OF BEGINNING.

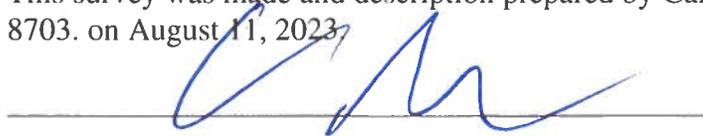
This parcel contains 2.606 acres and is subject to all highways, easements, and restrictions of record.

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 610

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on August 11, 2023





Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 0.453 Acres (Annexation Only)

Situated in the Township of Chester, T-20 N, R-14 W, Southeast Quarter of Section 13, County of Wayne, and State of Ohio:

Also being part of the lands of Ryan Dilyard in O.R. Vol. 941 Page 1924 (PPN 11-00024.000)

Commencing at a 1 inch rebar found marking the southeast corner of the southeast quarter of section 13, thence **S 89 degrees 54'07" W a distance of 209.83 feet** along the Section line and along the centerline of Smithville Western Rd. (T.R. 86) to a point witnessed by a 1/2 inch pinched top pipe found **N 00 degrees 09'52" W a distance of 30.00 feet**, thence **N 00 degrees 09'52" W a distance of 252.05 feet** along the east line of Justin B. Starcher (O.R. Vol. 739 Page 2463) to an iron pin set being the TRUE PLACE OF BEGINNING;

Thence with the Following **FOUR (4) COURSES**;

1. **N 00 degrees 09'52" W a distance of 354.78 feet** along the east line of said Justin B. Starcher to a 3/4 inch pipe found;
2. **N 75 degrees 57'56" E a distance of 63.42 feet** along the south line of Judith K. Ratzel, Elizabeth A. Miller, and Cheryle L. Tieche (O.R. Vol. 52 Page 484 and O.R. Vol. 949 Page 3662) to an iron pin set;
3. **S 01 degrees 59'39" W a distance of 370.25 feet** through the lands of said Ryan Dilyard to an iron in set;
4. **S 89 degrees 50'06" W a distance of 47.62 feet** through the lands of said Ryan Dilyard to the TRUE PLACE OF BEGINNING.

This parcel contains 0.453 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.

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

See Survey “XX” Page 610

This survey was made and description prepared by Caleb Jerome Galbraith P.S. 8703. on August 11, 2023.

