PLAT - OF - SURVEY

BEING A PART OF OF LOT 19 and A PART OF LOT 20 LOCATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1 NORTH, RANGE 9 WEST, UNITED STATES MILITARY LANDS, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE PROPERTY OF CRYSTAL SPRINGS REAL ESTATE HOLDINGS LLC OF OFFICIAL RECORD BOOK 3173, PAGE 372 OF THE MUSKINGUM COUNTY RECORDER. ALSO BEING SHOWN AS AUDITOR'S PARCEL # 25-30-03-19-000 (entire) and # 25-40-41-40-000 (entire).

ADJACENT PROPERTY OWNERS

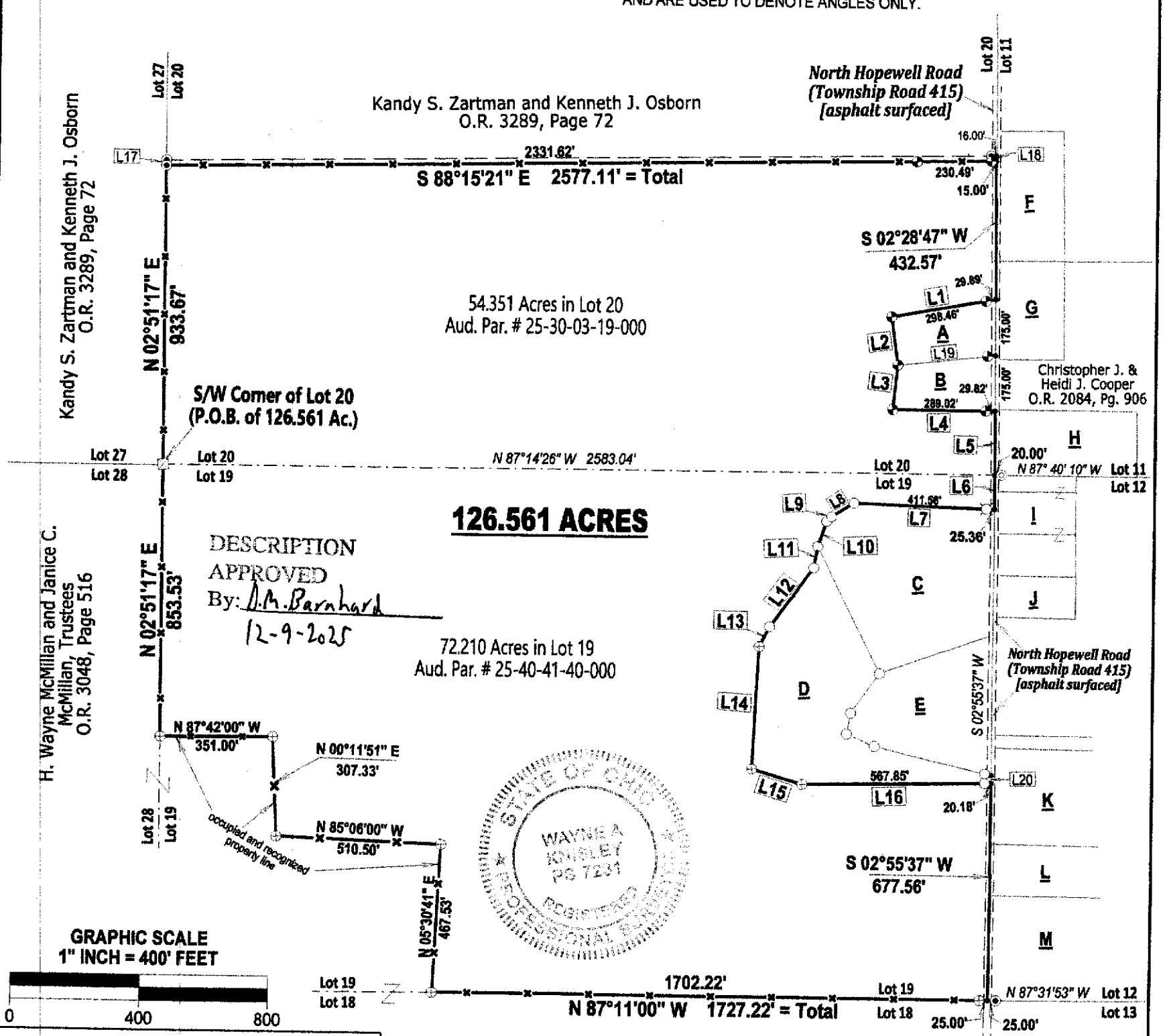
A- Crystal Springs Development LLC O.R. 3173, Pg. 368
B- Crystal Springs Development LLC O.R. 3173, Pg. 368
C- Aaron & Sara Yerian, Trustees O.R. 3298, Pg. 753
D- Crystal Springs Real Estate Holdings LLC O.R. 3173, Pg. 372
E- Mildred L. Teisinger O.R. 3281, Pg. 295
F- Emily J. Perry, Trustee O.R. 3182, Pg. 252
G- James R. & Deborah J. Cooper O.R. 754, Pg. 313
H- Christopher J. Cooper O.R. 2503, Pg. 723
I- Martha A. Wise O.R. 3083, Pg. 95
J- Nona G. Jones O.R. 3073, Pg. 778
K- David T. Curtis O.R. 2635, Pg. 540
L- Euolinda Kay Logan Trustee O.R. 2758, Pg. 670
M- Andrew M. Harvey & Billie Jo Black O.R. 3225, Pg. 92

LINE TABLE

Id	Bearing	Distance
L1	S 82°26'36" W	328.35'
L2	S 05°08'25" E	152.24'
L3	S 08°55'25" W	139.75'
L4	S 86°58'54" E	318.84'
L5	S 02°28'47" W	196.79'
L6	S 02°55'54" W	107.66'
L7	N 85°23'21" W	436.92'
L8	S 60°15'58" W	82.18'
L9	S 47°42'56" W	21.14'
L10	S 21°30'44" W	84.79'
L11	S 12°17'32" W	68.83'
L12	S 38°39'19" W	228.23'
L13	S 29°30'18" W	70.11'
L14	S 05°45'18" W	385.03'
L15	S 70°36'44" E	161.40'
L16	S 88°18'59" E	588.03'
L17	N 02°51'17" E	16.50'
L18	S 02°28'47" W	16.50'
L19	N 86°14'39" E	304.95'
L20	S 02°55'37" W	24.34'

BASIS OF BEARINGS

ALL BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF LOT 19 AS BEING N 87° 11' 00" W. ALL BEARINGS SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.



LEGEND

- IRON PIN SET = 5/8" x 30" STEEL ROD WITH PLASTIC ID. CAP MARKED "KNISLEY 7231"
- EXISTING IRON PIN PREVIOUSLY SET BY A & E ON OCTOBER 2, 2003
- EXISTING IRON PIN WITH PLASTIC CAP MARKED "BASELINE PS 6923 - PS 8536"
- EXISTING CORNER STONE WITH CROSS NOTCH
- EXISTING AXLE
- EXISTING 5/8" REBAR (no identification)
- EXISTING IRON PIN WITH PLASTIC CAP MARKED "DINAN"
- UNMARKED POINT
- EXISTING FENCE LINE

SURVEY FOR:

CRYSTAL SPRINGS

JOB # K202539P1

OFFICE COPY
NOT RECORDABLE

Wayne A. Knisley
OHIO P.S. 7231
3284 TOWNSHIP ROAD 121 NW
SOMERSET, OHIO 43783
PH: (740) 743-2201
CELL: (740) 605-0002

DATE: NOVEMBER 18, 2025

PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

1 - Deed references as shown hereon.
2 - Hopewell Township Tax Maps.
3 - Various survey records found in the office of the Muskingum County Engineer, Zanesville, Ohio.

Notes:
1 - This plat is a derivative of a field survey performed by or under the direct supervision of Wayne A. Knisley, Ohio P.S. 7231 on November 18, 2025.
2 - This property is subject to all legal highways, all restrictions and all easements of record.
3 - All distances are measured unless otherwise shown.