

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-010032.0000
J16

AGR
2025

sale

Eff Rate:- 49.50 — 43.46 — 45.84 — 45.54 — a/r

2022 A MARTIN FARMS LLC	2021-08-19	
2023 A MARTIN FARMS LLC	2021-08-19	
2024 A MARTIN FARMS LLC	2021-08-19	
2025 A MARTIN FARMS LLC	2021-08-19	10047 ETC 431.38A
13591 SR 67	4WD	
KENTON OH 43326	\$0	

Tax Year	2022	2023	2024	2025	
Prop Cls	111	111	111	111	CAMA
Acres	431.3800	431.3800	431.3800	431.3800	111
Land100%	2371030	2593370	2593370	2593370	2593380
Bldg100%	157890	176260	176260	176260	176270
Totl100%	2528910t	2769630t	2769630t	2769630t	2769650t
Cauv100%	593110	1093260	1093260	1093260	1093270
Tax Value:					
Land 35%	207590	382640	382640	382640	907680
Bldg 35%	55260	61690	61690	61690	61690
Totl 35%	262850t	444330t	444330t	444330t	969380t
Hmstd35%	55810	60250	60250	60250	
Owner Oc	52.60	51.66	51.60	51.46	hmstd 10500 1 49750 b
Hmstd RB					
Net Tax	11966.12	17734.34	18792.52	18665.38	
Cauv Sav	28453.04	21016.72	22267.06	22116.68	
Sp-Asmnt	1326.64	1413.82	1526.72	2115.56	

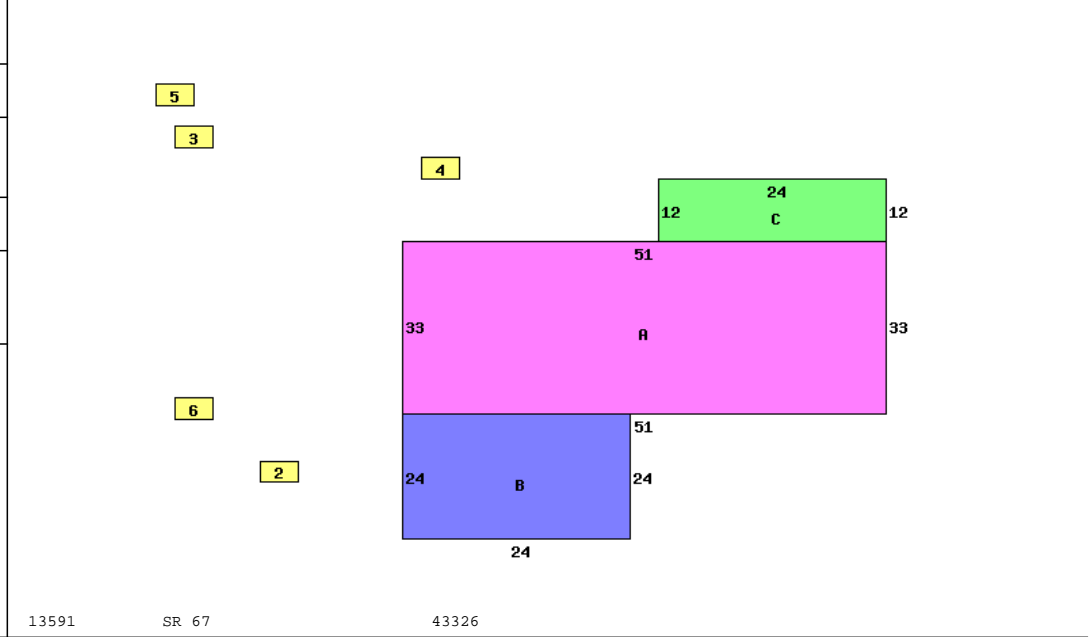
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	B/C	M		1683		b	GRAGE
	B2	G		576	16130	c	PORCH
	EFB	F		288	11520		

#: 33, 34, L/W
040100330000 204.88a
040100340000 150.61a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
360	4	2021-08-19	A MARTIN FARMS LLC		0	2371030	157890
209	4	2007-06-08	SORGEN ALESTIA R	4OC *	0	899430	116710
530	4	2004-08-24	SORGEN JEFFREY J & ALESI	4SD	365000	735260	109060
388	1	1992-04-30		1UN *	0	0	501630

Year	Land	Bldg	Total	Net Tax
2021	205770	55260	261030	11926.62
2020	205770	55260	261030	10318.22

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
138 CARMEAN - SCIOTO RIVER			XA/2025
269 SHEPHERD DITCH - SCIOTO RIVE			XA/2025
279 SILVER CREEK - SCIOTO RIVER			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



13591 SR 67 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	BRICK 1683 138780
Shingle	Subtotal	138780
	Roof	GABLE
Plaster/Drywall	X	Fireplaces 2000
Floor/Pine	X	Air Conditioning 3010
Floor/Carpet	X	Plumbing 3500
Number of Rooms	6	Garages and Carports 16130
Bedrooms	3	Extra Features 11520
		Total Value 174940
Fireplace		
Openings	1	PUB ELECTRIC
Stacks	1	PUB GAS
Central Heat	A	PRIV WATER
FORCED AIR		PRIV SEWER
Central A/C	A	PUB PAVED ST/RD
Plumbing		
Standard	1	Neighborhood:
Extra 3 Fixture	1	Code: 400
Extra 2 Fixture	1	Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B/C		1683		C	1974AV		174940	.35		142140
2 Shed	*SV 0	12X24	336			1920FR		200			200
3 Stable	F 0	34X36	1224		C	1970FR		18360	.70		5510
4 Poultry Ho	*SV	14X28	392			1940AV		200			200
5 Pole Build	1	120X50	6000		C	1982AV		72000	.65		25200
6 Pole Build		24X30	720		C	1979AV		8640	.65		3020

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	83.6879	6030	504640	2660	222610
C 2	BOB BLOUNT SILT LOAM, 2	47.6425	5770	274900	2360	112440
C 6	DEA DEL RAY SILT LOAM 0	19.5976	5880	115230	2370	46450
C 17	HKA HASKINS SILT LOAM 0	5.4619	5900	32230	2950	16110
C 19	KAB KENDALLVILLE SILT L	3.3537	5800	19450	2090	7010
C 20	KBA KIBBIE LOAM, 0-3% S	22.7978	6570	149780	3460	78880
C 24	MAB MARTINSVILLE LOAM,	65.0576	6110	397500	3080	200380
C 26	MF MILFORD SILTY CLAY	49.5778	6900	342090	3800	188400
C 39	PM PEWAMO SILTY CLAY L	32.5734	6490	211400	3560	115960
C 44	SA SARANAC SLTY CLAY L	15.7818	6390	100850	2770	43720
C 46	SKA SLEETH SILT LOAM, 0	4.5649	5880	26840	2970	13560
W 26	MF MILFORD SILTY CLAY	1.8991	5740	10900	1910	3630
670	HSITE HOMESITE	2.0000	15000	30000	15000	30000
C 51	WSTL WASTE LAND	8.2060	120	980	50	410
970	DROW DITCH RIGHT OF WAY	4.0100				
980	ROAD ROAD	5.5900				
C 24	MAB MARTINSVILLE LOAM,	.1797	6110	1100	230	40
C 20	KBA KIBBIE LOAM, 0-3% S	2.6583	6570	17470	230	610
C 26	MF MILFORD SILTY CLAY	8.6695	6900	59820	230	1990
C 44	SA SARANAC SLTY CLAY L	26.1447	6390	167060	230	6010
C 1	BOA BLOUNT SILT LOAM 0-	3.0684	6030	18500	230	710
C 2	BOB BLOUNT SILT LOAM, 2	5.5866	5770	32230	230	1290
C 24	MAB MARTINSVILLE LOAM,	.5100	6110	3120	230	120
C 39	PM PEWAMO SILTY CLAY L	3.6932	6490	23970	230	850
C 46	SKA SLEETH SILT LOAM, 0	2.4302	5880	14290	230	560
C 6	DEA DEL RAY SILT LOAM 0	6.6374	5880	39030	230	1530