BUCK TWP
RIDGEMONT SD 00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-050008.0000 AGR
O07 2025

sale

2022 SUTHERLAND ACRES LLC	2017-11-03	
2023 SUTHERLAND ACRES LLC	2017-11-03	
2024 SUTHERLAND ACRES LLC	2017-11-03	
2025 SUTHERLAND ACRES LLC	2017-11-03 10104 46.81A	
US 68	7QC	
	$0	

Eff Rate: – 46.89 — 39.00 — 41.37 — 41.16 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	46.8100	46.8100	46.8100	46.8100	
Land100%	227460	248570	248570	248570	248580
Bldg100%				0	
Totl100%	227460t	248570t	248570t	248570t	248580t
Cauv100%	48030	103030	103030	103030	103030
Tax Value:					
Land 35%	16810	36060	36060	36060	87000
Bldg 35%					0
Totl 35%	16810t	36060t	36060t	36060t	87000t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	718.54	1280.20	1366.06	1358.76	
Cauv Sav	2684.34	1808.48	1929.74	1919.42	
Sp-Asmnt	14.90	14.90	43.40	46.77	

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
487	7	2017-11-03	SUTHERLAND ACRES LLC	7QC	*	0	153090	0
486	7	2017-11-03	SUTHERLAND ACRES LLC	7WD	*	0	153090	0
25	7	2017-01-20	BARACH TAMARA ETAL	7AF	*	0	153090	0
24	7	2017-01-20	BARACH TAMARA ETAL	7AF	*	0	153090	0
254	6	2005-07-14	SUTHERLAND IMOGENE ETAL	6QC	*	0	65660	0
215	6	2000-05-25	SUTHERLAND IMOGENE ETAL	6CT	*	0	59200	0
2	6	1998-01-02	SUTHERLAND NEIL	6QC	*	0	44490	0
169	1	1993-03-10	SUTHERLAND IMOGENE	1FD	*	35200	0	36000
720	1	1992-07-31		1WD		37250	0	36000

Year	Land	Bldg	Total	Net Tax
2021	16810	0	16810	731.18
2020	16810	0	16810	732.36

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
279 SILVER CREEK - SCIOTO RIVER	XA/2025			
333 TAYLOR CREEK #1096 - SCIOTO	XA/2025			

US 68

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 400
Dwl/Gar/NC% 1.2500

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	3.2138	6030	19380	2660	8550
C 2	BOB	BLOUNT SILT LOAM, 2	22.5399	5770	130060	2360	53190
C 14	GWB	GLYNWOOD SILT LOAM	2.9007	5400	15660	1750	5080
C 15	GYB2	GLYNWOOD CLAY LOAM	6.2901	5020	31580	1230	7740
C 39	PM	PEWAMO SILTY CLAY L	7.9965	6490	51900	3560	28470
980	ROAD	ROAD	3.8690				
			46.81		248580	(100%)	103030
					87000	(35%)	36060

CAUV # 4135

Call Back: Sign: PSN Date: 2015-08-06 Lister:

05-050008.0000-v082020R