

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-050019.0000
C12

AGR
2025

sale

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

2022 PLEASANT KEVIN	2020-09-17		
2023 PLEASANT KEVIN	2020-09-17		
2024 PLEASANT KEVIN	2020-09-17		
2025 TROYER SAM ETAL	2024-08-15	10104	23.471A
TR 180	2SD		
	\$258,000		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	100	110	110	110
Acres	23.4710	23.4710	23.4710	23.4710	
Land100%	96660	96660	108200	108200	108200
Bldg100%					0
Totl100%	96660t	96660t	108200t	108200t	108200t
Cauv100%	18660	105630	28740	28740	28730
Tax Value:					
Land 35%	6530	36970	10060	10060	37870
Bldg 35%					0
Totl 35%	6530t	36970t	10060t	10060t	37870t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	279.12	4845.92	381.12	379.08	
	1166.92		1053.50	1047.88	
Sp-Asmnt	11.40	11.40	36.09	36.09	

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Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
340	1	2024-08-15	TROYER SAM ETAL	2SD	258000	105630	0
419	2	2020-09-17	PLEASANT KEVIN	2WD	133784	112770	0
420	2	2019-09-20	CORDELL TODD & LANAY	2ED	575000	112770	0
68	2	2011-02-17	BURNETT JODY	2WD	296000	47170	0
155	2	2009-05-22	MOORE VIRGINIA ANN	2CT *	0	47170	0
258	2	2007-07-13	MOORE VIRGINIA ANN ETAL	2WD *	0	54860	35690
875	2	1994-09-23	MOORE VIRGINIA ANN ETAL	2UN *	0	0	46710
50	1	1992-01-17		1UN *	0	0	52110

Year	Land	Bldg	Total	Net Tax
2021	6530	0	6530	284.02
2020	6530	0	6530	284.48

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
333 TAYLOR CREEK #1096 - SCIOTO XA/2025
ben acres / % factor

TR 180 43326

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-	2.1850	6030	13180	2660	5810
C 10	FOB FOX SILT LOAM, 2-6%	.2600	5400	1400	1260	330
C 11	FPC2 FOX CLAY LOAM, 6-12%	11.6520	4370	50920	350	4080
C 16	GVC2 GLYNWOOD CLAY LOAM	3.1530	4750	14980	1050	3310
C 52	PKA PEWAMO SICL 0-1% SL	4.2030	6490	27280	3560	14960
W 11	FPC2 FOX CLAY LOAM, 6-12%	1.0380	420	440	230	240
980	ROAD ROAD	.9800				

23.471 108200 (100%) 28730 CAUV # 2960
37870 (35%) 10060
Call Back: Sign: PSN Date: 2015-07-23 Lister: 05-050019.0000-v082020R