

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-140003.0000
F01

AGR
2025

sale

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

| | | | | |
|-------------------------------------|------------|-------|--------|--|
| 2022 DJ WAGNER ACRES LLC A | 2013-09-04 | | | |
| 2023 DJ WAGNER ACRES LLC A | 2013-09-04 | | | |
| 2024 DJ WAGNER ACRES LLC A | 2013-09-04 | | | |
| 2025 DJ WAGNER ACRES LLC AND TR 180 | 2013-09-04 | 10171 | 49.19A | |
| | | 19 | | |
| | | \$0 | | |

| | | | | | |
|----------|---------|---------|---------|---------|---------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 110 | 110 | 110 | 110 | 110 |
| Acres | 49.1900 | 49.1900 | 49.1900 | 49.1900 | |
| Land100% | 272860 | 298140 | 298140 | 298140 | 298130 |
| Bldg100% | | | | | 0 |
| Totl100% | 272860t | 298140t | 298140t | 298140t | 298130t |
| Cauv100% | 73260 | 141490 | 141490 | 141490 | 141490 |

| | | | | |
|------------------------------------|------------|--|--|-----|
| 2026 MCCULLOUGH MARK & RUTH TR 180 | 2025-10-10 | | | 3SD |
|------------------------------------|------------|--|--|-----|

| | | | | | |
|------------|---------|---------|---------|---------|---------|
| Tax Value: | | | | | |
| Land 35% | 25640 | 49520 | 49520 | 49520 | 104350 |
| Bldg 35% | | | | | 0 |
| Totl 35% | 25640t | 49520t | 49520t | 49520t | 104350t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 1095.96 | 1758.06 | 1875.96 | 1865.92 | |
| Cauv Sav | 2986.12 | 1946.58 | 2077.12 | 2066.02 | |
| Sp-Asmnt | 158.51 | 210.67 | 228.69 | 228.69 | |

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|-------------------------|---------------|--------|---------|---------|
| 454 | 3 | 2025-10-10 | MCCULLOUGH MARK & RUTH | 3SD | 887750 | 298140 | 0 |
| 413 | 19 | 2013-09-04 | DJ WAGNER ACRES LLC AND | 19 * | 0 | 156170 | 0 |
| 412 | 19 | 2013-09-04 | DJ WAGNER ACRES LLC | 19 * | 0 | 156170 | 0 |
| 457 | 2 | 2012-10-05 | WAGNER DANIEL J TRUSTEE | 2WD | 562383 | 156170 | 0 |
| 497 | 4 | 2011-12-09 | SCHARF FARM LLC | 4QC * | 0 | 156170 | 0 |
| 496 | 4 | 2011-12-09 | SCHARF TIMOTHY TRUSTEE | 4QC * | 0 | 156170 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|------|-------|------|-------|---------|
| 2021 | 25640 | 0 | 25640 | 1115.26 |
| 2020 | 25640 | 0 | 25640 | 1117.02 |

| Project | ben acres | / % | factor |
|----------------------------------|-----------|-----|---------|
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 152 ELSASSER - SCIOTO RIVER DIST | | | XA/2025 |
| 172 LINKE #963 | | | XA/2025 |
| 245 JOHNSTON DITCH SCIOTO RIVER | | | XA/2025 |
| 346 GANDER RUN-SCIOTO RIVER | | | XA/2025 |

TR 180

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- | 19.8844 | 6030 | 119900 | 2660 | 52890 |
| C 2 | BOB BLOUNT SILT LOAM, 2 | 7.5696 | 5770 | 43680 | 2360 | 17860 |
| C 14 | GWB GLYNWOOD SILT LOAM | 2.3977 | 5400 | 12950 | 1750 | 4200 |
| C 39 | PM PEWAMO SILTY CLAY L | 18.6574 | 6490 | 121090 | 3560 | 66420 |
| W 1 | BOA BLOUNT SILT LOAM 0- | .1371 | 3610 | 490 | 770 | 110 |
| C 51 | WSTL WASTE LAND | .1511 | 120 | 20 | 50 | 10 |
| 980 | ROAD ROAD | .3927 | | | | |

49.19 298130 (100%) 141490 CAUV # 2543
104350 (35%) 49520

Call Back:

Sign: PSN Date: 2015-08-05 Lister:

05-140003.0000-v082020R