

DUDLEY TWP
KENTON SD

00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-210004.0000
J04

AGR
2025

sale

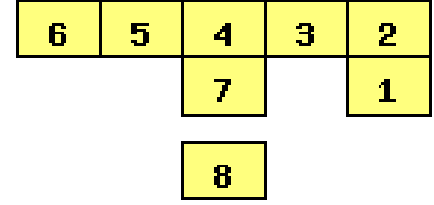
Eff Rate:- 50.85 — 45.71 — 48.08 — 47.49 — a/r

2022 OHIO FRESH EGGS LLC	2004-02-17
2023 OHIO FRESH EGGS LLC	2004-02-17
2024 OHIO FRESH EGGS LLC	2004-02-17
2025 OHIO FRESH EGGS LLC	2004-02-17 SE 1/4 SE 1/4 S1 40.00A
12521 CR 255	7WD
LARUE OH 43332	\$19,921,902

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	40.0000	40.0000	40.0000	40.0000	340740
Land100%	300260	340740	340740	340740	340740
Bldg100%	1806110	1853710	1853710	1853710	1853700
Totl100%	2106370t	2194460t	2194460t	2194460t	2194440t
Cauv100%	237460	276340	276340	276340	276330
Tax Value:					
Land 35%	83110	96720	96720	96720	119260
Bldg 35%	632140	648800	648800	648800	648800
Totl 35%	715250t	745520t	745520t	745520t	768050t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	33642.02	31498.10	33265.72	32836.48	
Cauv Sav	1033.84	952.32	1005.78	992.78	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
83	7	2004-02-17	OHIO FRESH EGGS LLC	7WD	19921902	119940	2727060
237	1	1997-05-01	POHLMAN ANTON	1QC	35000	40890	0
123	1	1995-02-15	POHLMANN MARCUS	1WD	30000	27600	0
288	1	1991-04-29		1UN *	30000	35510	0
568	0	1988-07-26		*	0	0	35510
64	0	1987-02-02		*	0	0	82000
679	0	1986-08-26		*	0	0	82000

Year	Land	Bldg	Total	Net Tax
2021	83110	632140	715250	33854.62
2020	83110	790170	873280	35947.24



12521 CR 255 43332

PUB ELECTRIC
PUB PAVED ST/RD

Neighborhood:
Code: 1000
Dwl/Gar/NC% 1.1900

Bldg	Type	SHB+Cons	DixHt	Area	Unit	Rate	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
			FtxPt					Value		Value	Dpr	Dpr	Value
1	PUMP HSE		24X32	768	30.00		C	2003AV		23040	.55	.20	8290
2	Poultry Ho	5	507X68	34476	25.00		C	2003AV		861900	.50	.20	344760
3	Poultry Ho	5	507X68	34476	25.00		C	2003AV		861900	.50	.20	344760
4	Poultry Ho	5	507X68	34476	25.00		C	2003AV		861900	.50	.20	344760
5	Poultry Ho	5	507X68	34476	25.00		C	2003AV		861900	.50	.20	344760
6	Poultry Ho	5	507X68	34476	25.00		C	2003AV		861900	.50	.20	344760
7	Paving			90200	3.00		C	2003AV		270600	.50	.20	108240
8	FENCE 6'			3160	11.75		C	2003AV		37130	.55	.20	13370

Tab #	S	O	I	L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 14	GWB	GLYNWOOD	SILT	LOAM	5.0839	5400	27450	1750	8900
C 15	GYB2	GLYNWOOD	CLAY	LOAM	8.4869	5020	42600	1230	10440
W 2	BOB	BLOUNT	SILT	LOAM, 2	4.1550	3130	13010	470	1950
W 15	GYB2	GLYNWOOD	CLAY	LOAM	1.6520	1830	3020	230	380
980	ROAD	ROAD			.6222				
801	OS	SECONDARY			12.0900	11250	136010	11250	136010
800	OS	PRIMARY			7.9100	15000	118650	15000	118650

40 340740 (100%) 276330 CAUV # 3268
119260 (35%) 96720

Call Back: Sign: PSN Date: 2015-02-11 Lister: 10-210004.0000-v082020R