

DUDLEY TWP
KENTON SD

00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-240001.0000
K55

AGR
2025

sale

2022 CHIMNEY ROCK FARMS LL	2010-07-20
2023 CHIMNEY ROCK FARMS LL	2010-07-20
2024 CHIMNEY ROCK FARMS LL	2010-07-20
2025 CHIMNEY ROCK FARMS LLC	2010-07-20 PT W 1/2 S4 120.00A
TR 215	2QC
	\$0

Eff Rate:-	50.85	45.71	48.08	47.49	a/r
Tax Year	2022	2023	2024	2025	2025
Prop Cls	110	110	110	110	110
Acres	120.0000	120.0000	120.0000	120.0000	120.0000
Land100%	655710	716430	716430	716430	329600
Bldg100%					0
Totl100%	655710t	716430t	716430t	716430t	329600t
Cauv100%	167860	329600	329600	329600	329590
Tax Value:					
Land 35%	58750	115360	115360	115360	115360
Bldg 35%					
Totl 35%	58750t	115360t	115360t	115360t	115360t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2763.32	4873.94	5147.48	5081.04	5081.04
Cauv Sav	8031.28	5720.22	6041.20	5963.26	5963.26
Sp-Asmnt	81.62	152.44	160.92	195.42	195.42

102400020000	40.00a						
102400030000	40.00a						
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
280	2	2010-07-20	CHIMNEY ROCK FARMS LLC	2QC *	0	260540	0
14	2	2003-01-09	PFEIFFER WILLIAM W & BEV	2FD	398000	194660	0
Year	Land	Bldg	Total	Net Tax			
2021	59340	0	59340	2808.72			
2020	58780	0	58780	2419.60			
p r o j e c t					ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY					XA/2025		
158 LAUBIS - SCIOTO RIVER					XA/2025		
178 MORRIS - TYMOCHTEE CHEEK					XA/2025		

TR 215

PUB ELECTRIC
PUB PAVED ST/RD
Topo: ROLLING

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

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	46.6066	6030	281040	2660	123970
C 2	BOB BLOUNT SILT LOAM, 2	35.3693	5770	204080	2360	83470
C 39	PM PEWAMO SILTY CLAY L	33.8331	6490	219580	3560	120450
W 1	BOA BLOUNT SILT LOAM 0-	.4983	3610	1800	770	380
W 39	PM PEWAMO SILTY CLAY L	.6530	5370	3510	1670	1090
980	ROAD ROAD	2.0397				
C 39	PM PEWAMO SILTY CLAY L	.8882	6490	5760	230	200
C 2	BOB BLOUNT SILT LOAM, 2	.1118	5770	650	230	30

120 716420 (100%) 329590 CAUV # 3614
250750 (35%) 115360

Call Back: Sign: PSN Date: 2015-01-29 Lister: 10-240001.0000-v082020R