DUDLEY TWP
ELGIN SD 00120

Hardin County, Ohio
Michael T. Bacon, Auditor

13-060024.0000 AGR
B16 2025

sale

2022	CHIMNEY ROCK FARMS LL	2016-12-19
2023	CHIMNEY ROCK FARMS LL	2016-12-19
2024	CHIMNEY ROCK FARMS LL	2016-12-19
2025	CHIMNEY ROCK FARMS LLC	2016-12-19 12345 72.989A
	CR 200	6FD
		$1,392,000

Eff Rate: – 50.06 — 47.81 — 50.17 — 43.00 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	72.9890	72.9890	72.9890	72.9890	
Land100%	396310	433060	433060	433060	433070
Bldg100%				0	
Totl100%	396310t	433060t	433060t	433060t	433070t
Cauv100%	97170	196510	196510	196510	196510
Tax Value:					
Land 35%	34010	68780	68780	68780	151570
Bldg 35%					0
Totl 35%	34010t	68780t	68780t	68780t	151570t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1552.20	2997.32	3160.40	2714.46	
Cauv Sav	4778.46	3607.80	3804.14	3267.40	
Sp-Asmnt	287.66	287.66	287.66	82.18	

130800300000 17.748a

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
569	6	2016-12-19	CHIMNEY ROCK FARMS LLC	6FD		1392000	284140	0
491	6	2016-12-13	HEISEL MIRIAM M	6CT	*	0	284140	0
788	4	1997-12-31	HEISEL DWIGHT R & MIRIAM	4WD		230276	63290	0
558	4	1996-12-13	NEISWANDER HOBERT H & CA	4UN	*	0	63290	0
581	1	1991-07-23		1UN	*	0	0	49510

Year	Land	Bldg	Total	Net Tax
2021	34010	0	34010	1622.56
2020	34010	0	34010	1626.76

p r o j e c t		ben acres	/ %	factor
146 JONES - SCIOTO RIVER	XA/2025			

CR 200

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-	16.3342	6030	98500	2660	43450
C 2	BOB	BLOUNT SILT LOAM, 2	30.3338	5770	175030	2360	71590
C 39	PM	PEWAMO SILTY CLAY L	20.9586	6490	136020	3560	74610
W 1	BOA	BLOUNT SILT LOAM 0-	.8868	3610	3200	770	680
W 2	BOB	BLOUNT SILT LOAM, 2	.2736	3130	860	470	130
W 39	PM	PEWAMO SILTY CLAY L	3.6230	5370	19460	1670	6050
980	ROAD	ROAD	.5790				
			72.989		433070	(100%)	196510
					151570	(35%)	68780

CAUV # 3614

Call Back: Sign: PSN Date: 2015-02-09 Lister: 13-060024.0000-v082020R