

GOSHEN TWP
KENTON SD

00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-030010.0000
A28

AGR
2025

sale

2022 WATKINS FARMLAND STEW
2023 WATKINS FARMLAND STEW
2024 WATKINS FARMLAND STEW
2025 WATKINS FARMLAND STEWAR
TR 90

2012-12-20
2012-12-20
2012-12-20
2012-12-20 PT E2 SW4; SW4 SE4 PT E2
17 SE4 SW4 S7 211.147A
\$0

Eff Rate:- 51.44 — 44.77 — 47.15 — 46.85 — a/r

Tax Year 2022 2023 2024 2025
Prop Cls 110 110 110 110
Acres 211.1470 211.1470 211.1470 211.1470
Land100% 1180800 1290340 1290340 1290340
Bldg100% 0 0 0 0
Totl100% 1180800t 1290340t 1290340t 1290340t
Cauv100% 326830 621460 621460 621460
Tax Value:
Land 35% 114390 217510 217510 217510
Bldg 35% 0 0 0 0
Totl 35% 114390t 217510t 217510t 217510t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 5431.32 8963.28 9481.22 9418.86
Cauv Sav 14191.50 9647.32 10204.78 10137.70
Sp-Asmnt 3.13 23.13 3.13 3.13

CAMA
110
1290340
1290340t
621470

451620
0
451620t

2012 duplicate combined parcels
140300090000 55.00a
140300110000 51.129a
140300130000 15.00a
140300140000 52.371a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
511	17	2012-12-20	WATKINS FARMLAND STEWARDS	17 *	0	663630	0
682	13	1985-07-26	WATKINS FARM AN OHIO PAR	0C *	0	36400	0
727	1	1993-08-11	WATKINS HOWARD JR ETAL	1WD *	5000	72000	0
1010	1	1990-12-14		1UN *	92000	0	84710
1009	1	1990-12-14		1UN *	0	0	84710
415	0	1988-06-06		*	185000	0	84710
8	0	1986-01-06		*	0	0	169200

Year	Land	Bldg	Total	Net Tax
2021	114390	0	114390	5450.60
2020	114390	0	114390	4747.10

p r o j e c t		ben acres	/ %	factor
240	FEWELL - TYMOCHTEE CREEK		XA/2025	

TR 90

PUB PAVED ST/RD

Neighborhood:
Code: 1400
Dwl/Gar/NC% 1.2400

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	40.2215	6030	242540	2660	106990
C 2	BOB BLOUNT SILT LOAM, 2	22.2716	5770	128510	2360	52560
C 6	DEA DEL RAY SILT LOAM 0	22.7838	5880	133970	2370	54000
C 12	FUA FULTON SILT LOAM 0-	7.2893	5240	38200	1770	12900
C 20	KBA KIBBIE LOAM, 0-3% S	4.3519	6570	28590	3460	15060
C 26	MF MILFORD SILTY CLAY	31.9727	6900	220610	3800	121500
C 39	PM PEWAMO SILTY CLAY L	68.1874	6490	442540	3560	242750
C 51	WSTL WASTE LAND	1.5000	120	180	50	80
W 1	BOA BLOUNT SILT LOAM 0-	.8166	3610	2950	770	630
W 26	MF MILFORD SILTY CLAY	6.2705	5740	35990	1910	11980
W 39	PM PEWAMO SILTY CLAY L	1.6593	5370	8910	1670	2770
980	ROAD ROAD	2.7501				
C 26	MF MILFORD SILTY CLAY	.9582	6900	6610	230	220
C 39	PM PEWAMO SILTY CLAY L	.1141	6490	740	230	30

211.147	1290340	(100%)	621470	CAUV # 3797
	451620	(35%)	217510	

Call Back: Sign: PSN Date: 2015-04-30 Lister: 14-030010.0000-v082020R