

GOSHEN TWP
KENTON SD

00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-040008.0000
A55

AGR
2025

sale

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

2022 CHIMNEY ROCK FARMS LL	2015-09-21
2023 CHIMNEY ROCK FARMS LL	2015-09-21
2024 CHIMNEY ROCK FARMS LL	2015-09-21
2025 CHIMNEY ROCK FARMS LLC	2015-09-21 PT E2 SW4 S8 96.03A
TR 90	1WD
	\$679,785

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	96.0300	96.0300	96.0300	96.0300	
Land100%	542000	592140	592140	592140	592140
Bldg100%					0
Totl100%	542000t	592140t	592140t	592140t	592140t
Cauv100%	160970	297970	297970	297970	297970
Tax Value:					
Land 35%	56340	104290	104290	104290	207250
Bldg 35%					0
Totl 35%	56340t	104290t	104290t	104290t	207250t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2675.06	4297.64	4545.98	4516.10	
Cauv Sav	6332.02	4242.82	4488.00	4458.48	
Sp-Asmnt	4.17	8.17	509.61	509.61	

140400090000 20.00a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
480	1	2015-09-21	CHIMNEY ROCK FARMS LLC	1WD	679785	387340	0
172	1	2010-04-22	MCCULLOUGH MARK & RUTH	1WD	326400	226600	0
236	1	2000-06-06	MCCULLOUGH NORMA ETAL	1CT *	0	152710	0

Year	Land	Bldg	Total	Net Tax
2021	56340	0	56340	2684.56
2020	56340	0	56340	2338.06

p r o j e c t		ben acres	/ %	factor
240	FEWELL - TYMOCHTEE CREEK			XA/2025
250	PFEIFFER DITCH TYMOCHTEE CRE			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-	37.2284	6030	224490	2660	99030
C 2	BOB BLOUNT SILT LOAM, 2	.3992	5770	2300	2360	940
C 39	PM PEWAMO SILTY CLAY L	54.9371	6490	356540	3560	195580
W 1	BOA BLOUNT SILT LOAM 0-	.7544	3610	2720	770	580
W 2	BOB BLOUNT SILT LOAM, 2	.1043	3130	330	470	50
W 39	PM PEWAMO SILTY CLAY L	1.0735	5370	5760	1670	1790
980	ROAD ROAD	1.5331				

96.03 592140 (100%) 297970 CAUV # 3614
207250 (35%) 104290

Call Back:

Sign: PSN Date: 2015-04-30 Lister:

14-040008.0000-v082020R