

GOSHEN TWP  
KENTON SD

00130

Hardin County, Ohio  
Michael T. Bacon, Auditor

14-110006.0000  
B17

AGR  
2025

sale

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

2022 CHIMNEY ROCK FARMS LL	2019-09-25	
2023 CHIMNEY ROCK FARMS LL	2019-09-25	
2024 CHIMNEY ROCK FARMS LL	2019-09-25	
2025 CHIMNEY ROCK FARMS LLC	2019-09-25 NE 1/4 SE 1/4 S20	40.00A
TR 215	2WD	
	\$818,489	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	40.0000	40.0000	40.0000	40.0000	
Land100%	213660	233430	233430	233430	233430
Bldg100%					0
Totl100%	213660t	233430t	233430t	233430t	233430t
Cauv100%	58890	112340	112340	112340	112330
Tax Value:					
Land 35%	20610	39320	39320	39320	81700
Bldg 35%					0
Totl 35%	20610t	39320t	39320t	39320t	81700t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	978.58	1620.32	1713.94	1702.68	
Cauv Sav	2572.04	1746.42	1847.34	1835.18	
Sp-Asmnt			438.33	175.34	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
428	2	2019-09-25	CHIMNEY ROCK FARMS LLC	2WD	818489	217060	0
458	2	2018-11-13	MILLER KAY TRUSTEE	2WD *	0	217060	0
606	2	2012-12-31	MILLER PAUL H TRUSTEE	2WD *	0	126140	0
169	2	2006-04-12	MILLER KAY TRUSTEE	2AF *	0	83340	0
178	2	2005-05-13	MILLER KAY TRUSTEE & SUC	2QC *	0	67940	0
614	2	1994-07-11	MILLER KAY & PFEIFFER VA	2QC *	0	0	37800

Year	Land	Bldg	Total	Net Tax
2021	21010	0	21010	1001.10
2020	21010	0	21010	871.90

Project	ben acres	/ %	factor
362 SANDERS DITCH-TYMOCHTEE			XA/2025
387 SANDERS DITCH			XA/2024

TR 215

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-	16.5554	6030	99830	2660	44040
C 2	BOB BLOUNT SILT LOAM, 2	6.1908	5770	35720	2360	14610
C 39	PM PEWAMO SILTY CLAY L	15.0666	6490	97780	3560	53640
C 51	WSTL WASTE LAND	.8500	120	100	50	40
980	ROAD ROAD	.7672				
970	DROW DITCH RIGHT OF WAY	.5700				

40 233430 (100%) 112330 CAUV # 3614  
81700 ( 35%) 39320

Call Back: Sign: PSN Date: 2015-05-06 Lister: 14-110006.0000-v082020R