

GOSHEN TWP
RIVERDALE SD

00140

Hardin County, Ohio
Michael T. Bacon, Auditor

15-010003.0000
A12

AGR
2024

sale

2021 CHIMNEY ROCK FARMS LL
2022 CHIMNEY ROCK FARMS LL
2023 CHIMNEY ROCK FARMS LL
2024 CHIMNEY ROCK FARMS LLC
TR 74

2014-11-26
2014-11-26
2014-11-26
2014-11-26 PT E 1/2 NE 1/4 SEC 5
1WD 70.00A
\$420,000

Eff Rate:- 44.04 — 40.56 — 35.00 — 37.38 — a/r

Tax Year 2021 2022 2023 2024
Prop Cls 110 110 110 110
Acres 70.0000 70.0000 70.0000 70.0000
Land100% 331970 331970 362710 362710
Bldg100% 0 0 0 0
Totl100% 331970t 331970t 362710t 362710t
Cauv100% 64630 64630 144430 144430
Tax Value:
Land 35% 22620 22620 50550 50550
Bldg 35% 0 0 0 0
Totl 35% 22620t 22620t 50550t 50550t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 907.78 836.88 1610.66 1731.14
Cauv Sav 3755.18 3461.80 2434.32 2616.38
Sp-Asmnt 3.00 3.00 7.00 3.00

CAMA
110
362700
362700t
144420

Sale# #p sale date To
533 1 2014-11-26 CHIMNEY ROCK FARMS LLC
276 1 2014-06-02 HOLBROOK PEGGY E ETAL
115 1 2014-03-10 HOLBROOK PEGGY E ETAL
56 1 1996-01-30 FAGAN JEROME
1156 3 1992-12-18
276 0 1986-04-25

Type/Invalid?
1WD *
1AF *
1WD *
1WD *
3CT *

Sale\$ co:land co:bldg
420000 238290 0
0 182090 0
0 182090 0
65000 54910 0
0 0 68600
0 0 129510

Year Land Bldg Total Net Tax
2020 22620 0 22620 910.08
2019 41610 0 41610 1568.76

p r o j e c t ben acres / % factor
240 FEWELL - TYMOCHTEE CREEK XA/2024

TR 74

PUB PAVED ST/RD
Topo: ROLLING

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-	6.5288	6030	39370	2660	17370
C 2	BOB BLOUNT SILT LOAM, 2	17.5072	5770	101020	2360	41320
C 12	FUA FULTON SILT LOAM 0-	14.3472	5240	75180	1770	25400
C 13	FUB FULTON SILT LOAM, 2	6.3627	5020	31940	1490	9480
C 14	GWB GLYNWOOD SILT LOAM	.1548	5400	840	1750	270
C 22	LE LATTY SILTY CLAY	.4875	6110	2980	2660	1300
C 39	PM PEWAMO SILTY CLAY L	7.9449	6490	51560	3560	28280
C 44	SA SARANAC SLTY CLAY L	5.7551	6390	36780	2770	15940
W 12	FUA FULTON SILT LOAM 0-	4.9297	1760	8680	230	1130
W 14	GWB GLYNWOOD SILT LOAM	.6412	2830	1810	750	480
W 39	PM PEWAMO SILTY CLAY L	1.2945	5370	6950	1670	2160
W 44	SA SARANAC SLTY CLAY L	1.4355	3840	5510	880	1260
C 51	WSTL WASTE LAND	.6604	120	80	50	30
980	ROAD ROAD	1.9505				

70 362700 (100%) 144420 CAUV # 3614
126950 (35%) 50550

Call Back: Sign: PSN Date: 2015-04-30 Lister: 15-010003.0000-v082020R