

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-010059.0000
E10

AGR
2025

sale

Eff Rate:- 47.75 — 40.86 — 41.23 — 40.16 — a/r

2022 LETT GIRLS FARM LLC	2017-10-03			
2023 LETT GIRLS FARM LLC	2017-10-03			
2024 LETT GIRLS FARM LLC	2017-10-03			
2025 LETT GIRLS FARM LLC	2017-10-03	10665-6	4.007A	
SR 292	5WD			
	\$0			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	4.0070	4.0070	4.0070	4.0070	
Land100%	14830	16230	16230	16230	16220
Bldg100%	11200	16800	16800	16800	16800
Totl100%	26030t	33030t	33030t	33030t	33020t
Cauv100%	1340	4660	4660	4660	4650
Tax Value:					
Land 35%	470	1630	1630	1630	5680
Bldg 35%	3920	5880	5880	5880	5880
Totl 35%	4390t	7510t	7510t	7510t	11560t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	191.16	280.30	283.08	275.36	
Cauv Sav	205.52	151.18	152.66	148.50	
Sp-Asmnt	2.20	2.20	7.04	7.04	

Brandy Lyn & Rebecca Kaye Ross Trust 1/2 int each

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
436	5	2017-10-03	LETT GIRLS FARM LLC	5WD *	0	11140	14510
264	5	2010-07-14	LETT GIRLS FARM LLC	5WD *	0	5600	0
200	6	2009-07-08	TEMPLE ROBERT L TRUSTEE E	6CT *	0	5600	0
98	0	1986-02-12		*	0	0	8000

Year	Land	Bldg	Total	Net Tax
2021	470	3920	4390	192.84
2020	470	3920	4390	193.12

Project: 902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor



SR 292

PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1600
Dwl/Gar/NC% 1.3100

Bldg Type	SHB+Cons	DixHt	FtxFt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 Pole Build		1	100X40	4000		C	1972AV		48000	.65		16800
2 FENCE	*NV			400			1965		0			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv						
C 2	BOB BLOUNT SILT LOAM, 2	.2844	5770	1640	2360	670						
C 14	GWB GLYNWOOD SILT LOAM	.7577	5400	4090	1750	1330						
W 2	BOB BLOUNT SILT LOAM, 2	1.2668	3130	3970	470	600						
W 8	EE EEL SILT LOAM, OCCA	.3252	3990	1300	1460	480						
W 14	GWB GLYNWOOD SILT LOAM	.0176	2830	50	750	10						
W 16	GWC2 GLYNWOOD CLAY LOAM	.2161	1460	320	230	50						
W 39	PM PEWAMO SILTY CLAY L	.9039	5370	4850	1670	1510						
980	ROAD ROAD	.2353										

4.007 16220 (100%) 4650 CAUV # 3654
5680 (35%) 1630