HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-060013.0000 AGR
C45 2026

sale

2023 MILLER KEVIN A	2022-09-09					
2024 MILLER KEVIN A	2022-09-09					
2025 MILLER KEVIN A	2022-09-09					
2026 MILLER KEVIN A	2022-09-09	10176	10180	108.037A		
18944 TR 197	1TD					
	$620,000					
MT VICTORY OH 43340						

Eff Rate:- 40.86 41.23 40.16 40.16 a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	199	199	110	110	0	110	110	110
Acres	92.9690	92.9690	108.0370	108.0370	108.0370			
Land100%	389770	389770	438690	438690		438690	636200	636210
Bldg100%	15600	15600		0			17510	17510
Totl100%	405370t	405370t	438690t	438690t		438690t	653710t	653720t
Cauv100%	70970	70970	77260	77260		438690	636200	50170
Tax Value:								
Land 35%	24840	24840	27040	27040		27040	17560	222670
Bldg 35%	5460	5460					6130	6130
Totl 35%	30300t	30300t	27040t	27040t		27040t	23690t	228800t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1130.94	1142.14	991.44	991.44	991.44			
Cauv Sav	4861.72	4164.68	4206.00	4638.24				
Sp-Asmnt	3.00	9.88	15.88	15.88				

2025 COMBINED PARCELS
160800350000 15.068A

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
472	1	2022-09-09	MILLER KEVIN A	1TD	620000	353510	91740
576	1	2021-10-25	CRUSEY DOUGLAS J TRUSTEE	1FD	620000	353510	91740
96	1	2011-03-16	DICKINSON JANICE E	1AF *	0	152910	65370

Year	Land	Bldg	Total	Net Tax
2022	12790	32110	44900	1549.22
2021	12740	32110	44850	1560.60

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

1

18944 TR 197 43340

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1600
Dwl/Gar/NC% 1.6600

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Barn		64X48	3072		C	2026AV	36860	.05	.50	17510

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	2	BOB	BLOUNT SILT LOAM, 2	1.7781	8370	14880	2230	3970
C	8	EE	EEL SILT LOAM, OCCA	2.6188	8050	21080	2340	6130
C	9	FOA	FOX SILT LOAM 0-2%	.7117	8050	5730	1360	970
C	14	GWB	GLYNWOOD SILT LOAM	2.8303	7830	22160	1630	4610
C	16	GYC2	GLYNWOOD CLAY LOAM	3.4304	6890	23640	230	790
C	30	MRD2	MORLEY CLAY LOAM 12	5.3695	6770	36350	630	3380
C	31	MSC2	MORLEY-BELMORE CMPL	.8929	6670	5960	600	540
W	8	EE	EEL SILT LOAM, OCCA	20.0743	5790	116230	230	4620
W	14	GWB	GLYNWOOD SILT LOAM	2.9929	4100	12270	230	690
W	16	GYC2	GLYNWOOD CLAY LOAM	3.1947	2120	6770	230	740
W	30	MRD2	MORLEY CLAY LOAM 12	12.0894	610	7370	230	2780
C	51	WSTL	WASTE LAND	3.0690	170	520	50	150
	980	ROAD	ROAD	1.5000				
C	31	MSC2	MORLEY-BELMORE CMPL	6.2721	6670	41830	230	1440
C	2	BOB	BLOUNT SILT LOAM, 2	2.6112	8370	21860	230	600
C	8	EE	EEL SILT LOAM, OCCA	9.7344	8050	78360	230	2240
C	9	FOA	FOX SILT LOAM 0-2%	3.3231	8050	26750	230	760
C	14	GWB	GLYNWOOD SILT LOAM	14.3660	7830	112490	230	3300
C	30	MRD2	MORLEY CLAY LOAM 12	3.3152	6770	22440	230	760
C	1	BOA	BLOUNT SILT LOAM 0-	2.8890	8740	25250	2550	7370
C	16	GYC2	GLYNWOOD CLAY LOAM	4.9740	6890	34270	870	4330

108.037		636210	(100%)	50170
		222670	(35%)	17560

CAUV # 4483

Call Back: Sign: PSN Date: 2014-12-18 Lister:

16-060013.0000-v082020R