

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-080008.0000
B81

AGR
2024

sale

2021	BLACK JAMES L & KAREN	2010-04-20				
2022	BLACK JAMES L & KAREN	2010-04-20				
2023	BLACK JAMES L & KAREN	2010-04-20				
2024	BLACK JAMES L & KAREN L	2010-04-20	10180	10005	69.00A	
	SR 31					
		2WD				
		\$470,000				

Eff Rate:-	48.21	47.75	40.86	41.23	a/r	
Tax Year	2021	2022	2023	2024		CAMA
Prop Cls	110	110	110	110		110
Acres	69.0000	69.0000	69.0000	69.0000		
Land100%	265690	265690	290340	290340		290340
Bldg100%				0		
Totl100%	265690t	265690t	290340t	290340t		290340t
Cauv100%	35400	35400	96570	96570		96580
Tax Value:						
Land 35%	12390	12390	33800	33800		101620
Bldg 35%						0
Totl 35%	12390t	12390t	33800t	33800t		101620t
Hmstd35%						
Owner 0c						
Hmstd RB						
Net Tax	544.30	539.50	1261.58	1274.08		
Cauv Sav	3540.86	3509.68	2531.34	2556.46		
Sp-Asmnt	20.62	20.61	20.61	26.79		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
166	2	2010-04-20	BLACK JAMES L & KAREN L	2WD	470000	125860	770
491	3	2006-11-29	KINSLEY JANET K ETAL	3CT *	0	116340	770
244	2	2003-05-14	BLACK KATHRYN S	2AF *	0	98000	2000
812	1	1990-10-05		1UN *	0	0	62400

Year	Land	Bldg	Total	Net Tax
2020	12390	0	12390	545.04
2019	25920	0	25920	1062.56

p r o j e c t			ben acres		/ %	factor
902	MAIN DISTRICT CONSERVANCY		XA/2024			
500	HARDIN COUNTY LANDFILL		XA/2024			

SR 31

PUB PAVED ST/RD
Topo: ROLLING

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

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	.5349	6030	3230	2660	1420
C 2	BOB BLOUNT SILT LOAM, 2	13.2279	5770	76320	2360	31220
C 8	EE EEL SILT LOAM, OCCA	2.1005	5550	11660	2460	5170
C 14	GWB GLYNWOOD SILT LOAM	20.3731	5400	110010	1750	35650
C 16	GYC2 GLYNWOOD CLAY LOAM	7.3391	4750	34860	1050	7710
W 2	BOB BLOUNT SILT LOAM, 2	1.9450	3130	6090	470	910
W 8	EE EEL SILT LOAM, OCCA	7.3473	3990	29320	1460	10730
W 14	GWB GLYNWOOD SILT LOAM	2.0117	2830	5690	750	1510
W 16	GYC2 GLYNWOOD CLAY LOAM	8.6466	1460	12620	230	1990
W 30	MRD2 MORLEY CLAY LOAM 12	.8253	420	350	230	190
C 51	WSTL WASTE LAND	1.6090	120	190	50	80
980	ROAD ROAD	3.0396				

69	290340	(100%)	96580	CAUV # 880
101620	(35%)	33800		
Call Back:	Sign: PSN Date: 2014-12-05	Lister:		16-080008.0000-v082020R