HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-090002.0000 AGR
C113 2026

sale

2023	JEFFERS MATTHEW K & C	2017-09-22	
2024	JEFFERS MATTHEW K & C	2017-09-22	
2025	JEFFERS MATTHEW K & C	2017-09-22	
2026	JEFFERS MATTHEW K & CHR	2017-09-22	10577 116.72A
	TR 197	3FD	
		$263,448	

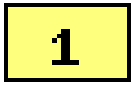
Eff Rate:- 40.86 41.23 40.16 40.16 a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	199	199
Acres	116.7200	116.7200	116.7200	116.7200	116.7200			
Land100%	698260	698260	698260	698260		698260	1012600	1012600
Bldg100%				0			244430	244420
Totl100%	698260t	698260t	698260t	698260t		698260t	1257030t	1257020t
Cauv100%	346690	346690	346690	346690		698260	1012600	333490
Tax Value:								
Land 35%	121340	121340	121340	121340		121340	116720	354410
Bldg 35%							85550	85550
Totl 35%	121340t	121340t	121340t	121340t		121340t	202270t	439960t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	4528.96	4573.90	4449.04	4449.04	4449.04			
Cauv Sav	6935.76	4592.78	4638.34	4511.76				
Sp-Asmnt	188.55	259.56	317.86	317.86				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
465	3	2017-09-22	JEFFERS MATTHEW K & CHRIS	3FD	263448	456170	0
600	4	1999-10-27	JEFFERS RUSSELL KENT TR	4QC *	0	134430	0
599	4	1999-10-27	JEFFERS JANET M TRUSTE	4QC *	0	134430	0

Year	Land	Bldg	Total	Net Tax
2022	64370	0	64370	2802.94
2021	64370	0	64370	2827.84

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
148	WILDCAT JT - SCIOTO RIVER	XA/2025		
149	RIDGEWAY JT - SCIOTO RIVER	XA/2025		



TR 197

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		64X335	21440		C	2023AV	257280	.05		244420

Tab	#		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	6.9042	8740	60340	2550	17610
C	2	BOB	BLOUNT SILT LOAM, 2	34.4800	8370	288600	2230	76890
C	28	MO	MONTGOMERY SILTY CL	18.2615	8530	155770	2890	52780
C	39	PM	PEWAMO SILTY CLAY L	53.9733	9410	507890	3450	186210
	980	ROAD	ROAD	3.1010				
				116.72		1012600	(100%)	333490
						354410	(35%)	116720

CAUV # 2130

Call Back: Sign: PSN Date: 2014-12-18 Lister: 16-090002.0000-v082020R