HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-100010.0000 AGR
A125 2026

sale

2023	RAM CREST FARMS INC	2019-06-11		
2024	RAM CREST FARMS INC	2019-06-11		
2025	MANNS BRADLEY G & LAU	2024-08-22		
2026	MANNS BRADLEY G & LAURI	2024-08-22 9960 10042	29.475A	
	CR 240	1WD		
		$340,000		

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	110	110
Acres	33.8190	33.8190	29.4750	29.4750	29.4750			
Land100%	141740	141740	121770	121770		121770	176540	176530
Bldg100%				0				
Totl100%	141740t	141740t	121770t	121770t		121770t	176540t	176530t
Cauv100%	51000	43290	43290	43290		121770	176540	30050
Tax Value:								
Land 35%	17850	15150	15150	15150		15150	10520	61790
Bldg 35%								0
Totl 35%	17850t	15150t	15150t	15150t		15150t	10520t	61790t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	666.24	571.08	555.48	555.48	555.48			
Cauv Sav	1693.00	1185.42	1298.96	1007.22				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
348	1	2024-08-22	MANNS BRADLEY G & LAURIE	1WD		340000	141740	0
238	3	2019-06-11	RAM CREST FARMS INC	3WD		986375	126860	0
519	3	2016-12-29	MOUSER JEFFREY L ETAL	3AF	*	0	93600	0
44	3	2014-02-03	MOUSER JEFFREY L & AMY E	3QC	*	0	79090	0
217	3	2011-06-08	MOUSER JEFFERY ETAL	3FD	*	0	79090	0
128	3	2010-04-09	MOUSER JEFFERY ETAL	3CT	*	0	58370	0
599	3	2004-12-29	DICK HENRY J & JEFFERY M	3AF	*	0	45630	0
597	3	2004-12-29	DICK HENRY J & JEFFERY M	3QC	*	0	45630	0
755	0	1987-09-10			*	0	0	22400

Year	Land	Bldg	Total	Net Tax
2022	6510	0	6510	283.48
2021	6510	0	6510	285.98

CR 240

PUB PAVED ST/RD
Topo: ROLLING

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

Tab	#		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	5.4971	8740	48040	2550	14020
C	2	BOB	BLOUNT SILT LOAM, 2	2.3735	8370	19870	2230	5290
C	14	GWB	GLYNWOOD SILT LOAM	4.4155	7830	34570	1630	7200
W	1	BOA	BLOUNT SILT LOAM 0-	.8281	5230	4330	230	190
W	2	BOB	BLOUNT SILT LOAM, 2	1.4842	4540	6740	230	340
W	8	EE	EEL SILT LOAM, OCCA	6.1129	5790	35390	230	1410
W	14	GWB	GLYNWOOD SILT LOAM	6.6834	4100	27400	230	1540
C	51	WSTL	WASTE LAND	1.1097	170	190	50	60
	980	ROAD	ROAD	.9706				
				29.475		176530	(100%)	30050
						61790	(35%)	10520

CAUV # 4709

Call Back: Sign: PSN Date: 2014-12-09 Lister:

16-100010.0000-v082020R