

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-150008.0000
A66

AGR
2025

sale

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

2022 PHS HERB FARMS LLC	2016-04-15		
2023 PHS HERB FARMS LLC	2016-04-15		
2024 PHS HERB FARMS LLC	2016-04-15		
2025 PHS HERB FARMS LLC	2016-04-15	12192 72.478A	
CR 245	4WD		
	\$0		

Tax Year	2022	2023	2024	2025	2025	
Prop Cls	110	110	110	110	110	CAMA
Acres	72.4780	72.4780	72.4780	72.4780	72.4780	110
Land100%	364970	398830	398830	398830	173090	398840
Bldg100%					0	
Totl100%	364970t	398830t	398830t	398830t	173090t	398840t
Cauv100%	85340	173090	173090	173090		173090
Tax Value:						
Land 35%	29870	60580	60580	60580	60580	139590
Bldg 35%						0
Totl 35%	29870t	60580t	60580t	60580t	60580t	139590t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	1300.68	2261.12	2283.56	2221.22	2221.22	
Cauv Sav	4261.68	2949.00	2978.26	2896.98		
Sp-Asmnt	29.92	29.92	41.12	41.12		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
165	4	2016-04-15	PHS HERB FARMS LLC	4WD *	0	262510	0
298	4	2013-06-14	PANDA LLC	4WD *	1503600	213510	0
293	4	2013-06-13	EVANS R GREG & MICHELLE A	4WD *	1342781	213510	0
250	2	2010-07-02	FOUTLAND FARMS LLC	2AF *	0	155510	0
380	3	2009-12-09	FOUTLAND FARMS LLC	3WD *	0	155510	0
254	3	2009-08-26	FOUTLAND FARMS LLC	3WD *	0	155510	0
1050	3	1992-11-16	FOUTLAND FARMS LLC	3WD *	0	67200	0

Year	Land	Bldg	Total	Net Tax
2021	29870	0	29870	1312.22
2020	29870	0	29870	1314.04

project
312 KASLER JOINT #1064 - SCIOTO XA/2025 ben acres / % factor

CR 245

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-	7.6616	6030	46200	2660	20380
C 2	BOB BLOUNT SILT LOAM, 2	32.5448	5770	187780	2360	76810
C 16	GVC2 GLYNWOOD CLAY LOAM	1.1320	4750	5380	1050	1190
C 39	PM PEWAMO SILTY CLAY L	18.7210	6490	121500	3560	66650
W 1	BOA BLOUNT SILT LOAM 0-	.7015	3610	2530	770	540
W 2	BOB BLOUNT SILT LOAM, 2	6.5534	3130	20510	470	3080
W 16	GVC2 GLYNWOOD CLAY LOAM	.9365	1460	1370	230	220
W 39	PM PEWAMO SILTY CLAY L	2.5272	5370	13570	1670	4220
980	ROAD ROAD	1.7000				

72.478 398840 (100%) 173090 CAUV # 4039
139590 (35%) 60580

Call Back: Sign: PSN Date: 2014-12-09 Lister: 16-150008.0000-v082020R