HALE TWP
MT. VICTORY CORP 00170

Hardin County, Ohio
Michael T. Bacon, Auditor

18-230082.0000 AGR
B77.01 2026

sale

2023	ELLIOTT LAND & DEVELO			
2024	ELLIOTT LAND & DEVELO			
2025	ELLIOTT LAND & DEVELO			
2026	ELLIOTT LAND & DEVELOPM	12179	28.176A	
	SR 273 (REAR)			
		$0		

2028	SHUSTER HERITAGE ELD LL	2026-09-08	
	SR 273 (REAR)	5WD	

Eff Rate:- 40.86 41.23 40.16 40.16 a/r

Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	110	110	110
Acres	29.4710	29.4710	29.4710	29.4710			
Land100%	169460	169460		0		245740	245730
Bldg100%				0			
Totl100%	169460t	169460t				245740t	245730t
Cauv100%	69510	69510				245740	65750
Tax Value:							
Land 35%	24330	24330				23010	86010
Bldg 35%							0
Totl 35%	24330t	24330t				23010t	86010t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	908.10	917.12					
		1305.62	1318.54	1282.58			
Sp-Asmnt	2.48	7.08	7.08	7.08			

2026 dupl annexed parcel from 16-190010
182300830000 4.045A

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
410	5	2026-09-08	SHUSTER HERITAGE ELD LLC	5WD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	11110	0	11110	483.78
2021	11110	0	11110	488.08

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
503 MT VICTORY LIGHTS	XV/2025			

SR 273 REAR

PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1800
Dwl/Gar/NC% 1.2300

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	.6826	8740	5970	2550	1740
C	2	BOB	BLOUNT SILT LOAM, 2	11.9046	8370	99640	2230	26550
C	14	GWB	GLYNWOOD SILT LOAM	7.8302	7830	61310	1630	12760
C	16	GYC2	GLYNWOOD CLAY LOAM	2.5319	6890	17440	870	2200
C	39	PM	PEWAMO SILTY CLAY L	6.5217	9410	61370	3450	22500
				29.471		245730	(100%)	65750
						86010	(35%)	23010

CAUV # 4797

18-230082.0000-v082020R