

JACKSON TWP  
NORTHERN SD

00200

Hardin County, Ohio  
Michael T. Bacon, Auditor

21-070014.0000  
H19

AGR  
2025

sale

Eff Rate:- 48.61 — 38.44 — 38.71 — 38.57 — a/r

2022 WILSON J ANDREW	2013-02-19	
2023 WILSON J ANDREW	2013-02-19	
2024 WILSON J ANDREW	2013-02-19	
2025 WILSON J ANDREW	2013-02-19	PT N 1/2 S23 117.767A
CR 175 & 183	2WD	
\$0		

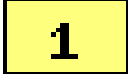
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	117.7670	117.7670	117.7670	117.7670	
Land100%	539430	589490	589490	589490	589490
Bldg100%	4970	6510	6510	6510	6500
Totl100%	544400t	596000t	596000t	596000t	595990t
Cauv100%	85230	189060	189060	189060	189050
Tax Value:					
Land 35%	29830	66170	66170	66170	206320
Bldg 35%	1740	2280	2280	2280	2280
Totl 35%	31570t	68450t	68450t	68450t	208600t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1399.62	2397.52	2417.58	2408.38	
Cauv Sav	7047.66	4908.86	4949.92	4931.12	
Sp-Asmnt		16.00		95.08	

Ronald L & Ruth H Oates-Oates Family Revocable Living Trust 1/2 interest  
210700150000 38.02a  
210700160000 33.635a  
210700170000 1.369a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
61	2	2013-02-19	WILSON J ANDREW	2WD *	0	304260	3570
579	2	2012-12-19	WILSON J ANDREW ETAL	2WD *	125024	304260	3570
303	2	2008-08-28	OATES RUTH H & JOHN A WI	2WD *	0	202970	0
100	2	2003-03-03	OATES RUTH H & WILSON JO	2OC *	0	167140	0
166	2	2002-04-16	OATES RUTH H & WILSON JO	2OC *	0	143260	0
705	1	1997-12-29	OATES RUTH H & JOHN A WI	1OC *	0	118740	47090
229	2	1997-06-06	OATES RUTH H & JOHN A WI	2FD *	0	118740	47090
871	1	1992-09-16		1OC *	0	0	159310

Year	Land	Bldg	Total	Net Tax
2021	29830	1740	31570	1407.04
2020	29830	1740	31570	1412.72

project  
921 BLANCHARD RIVER MAINT XA/2023  
235 KELLOGG #983 - BLANCHARD XA/2025  
ben acres / % factor



CR 175 & TR 183

PUB PAVED ST/RD  
Topo: ROLLING  
Neighborhood:  
Code: 2000  
Dwl/Gar/NC% 1.2500

Bldg	Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1	Flat Barn		38X72	2736		D	OLD/FR	26270	.80	.50	2630
2	Shed		28X48	1344		D	OLD/FR	12900	.70		3870

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	32.5060	6030	196010	2660	86470
C 2	BOB BLOUNT SILT LOAM, 2	13.5168	5770	77990	2360	31900
C 14	GWB GLYNWOOD SILT LOAM	4.0678	5400	21970	1750	7120
C 15	GYB2 GLYNWOOD CLAY LOAM	18.9813	5020	95290	1230	23350
C 16	GVC2 GLYNWOOD CLAY LOAM	10.7732	4750	51170	1050	11310
C 30	MRD2 MORLEY CLAY LOAM 12	4.6702	4670	21810	350	1640
C 39	PM PEWAMO SILTY CLAY L	.3641	6490	2360	3560	1300
C 44	SA SARANAC SLTY CLAY L	6.1852	6390	39520	2770	17130
C 51	WSTL WASTE LAND	6.5000	120	780	50	330
W 1	BOA BLOUNT SILT LOAM 0-	5.5717	3610	20110	770	4290
W 2	BOB BLOUNT SILT LOAM, 2	.3195	3130	1000	470	150
W 14	GWB GLYNWOOD SILT LOAM	.0181	2830	50	750	10
W 15	GYB2 GLYNWOOD CLAY LOAM	.6465	1830	1180	230	150
W 39	PM PEWAMO SILTY CLAY L	.0342	5370	180	1670	60
W 16	GVC2 GLYNWOOD CLAY LOAM	1.2379	1460	1810	230	290
W 44	SA SARANAC SLTY CLAY L	1.9151	3840	7350	880	1690
980	ROAD ROAD	2.3763				
C 15	GYB2 GLYNWOOD CLAY LOAM	.2882	5020	1450	230	70
C 16	GVC2 GLYNWOOD CLAY LOAM	.2163	4750	1030	230	50
C 44	SA SARANAC SLTY CLAY L	7.5786	6390	48430	230	1740

117.767 589490 (100%) 189050 CAUV # 255  
206320 ( 35%) 66170