

LYNN TWP  
KENTON SD

00250

Hardin County, Ohio  
Michael T. Bacon, Auditor

26-070023.0000  
J42

AGR  
2025

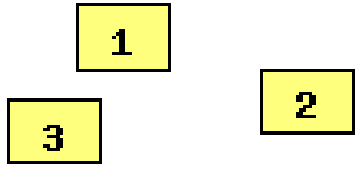
sale

Eff Rate:- 49.68 — 43.90 — 46.27 — 45.98 — a/r

2022 FAUS SAMUEL L & ANNA	2014-05-02			
2023 FAUS SAMUEL L & ANNA	2014-05-02			
2024 FAUS SAMUEL L & ANNA	2014-05-02			
2025 FAUS SAMUEL L & ANNA MA CR 115	2014-05-02	12093	107.10A	
	LSJ			
	\$255,000			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	107.1000	107.1000	107.1000	107.1000	
Land100%	489230	534540	534540	534540	534540
Bldg100%	5770	10600	10600	10600	10600
Totl100%	495000t	545140t	545140t	545140t	545140t
Cauv100%	67570	169430	169430	169430	169430
Tax Value:					
Land 35%	23650	59300	59300	59300	187090
Bldg 35%	2020	3710	3710	3710	3710
Totl 35%	25670t	63010t	63010t	63010t	190800t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1175.98	2543.50	2693.54	2675.44	
Cauv Sav	6760.92	5158.50	5462.74	5426.04	
Sp-Asmnt	47.75	47.75	73.26	99.24	

260700320000 1.639a									
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg		
166	1	2014-05-02	FAUS SAMUEL L & ANNA MARY	LSJ *	255000	263890	2710		
2	2	2006-01-04	FAUS SAMUEL H & GRACE E	2SD	235620	173970	1800		
679	10	1997-12-05	FIEBIGER E KAY TRUST	WD *	0	98090	2910		
Year	Land	Bldg	Total	Net Tax					
2021	23650	2020	25670	1180.36					
2020	23650	2020	25670	1022.20					
p r o j e c t			ben acres		/ %		factor		
902	MAIN DISTRICT CONSERVANCY		XA/2025						
279	SILVER CREEK - SCIOTO RIVER		XA/2025						



CR 115

PUB PAVED ST/RD	
Topo: ROLLING	
Neighborhood:	
Code:	2600
Dwl/Gar/NC%	1.1100

Bldg	Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1	Pole Build		40X75	3000		D	OLD/FR	28800	.70	Dpr	8640
2	POND	*.48A		0			OLD/	0			0
3	Shed		12X20	240		D	2020AV	2300	.15		1960
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 2	BOB BLOUNT SILT LOAM, 2	32.9364	5770	190040	2360	77730					
C 8	EE EEL SILT LOAM, OCCA	.1034	5550	570	2460	250					
C 14	GWB GLYNWOOD SILT LOAM	24.2405	5400	130900	1750	42420					
C 16	GVC2 GLYNWOOD CLAY LOAM	24.5617	4750	116670	1050	25790					
C 30	MRD2 MORLEY CLAY LOAM 12	7.1217	4670	33260	350	2490					
C 39	PM PEWAMO SILTY CLAY L	.9691	6490	6290	3560	3450					
C 46	SKA SLEETH SILT LOAM, 0	.0878	5880	520	2970	260					
C 47	SO SLOAN SILT LOAM, FR	2.2821	6490	14810	2920	6660					
W 2	BOB BLOUNT SILT LOAM, 2	4.4779	3130	14020	470	2110					
W 8	EE EEL SILT LOAM, OCCA	3.0487	3990	12160	1460	4450					
W 14	GWB GLYNWOOD SILT LOAM	1.5501	2830	4390	750	1160					
W 16	GVC2 GLYNWOOD CLAY LOAM	2.0812	1460	3040	230	480					
W 30	MRD2 MORLEY CLAY LOAM 12	.9149	420	380	230	210					
W 39	PM PEWAMO SILTY CLAY L	.5362	5370	2880	1670	900					
W 46	SKA SLEETH SILT LOAM, 0	.0808	4230	340	1080	90					
W 47	SO SLOAN SILT LOAM, FR	.9243	4560	4210	1030	950					
C 51	WSTL WASTE LAND	.5302	120	60	50	30					
980	ROAD										
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980	ROAD										

107.1 534540 (100%) 169430 CAUV # 3245  
187090 ( 35%) 59300