LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-070023.0000 AGR
J42 2026

sale

2023 FAUS SAMUEL L & ANNA	2014-05-02	
2024 FAUS SAMUEL L & ANNA	2014-05-02	
2025 FAUS SAMUEL L & ANNA	2014-05-02	
2026 FAUS SAMUEL L & ANNA MA	2014-05-02 12093	107.10A
CR 115	1SD	
	$255,000	

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

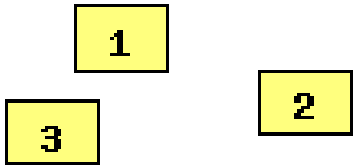
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	199	199	199	199	0	199	199	199
Acres	107.1000	107.1000	107.1000	107.1000	107.1000			
Land100%	534540	534540	534540	534540		534540	775310	775300
Bldg100%	10600	10600	10600	10600		10600	10600	10600
Totl100%	545140t	545140t	545140t	545140t		545140t	785910t	785900t
Cauv100%	169430	169430	169430	169430		534540	775310	128610
Tax Value:								
Land 35%	59300	59300	59300	59300		59300	45010	271360
Bldg 35%	3710	3710	3710	3710		3710	3710	3710
Totl 35%	63010t	63010t	63010t	63010t		63010t	48720t	275070t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2543.50	2693.54	2675.44	2675.44	2675.44			
Cauv Sav	6760.92	5158.50	5462.74	5426.04				
Sp-Asmnt	47.75	73.26	99.24	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	1SD	*	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
2022	23650	2020	25670	1175.98
2021	23650	2020	25670	1180.36

project		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% 1.4000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		40X75	3000		D	OLD/FR	28800	.70		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	27.5665	8370	230730	2230	61470
C	8	EE	EEL SILT LOAM, OCCA	.1034	8050	830	2340	240
C	14	GWB	GLYNWOOD SILT LOAM	19.7552	7830	154680	1630	32200
C	16	GYC2	GLYNWOOD CLAY LOAM	15.5901	6890	107420	870	13560
C	30	MRD2	MORLEY CLAY LOAM 12	5.3377	6770	36140	630	3360
C	39	PM	PEWAMO SILTY CLAY L	.9691	9410	9120	3450	3340
C	46	SKA	SLEETH SILT LOAM, 0	.0878	8530	750	2850	250
C	47	SO	SLOAN SILT LOAM, FR	2.2517	9410	21190	2790	6280
W	2	BOB	BLOUNT SILT LOAM, 2	4.4779	4540	20330	230	1030
W	8	EE	EEL SILT LOAM, OCCA	3.0487	5790	17650	230	700
W	14	GWB	GLYNWOOD SILT LOAM	1.5501	4100	6360	230	360
W	16	GYC2	GLYNWOOD CLAY LOAM	2.0812	2120	4410	230	480
W	30	MRD2	MORLEY CLAY LOAM 12	.9149	610	560	230	210
W	39	PM	PEWAMO SILTY CLAY L	.5362	7790	4180	230	120
W	46	SKA	SLEETH SILT LOAM, 0	.0808	6130	500	230	20
W	47	SO	SLOAN SILT LOAM, FR	.9243	6610	6110	230	210
C	51	WSTL	WASTE LAND	.5302	170	90	50	30
	980	ROAD	ROAD	.4930				
	980	ROAD	ROAD	.1600				
P	2	BOB	BLOUNT SILT LOAM, 2	5.3699	8370	44950	230	1240
P	14	GWB	GLYNWOOD SILT LOAM	4.4853	7830	35120	230	1030
P	16	GYC2	GLYNWOOD CLAY LOAM	8.9716	6890	61810	230	2060
P	30	MRD2	MORLEY CLAY LOAM 12	1.7840	6770	12080	230	410
P	47	SO	SLOAN SILT LOAM, FR	.0304	9410	290	230	10

107.1		775300	(100%)	128610
		271360	(35%)	45010

CAUV # 3245

Call Back: Sign: PSN Date: 2015-04-02 Lister: