

LYNN TWP
KENTON SD

00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-100007.0000
C24

AGR
2025

sale

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

2022 WILCOX THOMAS E JR ET	2017-09-14		
2023 THOMAS WILCOX E JR LL	2022-08-26		
2024 THOMAS WILCOX E JR LL	2022-08-26		
2025 THOMAS WILCOX E JR LLC	2022-08-26	12097	94.50A
CR 130	13		
	\$0		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	94.5000	94.5000	94.5000	94.5000	
Land100%	499290	545600	545600	545600	545600
Bldg100%					0
Totl100%	499290t	545600t	545600t	545600t	545600t
Cauv100%	121230	242110	242110	242110	242120
Tax Value:					
Land 35%	42430	84740	84740	84740	190960
Bldg 35%					0
Totl 35%	42430t	84740t	84740t	84740t	190960t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1943.80	3420.68	3622.44	3598.12	
Cauv Sav	6061.82	4287.78	4540.68	4510.16	
Sp-Asmnt	258.76	217.56	247.50	329.92	

261000080000 22.024a
261000090000 21.726a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
410	13	2022-08-26	THOMAS WILCOX E JR LLC	13 *	0	499290	0
258	4	2022-05-31	WILCOX THOMAS E JR	4WD *	0	499290	0
401	21	2017-09-14	WILCOX THOMAS E JR ETAL	21 *	0	357740	0
741	1	2006-12-15	WILCOX THOMAS E ETAL	1FD	426000	209860	52510
702	1	1995-08-01	SMITH EMMA	1CT *	0	86800	33310

Year	Land	Bldg	Total	Net Tax
2021	42430	0	42430	1951.04
2020	42430	0	42430	1689.62

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
156 MCCOY 937 - SCIOTO	XA/2025			

CR 130 43326

PUB ELECTRIC
PUB GAS
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 2600
Dwl/Gar/NC% 1.1100

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	24.7674	6030	149350	2660	65880
C 2	BOB BLOUNT SILT LOAM, 2	38.4933	5770	222110	2360	90840
C 14	GWB GLYNWOOD SILT LOAM	.2781	5400	1500	1750	490
C 39	PM PEWAMO SILTY CLAY L	22.6638	6490	147090	3560	80680
W 1	BOA BLOUNT SILT LOAM 0-	.0051	3610	20	770	
W 2	BOB BLOUNT SILT LOAM, 2	7.3714	3130	23070	470	3470
W 39	PM PEWAMO SILTY CLAY L	.4572	5370	2460	1670	760
980	ROAD ROAD	.4637				

94.5 545600 (100%) 242120 CAUV # 4480
190960 (35%) 84740

Call Back: Sign: PSN Date: 2015-03-31 Lister: 26-100007.0000-v082020R