

LYNN TWP
KENTON SD

00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-140035.0000
K29.01

AGR
2025

sale

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

2022 JCL FAMILY FARMS LTD	2021-07-23			
2023 JCL FAMILY FARMS LTD	2021-07-23			
2024 JCL FAMILY FARMS LTD	2021-07-23			
2025 JCL FAMILY FARMS LTD	2021-07-23	10037	96.762A	
9879 CR 180	4WD		SEE 26-140035.01 FOR REST	
			OF SPECIAL ASSESSMENTS	
KENTON OH 43326	\$1,700,000			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	110
Acres	96.7620	96.7620	96.7620	96.7620	
Land100%	510830	558230	558230	558230	558220
Bldg100%					0
Totl100%	510830t	558230t	558230t	558230t	558220t
Cauv100%	110060	234710	234710	234710	234710
Tax Value:					
Land 35%	38520	82150	82150	82150	195380
Bldg 35%					0
Totl 35%	38520t	82150t	82150t	82150t	195380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1764.68	3316.14	3511.74	3488.14	
Cauv Sav	6426.00	4570.74	4840.32	4807.82	
Sp-Asmnt	22.69	23.63	49.26	21.52	

Orig Tax Year 2022
Parent: 26-140016.0000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg	
362	4	2021-07-23	JCL FAMILY FARMS LTD	4WD	1700000	0	0	
Year	Land	Bldg	Total	Net Tax				
2021	38520	0	38520	1771.22				
Project					ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY			XA/2025				
102	SHICK - LITTLE MIAMI			XA/2025				
138	CARMEAN - SCIOTO RIVER			XA/2025				
227	REED #979 - LITTLE MIAMI			XA/2025				
278	LILES - LITTLE MIAMI			XA/2025				
279	SILVER CREEK - SCIOTO RIVER			XA/2025				
364	LOWE-SCIOTO RIVER			XA/2025				

CR 180 43326

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-	3.2689	6030	19710	2660	8700
C 2	BOB BLOUNT SILT LOAM, 2	66.1417	5770	381640	2360	156090
C 14	GWB GLYNWOOD SILT LOAM	5.5605	5400	30030	1750	9730
C 16	GVC2 GLYNWOOD CLAY LOAM	5.9221	4750	28130	1050	6220
C 39	PM PEWAMO SILTY CLAY L	15.1237	6490	98150	3560	53840
51	WSTL WASTE LAND	.1685	120	20	50	10
W 2	BOB BLOUNT SILT LOAM, 2	.0415	3130	130	470	20
W 14	GWB GLYNWOOD SILT LOAM	.1009	2830	290	750	80
W 16	GVC2 GLYNWOOD CLAY LOAM	.0487	1460	70	230	10
W 39	PM PEWAMO SILTY CLAY L	.0084	5370	50	1670	10
980	ROAD ROAD	.3771				

96.762 558220 (100%) 234710 CAUV # 3883
195380 (35%) 82150