

LYNN TWP  
KENTON SD

00250

Hardin County, Ohio  
Michael T. Bacon, Auditor

26-160018.0000  
I14

AGR  
2025

sale

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

2022 DUTTON PROPERTIES I L	2020-09-30			
2023 DUTTON PROPERTIES I L	2020-09-30			
2024 DUTTON PROPERTIES I L	2020-09-30			
2025 DUTTON PROPERTIES I LLC	2020-09-30	9935	151.091A	
SR 67				
				\$875,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	151.0910	151.0910	151.0910	151.0910	
Land100%	776200	848200	848200	848200	848210
Bldg100%					0
Totl100%	776200t	848200t	848200t	848200t	848210t
Cauv100%	160940	346170	346170	346170	346160
Tax Value:					
Land 35%	56330	121160	121160	121160	296870
Bldg 35%					0
Totl 35%	56330t	121160t	121160t	121160t	296870t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2580.58	4890.84	5179.32	5144.54	
Cauv Sav	9865.12	7092.86	7511.24	7460.74	
Sp-Asmnt	1015.32	1077.50	1124.28	790.02	

261600190000 98.19a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
444	1	2020-09-30	DUTTON PROPERTIES I LLC	1WD	875000	776200	0
406	1	2016-09-27	SORGE ANTHONY & TORRIE TR	1WD *	0	554910	0
186	1	2011-05-13	SORGE TORRIE ALISHA	1WD *	0	292910	0
48	1	1991-01-22		1UN *	0	155310	0

Year	Land	Bldg	Total	Net Tax
2021	56330	0	56330	2590.20
2020	56330	0	56330	2243.14

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
138 CARMEAN - SCIOTO RIVER				XA/2025
244 CURL DITCH SCIOTO RIVER MAIN				XA/2025

SR 67

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-	7.0826	6030	42710	2660	18840
C 2	BOB BLOUNT SILT LOAM, 2	81.0574	5770	467700	2360	191300
C 14	GWB GLYNWOOD SILT LOAM	9.1259	5400	49280	1750	15970
C 15	GYB2 GLYNWOOD CLAY LOAM	10.1682	5020	51040	1230	12510
C 16	GVC2 GLYNWOOD CLAY LOAM	4.9182	4750	23360	1050	5160
C 39	PM PEWAMO SILTY CLAY L	14.7676	6490	95840	3560	52570
W 2	BOB BLOUNT SILT LOAM, 2	1.5930	3130	4990	470	750
W 14	GWB GLYNWOOD SILT LOAM	.0330	2830	90	750	30
W 39	PM PEWAMO SILTY CLAY L	1.2467	5370	6690	1670	2080
C 51	WSTL WASTE LAND	.9688	120	120	50	50
980	ROAD ROAD	2.3082				
C 2	BOB BLOUNT SILT LOAM, 2	1.2000	5770	6920	230	280
C 14	GWB GLYNWOOD SILT LOAM	1.7821	5400	9620	1750	3120
C 15	GYB2 GLYNWOOD CLAY LOAM	.0854	5020	430	1230	110
C 16	GVC2 GLYNWOOD CLAY LOAM	3.6396	4750	17290	1050	3820
C 39	PM PEWAMO SILTY CLAY L	11.1143	6490	72130	3560	39570

151.091 848210 (100%) 346160 CAUV # 4383  
296870 ( 35%) 121160

Call Back: Sign: PSN Date: 2015-03-31 Lister: 26-160018.0000-v082020R