

LYNN TWP  
UPPER SCIOTO SD

00260

Hardin County, Ohio  
Michael T. Bacon, Auditor

27-030001.0000  
G01

AGR  
2025

sale

Eff Rate:- 45.67 — 37.90 — 38.58 — 38.48 — a/r

2022 FLINN FAMILY FARMS LL	2013-07-15			
2023 FLINN FAMILY FARMS LL	2013-07-15			
2024 FLINN FAMILY FARMS LL	2013-07-15			
2025 FLINN FAMILY FARMS LLC	2013-07-15	13362	103.21A	
TR 100		4QC		
	\$0			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	103.2100	103.2100	103.2100	103.2100	
Land100%	498510	544830	544830	544830	544840
Bldg100%					0
Totl100%	498510t	544830t	544830t	544830t	544840t
Cauv100%	142690	270600	270600	270600	270610
Tax Value:					
Land 35%	49940	94710	94710	94710	190690
Bldg 35%					0
Totl 35%	49940t	94710t	94710t	94710t	190690t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2075.50	3263.74	3344.34	3335.28	
Cauv Sav	5175.82	3307.50	3389.18	3380.00	
Sp-Asmnt	207.78	207.78	269.04	269.04	

270300020000 23.43a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
317	4	2013-07-15	FLINN FAMILY FARMS LLC	4QC *	0	279690	0
517	3	2012-12-21	FLINN GARY ETAL	3AF *	0	279690	0
31	2	1994-01-14	FLINN GERTRUDE ETAL LE	2CT *	0	0	120510

Year	Land	Bldg	Total	Net Tax
2021	49940	0	49940	2190.00
2020	49940	0	49940	2219.28

project  
902 MAIN DISTRICT CONSERVANCY XA/2025  
136 COONEY - SCIOTO XA/2025

ben acres / % factor

TR 100

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

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 5	CO COLWOOD LOAM	7.2291	7950	57470	4430	32030
C 28	MO MONTGOMERY SILTY CL	72.6386	5880	427110	3000	217920
C 51	WSTL WASTE LAND	11.0000	120	1320	50	550
W 5	CO COLWOOD LOAM	4.0261	7150	28790	2540	10230
W 28	MO MONTGOMERY SILTY CL	6.3341	4760	30150	1560	9880
980	ROAD ROAD	1.9821				

103.21 544840 (100%) 270610 CAUV # 3868  
190690 ( 35%) 94710

Call Back: Sign: PSN Date: 2015-04-03 Lister: 27-030001.0000-v082020R