

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-080003.0000
M23

AGR
2025

sale

2022 SUPERIOR FARMS LTD	2016-04-08
2023 SUPERIOR FARMS LTD	2016-04-08
2024 SUPERIOR FARMS LTD	2016-04-08
2025 SUPERIOR FARMS LTD	2016-04-08 PT MID PT S8 81.187A
CR 80	12W
\$0	

Eff Rate:-	42.84	38.85	37.53	37.48	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	81.1870	81.1870	81.1870	81.1870	
Land100%	451660	493460	493460	493460	493470
Bldg100%					0
Totl100%	451660t	493460t	493460t	493460t	493470t
Cauv100%	128290	240000	240000	240000	240000
Tax Value:					
Land 35%	44900	84000	84000	84000	172710
Bldg 35%					0
Totl 35%	44900t	84000t	84000t	84000t	172710t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1742.72	2985.90	2889.44	2885.16	
Cauv Sav	4392.92	3153.36	3051.46	3046.94	
Sp-Asmnt	162.14	162.14	356.28	356.28	

transfer on death to Darlene A Pohlman

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
151	12	2016-04-08	SUPERIOR FARMS LTD	12W *	0	322490	0
508	10	2012-12-20	HALE ELAINE A	1QC *	0	249660	0
18	1	2012-01-17	POHLMAN JAMES D ETAL	1QC *	0	249660	0
88	1	2011-03-10	POHLMAN JAMES D ETAL	1WD *	0	181370	0
483	1	2010-12-23	POHLMAN JAMES D & DARLENE	1WD *	0	181370	0
1156	1	1993-11-19	POHLMAN JAMES D	1WD *	53900	0	144110
999	1	1993-10-07	POHLMAN JAMES D	1SD *	77333	0	144110

Year	Land	Bldg	Total	Net Tax
2021	44900	0	44900	1845.64
2020	44900	0	44900	1871.90

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
150 NEWLAND - SCIOTO				XA/2025
171 COTTONWOOD JT. DITCH #958 -				XA/2025
910 COTTONWOOD CONSERVANCY				XA/2025

CR 80

PUB PAVED ST/RD

Neighborhood:
Code: 2800
Dwl/Gar/NC% 1.2000

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	5.2446	6030	31620	2660	13950
C 2	BOB BLOUNT SILT LOAM, 2	15.3540	5770	88590	2360	36240
C 15	GYB2 GLYNWOOD CLAY LOAM	1.2307	5020	6180	1230	1510
C 16	GYC2 GLYNWOOD CLAY LOAM	7.5264	4750	35750	1050	7900
C 17	HKA HASKINS SILT LOAM 0	4.6953	5900	27700	2950	13850
C 52	PKA PEWAMO SICL 0-1% SL	46.7780	6490	303590	3560	166530
C 51	WSTL WASTE LAND	.3153	120	40	50	20
980	ROAD ROAD	.0427				

81.187 493470 (100%) 240000 CAUV # 4040
172710 (35%) 84000

Call Back: Sign: PSN Date: 2015-06-29 Lister: 28-080003.0000-v082020R