

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-110011.0000
S10

AGR
2025

sale

2022 K & M POLING FARM LLC	2011-09-20
2023 K & M POLING FARM LLC	2011-09-20
2024 K & M POLING FARM LLC	2011-09-20
2025 K & M POLING FARM LLC	2011-09-20 PT SW1.4 S11 84.882A
CR 90	4WD SEE PCL 28-110011.01 FOR
	\$0 REST OF SPECIAL ASSESMEN

Eff Rate:-	42.84	38.85	37.53	37.48	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	84.8820	84.8820	84.8820	84.8820	482580
Land100%	441490	482570	482570	482570	16160
Bldg100%	10770	16170	16170	16170	498740t
Totl100%	452260t	498740t	498740t	498740t	208770
Cauv100%	99970	208940	208770	208770	
Tax Value:					
Land 35%	34990	73130	73070	73070	168900
Bldg 35%	3770	5660	5660	5660	5660
Totl 35%	38760t	78790t	78730t	78730t	174560t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	1504.40	2800.72	2708.14	2704.14	
Cauv Sav	4639.40	3404.28	3296.40	3291.50	
Sp-Asmnt	135.85	161.91	231.93	223.83	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
378	4	2011-09-20	K & M POLING FARM LLC	4WD *	0	172860	18860
413	4	2001-09-07	POLING LIVING TRUST	40C *	0	111770	18860
98	4	1997-02-26	POLING KURT R & MARCIA L	4WD	272928	88830	14230
1012	4	1995-10-18	SHADLEY CARL R ETAL	FD *	0	66710	14200
146	4	1995-02-24	SHADLEY HARRY ETAL	4CT *	0	0	80910

Year	Land	Bldg	Total	Net Tax
2021	34990	3770	38760	1593.24
2020	34990	3770	38760	1615.90

p r o j e c t		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
110	HOG CREEK MAINLINE - HOG CR.	XA/2025		
121	TIGHE - HOG CREEK	XA/2025		
136	COONEY - SCIOTO	XA/2025		
167	SHADLY - SCIOTO	XA/2025		
577	OTTAWA RIVER PROJECT MAINT	XA/2021		
910	COTTONWOOD CONSERVANCY	XA/2025		
350	LONAS-HOG CREEK	XA/2025		

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CR 90

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

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		52X74	3848		C	1979AV	46180	.65		16160
2	Grain Bin	*PP	0	16X18	288		OLD/PR	0			0
3	Grain Bin	*PP	0	18X20	360		OLD/PR	0			0
4	Grain Bin	*PP			0		OLD/	0			0

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB BLOUNT SILT LOAM, 2	14.1301	5770	81530	2360	33350
C 14	GWB GLYNWOOD SILT LOAM	11.8343	5400	63910	1750	20710
C 26	MF MILFORD SILTY CLAY	16.3645	6900	112920	3800	62190
C 35	OCA OCKLEY LOAM, 0-2% S	13.9819	5900	82490	2630	36770
C 52	PKA PEWAMO SICL 0-1% SL	2.2290	6490	14470	3560	7940
C 46	SKA SLEETH SILT LOAM, 0	8.9882	5880	52850	2970	26700
W 2	BOB BLOUNT SILT LOAM, 2	5.0410	3130	15780	470	2370
W 14	GWB GLYNWOOD SILT LOAM	.8235	2830	2330	750	620
W 26	MF MILFORD SILTY CLAY	6.0073	5740	34480	1910	11470
W 35	OCA OCKLEY LOAM, 0-2% S	3.3567	4450	14940	1630	5470
W 46	SKA SLEETH SILT LOAM, 0	.9791	4230	4140	1080	1060
980	ROAD	.6384				
C 14	GWB GLYNWOOD SILT LOAM	.5080	5400	2740	230	120

Call Back: 84.882 482580 (100%) 208770 CAUV # 3712
Sign: PSN Date: 2015-07-02 Lister: 168900 (35%) 73070
28-110011.0000-v082020R