

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-130007.0000
E30

AGR
2025

sale

Eff Rate:- 42.84 — 38.85 — 37.53 — 37.48 — a/r

2022 F5 LAND COMPANY LLC	2007-08-06
2023 F5 LAND COMPANY LLC	2007-08-06
2024 F5 LAND COMPANY LLC	2007-08-06
2025 F5 LAND COMPANY LLC	2007-08-06
TR 100	
	\$0 3QC 31.717A PT VAC ROAD

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	31.7170	31.7170	31.7170	31.7170	
Land100%	193060	210970	210970	210970	210960
Bldg100%					0
Totl100%	193060t	210970t	210970t	210970t	210960t
Cauv100%	59060	107290	107290	107290	107290
Tax Value:					
Land 35%	20670	37550	37550	37550	73840
Bldg 35%					0
Totl 35%	20670t	37550t	37550t	37550t	73840t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	802.28	1334.78	1291.66	1289.74	
Cauv Sav	1820.36	1289.98	1248.30	1246.44	
Sp-Asmnt	12.97	12.97	59.47	59.47	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:ldg
296	3	2007-08-06	F5 LAND COMPANY LLC	3QC *	0	65910	0
318	3	1994-04-22	FETTER TODD M & AUDRA D	3WD	56000	41600	0
416	3	1993-05-18	HULL CASSANDRA JO ETAL	3WD	8000	0	47200
414	3	1993-05-18	HULL CASSANDRA JO ETAL	3CT *	0	0	47200
1046	1	1989-12-08	HULL CASSANDRA JO ETAL	1UN *	0	47510	0
319	0	1987-04-30		*	27800	0	77800

Year	Land	Bldg	Total	Net Tax
2021	20670	0	20670	849.66
2020	20670	0	20670	861.74

Project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
910 COTTONWOOD CONSERVANCY			XA/2025

TR 100

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 5	CO			COLWOOD LOAM	.5198	7950	4130	4430	2300
C 20	KBA			KIBBIE LOAM, 0-3% S	8.6597	6570	56890	3460	29960
C 26	MF			MILFORD SILTY CLAY	16.6881	6900	115150	3800	63420
W 5	CO			COLWOOD LOAM	1.2802	7150	9150	2540	3250
W 20	KBA			KIBBIE LOAM, 0-3% S	1.0816	5200	5620	1570	1700
W 26	MF			MILFORD SILTY CLAY	3.4876	5740	20020	1910	6660

		31.717	210960	(100%)	107290	CAUV # 3489
			73840	(35%)	37550	

Call Back: Sign: PSN Date: 2015-04-22 Lister: 28-130007.0000-v082020R