

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-210001.0000
F33

AGR
2025

sale

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

2022 WH AGRI-LAND LLC	2018-01-11	
2023 WH AGRI-LAND LLC	2018-01-11	
2024 WH AGRI-LAND LLC	2018-01-11	
2025 WH AGRI-LAND LLC	2018-01-11	PT NW4 S21 143.96A
9116 & 9282 CR 35		1WD
ALGER OH 45812	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	143.9600	143.9600	143.9600	143.9600	
Land100%	781630	854230	854230	854230	854240
Bldg100%					0
Totl100%	781630t	854230t	854230t	854230t	854240t
Cauv100%	216600	417000	417000	417000	417010
Tax Value:					
Land 35%	75810	145950	145950	145950	298980
Bldg 35%					0
Totl 35%	75810t	145950t	145950t	145950t	298980t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2942.46	5188.02	5020.40	5012.96	
Cauv Sav	7675.76	5439.70	5263.94	5256.14	
Sp-Asmnt	41.65	41.65	227.64	227.64	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
12	1	2018-01-11	WH AGRI-LAND LLC	1WD *	0	781630	0
5	1	2008-01-02	RUNKLE MARK	1WD	535354	275170	0
441	1	2006-07-17	HEINTZ WILLIAM G & LOIS	1	535354	275170	0
58	1	2003-02-04	WAYNE DETLING FARMS INC	1WD *	0	224170	0
603	1	2002-11-01	COUNTRY RIDGE DEVELOPMEN	1WD	366336	224170	0
20	1	1998-01-21	LYNN ALMA TRUST	1WD *	0	164710	0
166	1	1996-05-01	LYNN ALMA	1QC *	0	184110	91110

Year	Land	Bldg	Total	Net Tax
2021	75810	0	75810	3116.20
2020	75810	0	75810	3160.52

project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
163 NEWLAND - SCIOTO				XA/2025
175 ELLIS JOINT #970 - SCIOTO RI				XA/2025
910 COTTONWOOD CONSERVANCY				XA/2025

9116 & 9282 CR 35 45812

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 25	MC MCGUFFEY MUCK	52.6139	6240	328310	2800	147320
C 28	MO MONTGOMERY SILTY CL	83.3363	5880	490020	3000	250010
C 52	PKA PEWAMO SICL 0-1% SL	5.5104	6490	35760	3560	19620
C 51	WSTL WASTE LAND	1.2267	120	150	50	60
980	ROAD ROAD	1.2727				

143.96 854240 (100%) 417010 CAUV # 4053
298980 (35%) 145950

Call Back: Sign: PSN Date: 2018-05-30 Lister: 28-210001.0000-v082020R