MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-210002.0000 AGR
F32 2026

## sale

| | | |
|---|---|---|
| 2023 DW RORHS LLC | 2012-12-27 | |
| 2024 DW RORHS LLC | 2012-12-27 | |
| 2025 DW RORHS LLC | 2012-12-27 | |
| 2026 DW RORHS LLC | 2012-12-27 | W PT NE1/4 S 21 97.43A |
| CR 35 | 8QC | |
| | $0 | |

Eff Rate: – 38.85 — 37.53 — 37.48 — 37.48 — a/r

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 110 | 110 | 110 | 110 | 0 | 110 | 110 | 110 |
| Acres | 97.4300 | 97.4300 | 97.4300 | 97.4300 | 97.4300 | | | |
| Land100% | 601600 | 601600 | 601600 | 601600 | | 601600 | 181110 | 181110 |
| Bldg100% | | | | 0 | | | | |
| Totl100% | 601600t | 601600t | 601600t | 601600t | | 601600t | 181110t | 181110t |
| Cauv100% | 269940 | 269940 | 269940 | 269940 | | 601600 | 181110 | 52830 |
| Tax Value: | | | | | | | | |
| Land 35% | 94480 | 94480 | 94480 | 94480 | | 94480 | 18490 | 63390 |
| Bldg 35% | | | | | | | | 0 |
| Totl 35% | 94480t | 94480t | 94480t | 94480t | | 94480t | 18490t | 63390t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 3358.44 | 3249.94 | 3245.12 | 3245.12 | 3245.12 | | | |
| Cauv Sav | 5683.46 | 4126.24 | 3992.92 | 3987.02 | | | | |
| Sp-Asmnt | 29.29 | 160.24 | 160.24 | 160.24 | | | | |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 525 | 8 | 2012-12-27 | DW RORHS LLC | 8QC * | 0 | 317630 | 0 |
| 216 | 3 | 2007-06-14 | ROHRS DONALD P | 3WD * | 0 | 210460 | 0 |
| 212 | 3 | 2005-06-08 | DPR FARMS LLC | 3WD * | 0 | 171490 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 46240 | 0 | 46240 | 1794.74 |
| 2021 | 46240 | 0 | 46240 | 1900.72 |

| project | | | ben acres | / % | factor |
|---|---|---|---|---|---|
| 902 | MAIN DISTRICT CONSERVANCY | XA/2025 | | | |
| 163 | NEWLAND - SCIOTO | XA/2025 | | | |
| 910 | COTTONWOOD CONSERVANCY | XA/2025 | | | |

CR 35

Neighborhood:
Code: 2800
Dwl/Gar/NC% 1.7000

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | ABATE2099 | *705 | | 0 | | | 2026 | 916780 | | | 0 |

| Tab # | | S O I L | Acres | Mkt/Ac | Market | Au/Ac | Cauv |
|---|---|---|---|---|---|---|---|
| C 25 | MC | MCGUFFEY MUCK | 19.9920 | 9050 | 180930 | 2640 | 52780 |
| C 51 | WSTL | WASTE LAND | 1.0400 | 170 | 180 | 50 | 50 |
| 910 | | SOLAR PANEL | 76.3980 | | | | |
| | | | 97.43 | | 181110 | (100%) | 52830 |
| | | | | | 63390 | ( 35%) | 18490 |

CAUV # 3796

Call Back: Sign: PSN Date: 2015-04-22 Lister:

28-210002.0000-v082020R