MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-210004.0000 AGR
F11 2026

sale

2023 ROHRS LAND LLC	2010-11-09	
2024 ROHRS LAND LLC	2010-11-09	
2025 ROHRS LAND LLC	2010-11-09	
2026 ROHRS LAND LLC	2010-11-09	PT SE4 S21 155.10A
2793 & 2889 CR 110	1QC	
	$0	
ALGER OH 45812		

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	155.1000	155.1000	155.1000	155.1000	155.1000			
Land100%	975710	975710	975710	975710		975710	292690	292680
Bldg100%				0				
Totl100%	975710t	975710t	975710t	975710t		975710t	292690t	292680t
Cauv100%	443860	443860	443860	443860		975710	292690	91270
Tax Value:								
Land 35%	155350	155350	155350	155350		155350	31940	102440
Bldg 35%								0
Totl 35%	155350t	155350t	155350t	155350t		155350t	31940t	102440t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	5522.16	5343.74	5335.82	5335.82	5335.82			
Cauv Sav	9474.40	6617.00	6403.20	6393.72				
Sp-Asmnt	402.68	600.01	604.65	604.65				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
438	1	2010-11-09	ROHRS LAND LLC	1QC	*	0	366510	0
214	1	2007-06-13	ROHRS JOHN W & JASON D	1WD	*	0	334030	0
611	0	1986-08-04			*	0	0	335110

Year	Land	Bldg	Total	Net Tax
2022	77170	0	77170	2995.24
2021	79270	0	79270	3258.44

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
162 RUMBAUGH - SCIOTO	XA/2025			
163 NEWLAND - SCIOTO	XA/2025			
174 WYSS DITCH - SCIOTO	XA/2025			
910 COTTONWOOD CONSERVANCY	XA/2025			

2793 & 2889 CR 110 45812

PUB PAVED ST/RD

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	1479080			0

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 25	MC	MCGUFFEY MUCK	16.9007	9050	152950	2640	44620
C 40	PO	PEWAMO VARIANT MUCK	6.9552	9410	65450	2790	19410
C 52	PKA	PEWAMO SICL 0-1% SL	7.8918	9410	74260	3450	27230
C 51	WSTL	WASTE LAND	.0953	170	20	50	10
910		SOLAR PANEL	123.2570				

155.1		292680	(100%)	91270
		102440	(35%)	31940

CAUV # 3888

Call Back: Sign: PSN Date: 2018-05-30 Lister:

28-210004.0000-v082020R