

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-280013.0000
B15

AGR
2025

sale

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

2022 ROHRS LAND CO AN OHIO	1995-06-30
2023 ROHRS LAND CO AN OHIO	1995-06-30
2024 ROHRS LAND CO AN OHIO	1995-06-30
2025 ROHRS LAND CO AN OHIO C	1995-06-30 W 1/2 SE 1/4 S28 66.382A
2439 TR 120	FD PT VAC ROAD
MCGUFFEY OH 45859	\$260,800

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	80.0000	66.3820	66.3820	66.3820	
Land100%	382340	417710	417710	49460	49450
Bldg100%				0	
Totl100%	382340t	417710t	417710t	49460t	49450t
Cauv100%	120030	217510	217510	26490	26490
Tax Value:					
Land 35%	42010	76130	76130	9270	17310
Bldg 35%					0
Totl 35%	42010t	76130t	76130t	9270t	17310t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1630.56	2706.16	2618.72	318.40	
Cauv Sav	3563.46	2490.74	2410.28	276.14	
Sp-Asmnt	310.70	310.70	375.76	392.23	

SOILS FOR SOLAR FIELD BAO-16.9447 PKA-41.0003 PHASE II

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
583	5	1995-06-30	ROHRS LAND CO AN OHIO CO	FD	260800	81200	0
Year	Land	Bldg	Total	Net Tax			
2021	42010	0	42010	1726.84			
2020	51450	0	51450	2144.94			

p r o j e c t		ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY				XA/2025
151	SCOTT - SCIOTO				XA/2025
162	RUMBAUGH - SCIOTO				XA/2025
174	WYSS DITCH - SCIOTO				XA/2025
232	DUNLAP #985 - SCIOTO RIVER				XA/2025

2439	TR 120	45859
------	--------	-------

PUB PAVED ST/RD
Neighborhood:
Code: 2800
Dwl/Gar/NC% 1.2000

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 ABATE2099	*740		0			2025		695340			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	.9912	6030	5980	2660	2640					
C 52	PKA PEWAMO SICL 0-1% SL	6.6981	6490	43470	3560	23850					
910	SOLAR PANEL	57.9450									
980	ROAD ROAD	.7477									
				66.382		49450	(100%)	26490		CAUV # 568	
						17310	(35%)	9270			

Call Back: Sign: PSN Date: 2015-04-21 Lister: 28-280013.0000-v082020R