MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-290006.0000 AGR
C38 2026

sale

2023	KREMER JASON D & KENS	2018-11-09
2024	KREMER JASON D & KENS	2018-11-09
2025	KREMER JASON D & KENS	2018-11-09
2026	KREMER JASON D & KENSEY	2018-11-09 W PT S1/2 NW1/4 S29
	10463 SR 235 & 10328 TR 25	1SD 64.444A
		$473,634
	ALGER OH 45812	

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

	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	110	110	110	110	0	110	110	110
Acres	64.4440	64.4440	64.4440	64.4440	64.4440			
Land100%	387340	387340	387340	387340		387340	300860	300870
Bldg100%				0				
Totl100%	387340t	387340t	387340t	387340t		387340t	300860t	300870t
Cauv100%	186860	186860	186860	186860		387340	300860	96420
Tax Value:								
Land 35%	65400	65400	65400	65400		65400	33750	105300
Bldg 35%								0
Totl 35%	65400t	65400t	65400t	65400t		65400t	33750t	105300t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2324.76	2249.62	2246.30	2246.30	2246.30			
Cauv Sav	3484.30	2494.28	2413.72	2410.14				
Sp-Asmnt	255.79	490.76	383.08	383.08				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
553	1	2018-11-09	KREMER JASON D & KENSEY	1SD	473634	354540	0
195	6	2018-05-03	FLECK DALE R & LINDA	6SD	766164	354540	0
136	1	2014-04-22	YOUNGPETER DAVID L	1WD	502632	200230	0
385	4	2007-07-26	RICHARDSON KARY PAUL ETAL	4FD	492050	132290	0
649	5	1997-11-06	ROSE JOE D SR REVOCABLE	5WD *	0	73710	0

Year	Land	Bldg	Total	Net Tax
2022	34320	0	34320	1332.08
2021	34320	0	34320	1410.74

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY XA/2025			
163	NEWLAND - SCIOTO XA/2025			
175	ELLIS JOINT #970 - SCIOTO RI XA/2025			
308	DAWSON JT #1066 XA/2025			
910	COTTONWOOD CONSERVANCY XA/2025			

10328 & 10463 SR 235 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	349500			0

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	12.1814	8740	106470	2550	31060
C 2	BOB	BLOUNT SILT LOAM, 2	6.7156	8370	56210	2230	14980
C 28	MO	MONTGOMERY SILTY CL	1.2383	8530	10560	2890	3580
C 52	PKA	PEWAMO SICL 0-1% SL	13.5608	9410	127610	3450	46790
C 51	WSTL	WASTE LAND	.0935	170	20	50	10
980	ROAD	ROAD	1.5294				
910		SOLAR PANEL	29.1250				
			64.444		300870	(100%)	96420
					105300	(35%)	33750

CAUV # 4240

Call Back: Sign: PSN Date: 2015-04-21 Lister:

28-290006.0000-v082020R