

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-340003.0000
A11

AGR
2025

sale

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

2022 33 A & G LLC	2016-12-01	
2023 33 A & G LLC	2016-12-01	
2024 33 A & G LLC	2016-12-01	
2025 33 A & G LLC	2016-12-01 S 1/2 S34	320.00A
3018 TR 120 REAR	7WD	
ALGER OH 45812	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	320.0000	320.0000	320.0000	320.0000	
Land100%	1807290	1974830	1974830	1974830	1974840
Bldg100%					0
Totl100%	1807290t	1974830t	1974830t	1974830t	1974840t
Cauv100%	478600	923030	923030	923030	923020
Tax Value:					
Land 35%	167510	323060	323060	323060	691190
Bldg 35%					0
Totl 35%	167510t	323060t	323060t	323060t	691190t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	6501.66	11483.68	11112.64	11096.18	
Cauv Sav	18049.86	13085.76	12662.94	12644.18	
Sp-Asmnt	397.38	397.38	641.90	641.90	

SOILS FOR SOLAR FIELD: MC-2.4255 PO-14.7489 RO-.7452
THIS ADDRESS ALSO INCLUDES PARCELS 28-330007 & 28-340001
283400040000 160.00a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
466	7	2016-12-01	33 A & G LLC	7WD *	0	1366140	0
482	3	1994-06-03	WYSS RONALD D	3QC *	0	0	479600
143	0	1988-03-01		*	756000	0	351710
376	0	1986-05-28		*	0	0	736000

Year	Land	Bldg	Total	Net Tax
2021	176670	0	176670	7262.12
2020	176670	0	176670	7365.40

project
902 MAIN DISTRICT CONSERVANCY XA/2025
232 DUNLAP #985 - SCIOTO RIVER XA/2025
ben acres / % factor

3018 TR 120 REAR 45812

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

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 ABATE2099	*740		0			2022	215040			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 25	MC MCGUFFEY MUCK	83.8925	6240	523490	2800	234900				
C 26	MF MILFORD SILTY CLAY	.8627	6900	5950	3800	3280				
C 40	PO PEWAMO VARIANT MUCK	40.8210	6490	264930	2920	119200				
C 43	RO ROUNDHEAD MUCK	175.6529	6720	1180390	3220	565600				
C 51	WSTL WASTE LAND	.6922	120	80	50	40				
980	ROAD ROAD	.1591								
910	SOLAR PANEL	17.9196								
		320		1974840	(100%)	923020	CAUV # 4093			
				691190	(35%)	323060				

Call Back: Sign: PSN Date: 2015-04-21 Lister: 28-340003.0000-v082020R