MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-350002.0000 AGR
A12 2025

sale

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 PT SW 1/4 FRAC S35
TR 120 REAR	7WD 27.54A
	$0

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

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	27.5400	27.5400	27.5400	27.5400	
Land100%	136770	149490	149490	149490	149480
Bldg100%				0	
Totl100%	136770t	149490t	149490t	149490t	149480t
Cauv100%	37000	70540	70540	70540	70530
Tax Value:					
Land 35%	12950	24690	24690	24690	52320
Bldg 35%					0
Totl 35%	12950t	24690t	24690t	24690t	52320t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	502.64	877.66	849.28	848.02	
Cauv Sav	1355.36	982.14	950.42	949.02	
Sp-Asmnt	9.47	9.47	39.88	39.88	

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
466	7	2016-12-01	33 A & G LLC	7WD *	0	97710	0
482	3	1994-06-03	WYSS RONALD D	3QC *	0	0	35110
143	0	1988-03-01		*	756000	0	28600
376	0	1986-05-28		*	0	0	63310

Year	Land	Bldg	Total	Net Tax
2021	12950	0	12950	532.30
2020	12950	0	12950	539.90

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

TR 120 REAR

PUB PAVED ST/RD

Neighborhood:
Code: 2800
Dwl/Gar/NC% 1.2000

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 25	MC	MCGUFFEY MUCK	5.6985	6240	35560	2800	15960
C 43	RO	ROUNDHEAD MUCK	16.9225	6720	113720	3220	54490
C 51	WSTL	WASTE LAND	1.6565	120	200	50	80
980	ROAD	ROAD	3.2625				
			27.54		149480	(100%)	70530
					52320	(35%)	24690

CAUV # 4093

Call Back: Sign: PSN Date: 2015-04-21 Lister: 28-350002.0000-v082020R