

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-350002.0000
A12

AGR
2025

- sale

2022	33	A & G	LLC
2023	33	A & G	LLC
2024	33	A & G	LLC
2025	33	A & G	LLC
	TR	120	REAR

2016-12-01
2016-12-01
2016-12-01
2016-12-01 PT SW 1/4 FRAC S35
7WD 27.54A
\$0

- Eff Rate: - 42.84 — 38.85 — 37.53 — 37.48-

$$-a/r$$

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

CAMA
110
49480
49480t
70530

- Tax Value:
Land 25%

Land	35%	12950t	24690	24690	24690
Bldg	35%				
Totl	35%	12950t	24690t	24690t	24690t
Hmstd	35%				
Owner	0c				
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

52320
0
52320t

Sale#	#D	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
466	7	2016-12-01	33 A & G LLC	7MD *	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	3.2625				

27.54	149480	(100%)	70530	CAUV #	4093
	52320	(35%)	24690		

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