MCDONALD TWP
UPPER SCIOTO SD 00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-050003.0000 AGR
J10.01 2026

sale

2023	SHEPHERD EARL F JR TR	2010-07-19
2024	SHEPHERD EARL F JR TR	2010-07-19
2025	SHEPHERD EARL F JR TR	2010-07-19
2026	SHEPHERD EARL F JR TRUS	2010-07-19 10974 40.50A
	US CR 130 REAR	5WD
		$0

Eff Rate:– 40.66 — 39.34 — 39.29 — 39.29 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	110	110
Acres	40.5000	40.5000	40.5000	40.5000	40.5000			
Land100%	232370	232370	232370	232370		232370	312940	312950
Bldg100%				0				
Totl100%	232370t	232370t	232370t	232370t		232370t	312940t	312950t
Cauv100%	103200	103200	103200	103200		232370	312940	80480
Tax Value:								
Land 35%	36120	36120	36120	36120		36120	28170	109530
Bldg 35%								0
Totl 35%	36120t	36120t	36120t	36120t		36120t	28170t	109530t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1342.86	1301.36	1299.56	1299.56	1299.56			
Cauv Sav	2300.84	1680.78	1628.86	1626.62				
Sp-Asmnt	190.43	223.98	223.98	223.98				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
276	5	2010-07-19	SHEPHERD EARL F JR TRUSTE	5WD *	0	77740	0
275	5	2010-07-19	SHEPHERD EARL F & MARYBEL	5WD *	0	77740	0

Year	Land	Bldg	Total	Net Tax
2022	17280	0	17280	695.68
2021	17280	0	17280	735.26

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
137	FLAT BRANCH - SCIOTO	XA/2025		

CR 130 (REAR)

PUB PAVED ST/RD

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.5500

	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	32330			0

Tab	#	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA BLOUNT SILT LOAM 0-	8.4534	8740	73880	2550	21560
C	2	BOB BLOUNT SILT LOAM, 2	5.6871	8370	47600	2230	12680
C	39	PM PEWAMO SILTY CLAY L	12.7074	9410	119580	3450	43840
W	1	BOA BLOUNT SILT LOAM 0-	2.5399	5230	13280	230	580
W	2	BOB BLOUNT SILT LOAM, 2	.5029	4540	2280	230	120
W	39	PM PEWAMO SILTY CLAY L	7.2153	7790	56210	230	1660
C	51	WSTL WASTE LAND	.7000	170	120	50	40
	910	SOLAR PANEL	2.6940				

40.5		312950	(100%)	80480
		109530	(35%)	28170

CAUV # 1444

Call Back: Sign: PSN Date: 2014-11-03 Lister:

31-050003.0000-v082020R