

MCDONALD TWP
UPPER SCIOTO SD

00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-220004.0000
I44

AGR
2025

sale

Eff Rate:- 44.45 — 40.66 — 39.34 — 39.29 — a/r

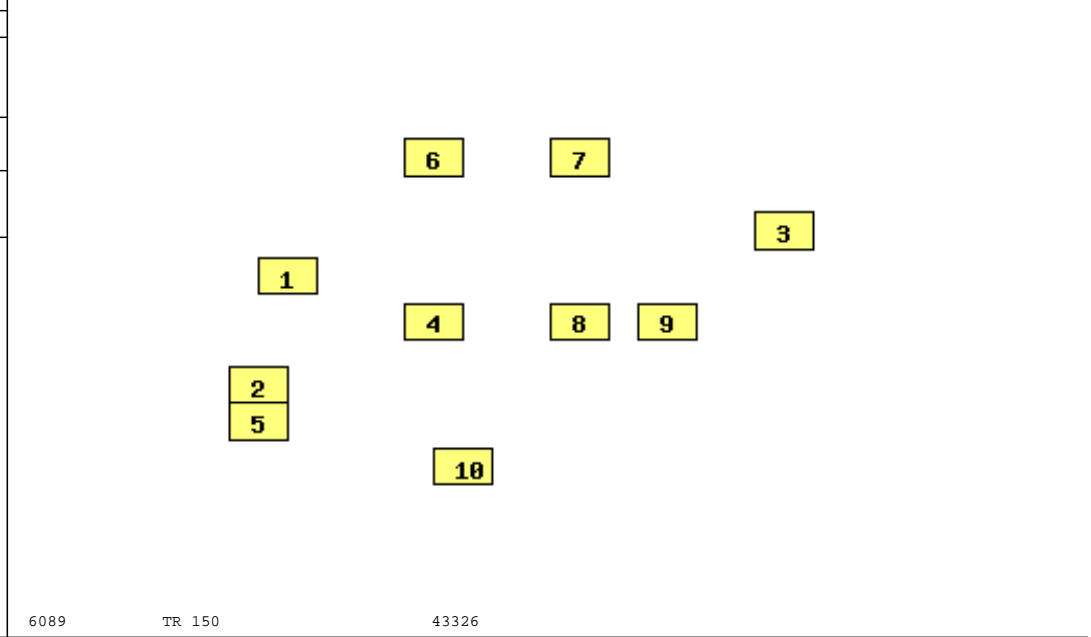
2022 STEDMAN SHERRY S	2005-12-21		
2023 STEDMAN SHERRY S	2005-12-21		
2024 STEDMAN SHERRY S	2005-12-21		
2025 STEDMAN SHERRY S	2005-12-21	10045	83.373A
6089 TR 150	1QC		
KENTON OH 43326	\$0		

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	199	199	199	199	199	199
Acres	83.3730	83.3730	83.3730	83.3730	83.3730	
Land100%	414540	453060	453060	453060	182970	453050
Bldg100%	74340	95290	95290	95290	95290	95280
Totl100%	488890t	548340t	548340t	548340t	278260t	548330t
Cauv100%	81030	182970	182970	182970		182970
Tax Value:						
Land 35%	28360	64040	64040	64040	64040	158570
Bldg 35%	26020	33350	33350	33350	33350	33350
Totl 35%	54380t	97390t	97390t	97390t	97390t	191920t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	2189.30	3620.70	3508.84	3504.00	3504.00	
Cauv Sav	4699.48	3514.40	3405.76	3401.12		
Sp-Asmnt	370.32	370.32	431.96	431.96		

312200050000	16.878a						
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
499	1	2005-12-21	STEDMAN SHERRY S	1QC *	0	171490	33770
487	3	1996-10-31	STEDMAN ROGER W	1FD *	0	96090	41600
1150	5	1995-11-24	STEDMAN MARJORIE J & ROG	5QC *	0	65200	41600
358	0	1986-05-21		*	0	0	209710

Year	Land	Bldg	Total	Net Tax
2021	28360	26020	54380	2313.86
2020	28360	26020	54380	2345.68

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
135 BADER #888 SCIOTO RIVER MCDO				XA/2025
137 FLAT BRANCH - SCIOTO				XA/2025



PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	3100
Dwl/Gar/NC%	1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Phy	Fnc	True
1 Pole Build		30X80	2400	Grade	Cond	Value	Dpr
2 Flat Barn		50X70	3500	C	2010AV	28800	.40
3 Quonset		40X56	2240	D	OLD/AV	33600	.80
4 Shed		30X60	1800	D	1950AV	21500	.65
5 Lean-To		10X30	300	D	OLD/FR	17280	.70
6 Crib/Grana		30X70	2100	D	OLD/AV	1920	.65
7 Hog House		30X64	1920	D	OLD/FR	16800	.70
8 Slant Wall	M 0	30X50	1500	D	OLD/FR	23040	.70
9 Grain Bin	*PP	24X20	480	D	1978AV	18000	.65
10 Pole Build		64X80	5120	C	2008AV	0	0
				C	2013AV	61440	.30
							43010

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB BLOUNT SILT LOAM, 2	54.2953	5770	313280	2360	128140
C 14	GWB GLYNWOOD SILT LOAM	14.5862	5400	78770	1750	25530
C 39	PM PEWAMO SILTY CLAY L	7.3715	6490	47840	3560	26240
C 51	WSTL WASTE LAND	1.5000	120	180	50	80
W 2	BOB BLOUNT SILT LOAM, 2	2.1022	3130	6580	470	990
W 39	PM PEWAMO SILTY CLAY L	1.1911	5370	6400	1670	1990
980	ROAD ROAD	2.3267				

83.373	453050	(100%)	182970	CAUV # 1189
	158570	(35%)	64040	

Call Back: Sign: PSN Date: 2014-11-04 Lister: 31-220004.0000-v082020R