

MCDONALD TWP
BENJAMIN LOGAN SD

00310

Hardin County, Ohio
Michael T. Bacon, Auditor

32-190001.0000
A66

AGR
2025

sale

Eff Rate:- 44.42 — 41.40 — 41.78 — 40.51 — a/r

2022 DRR HUNTSVILLE LLC	2012-12-27			
2023 REED FARMS & HOLDINGS	2022-04-20			
2024 REED FARMS & HOLDINGS	2022-04-20			
2025 REED FARMS & HOLDINGS L	2022-04-20	10050 10501	104.848A	
TR 180	1QC			
	\$0			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	104.8480	104.8480	104.8480	104.8480	
Land100%	556170	607740	607740	607740	607750
Bldg100%					0
Totl100%	556170t	607740t	607740t	607740t	607750t
Cauv100%	132090	271140	271140	271140	271150
Tax Value:					
Land 35%	46230	94900	94900	94900	212710
Bldg 35%					0
Totl 35%	46230t	94900t	94900t	94900t	212710t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1871.34	3577.48	3613.12	3501.14	
Cauv Sav	6008.22	4441.10	4485.34	4346.34	
Sp-Asmnt	233.66	219.44	245.72	401.94	

2012 duplicate combined parcels
TURBINE T-115 16701-A CR 75 ACCESS LANE SCIOTO RIDGE WIND FARM ON PARCEL 2
ACCESS LANE ON PARCEL 3
321900020000 50.848a
321900030000 24.00a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
185	1	2022-04-20	REED FARMS & HOLDINGS LLC	1QC *	0	558940	0
527	3	2012-12-27	DRR HUNTSVILLE LLC	3QC *	0	617570	0
103	1	1996-02-28	REED JOHN E & SHERYL D	1WD	119142	80600	0
660	15	1995-07-17	TERRA NOVA IV	WD	905900	80600	0
687	0	1985-10-01		*	618600	0	178510

Year	Land	Bldg	Total	Net Tax
2021	46460	0	46460	1931.60
2020	46460	0	46460	1808.14

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
147 KILLOUGH #919 SCIOTO RIVER M			XA/2025
227 REED #979 - LITTLE MIAMI			XA/2025
299 HESS #1056 - LITTLE MIAMI			XA/2025
324 HARPSTER - SCIOTO RIVER			XA/2025

TR 180

PRIV WATER

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 ABATE2099	*740	FtxFt	0			2022	6000			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-	33.0800	6030	199470	2660	87990				
C 2	BOB BLOUNT SILT LOAM, 2	34.1761	5770	197200	2360	80660				
C 15	GYB2 GLYNWOOD CLAY LOAM	1.4474	5020	7270	1230	1780				
C 39	PM PEWAMO SILTY CLAY L	24.5204	6490	159140	3560	87290				
W 1	BOA BLOUNT SILT LOAM 0-	.0384	3610	140	770	30				
W 2	BOB BLOUNT SILT LOAM, 2	.9227	3130	2890	470	430				
W 39	PM PEWAMO SILTY CLAY L	7.7193	5370	41450	1670	12890				
C 51	WSTL WASTE LAND	1.5704	120	190	50	80				
980	ROAD	.8733								
900	WIND TURBINE LAND	.5000								

104.848 607750 (100%) 271150 CAUV # 4461
212710 (35%) 94900

Call Back:

Sign: PSN Date: 2014-10-31 Lister:

32-190001.0000-v082020R