

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-190001.0000
C08

AGR
2025

sale

Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

2022	DAVIS NELSON L & CHRI	2004-08-27	
2023	DAVIS NELSON L & CHRI	2004-08-27	
2024	DAVIS NELSON L & CHRI	2004-08-27	
2025	DAVIS NELSON L & CHRIST	2004-08-27	SW4 PT NW4 S19 71.621A
	12028 TR 100		1QC
	KENTON OH 43326	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	71.6210	71.6210	71.6210	71.6210	
Land100%	384860	420540	420540	420540	420540
Bldg100%					0
Totl100%	384860t	420540t	420540t	420540t	420540t
Cauv100%	94430	190970	190970	190970	190980
Tax Value:					
Land 35%	33050	66840	66840	66840	147190
Bldg 35%					0
Totl 35%	33050t	66840t	66840t	66840t	147190t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1514.54	2675.98	2835.16	2832.52	
Cauv Sav	4658.24	3216.86	3408.22	3405.04	
Sp-Asmnt	81.72	165.42	157.42	201.28	

acreage change per engineer's office
331900020000 12.58a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
384	1	2004-08-27	DAVIS NELSON L & CHRISTI	1QC *	0	128910	59340
383	1	2004-08-27	DAVIS NELSON L	1QC *	0	128910	59340
251	2	2004-06-10	DAVIS MELVIN W ETAL	2AF *	0	128910	59340
172	2	2000-05-02	DAVIS PAULINE A	2AD *	0	116200	50830
466	2	1998-10-23	DAVIS NELSON L & MELVIN	2QC *	0	90060	49370

Year	Land	Bldg	Total	Net Tax
2021	33050	0	33050	1520.16
2020	33050	0	33050	1316.56

Project	ben acres	/	%	factor
131 BLANCHARD RIVER MAINT				XA/2025
235 KELLOGG #983 - BLANCHARD				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
286 DEARDORFF #1024 - BLANCHARD				XA/2025

12028 TR 100 43326

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 3300
Dwl/Gar/NC% 1.3400

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	3.7856	6030	22830	2660	10070
C 2	BOB BLOUNT SILT LOAM, 2	41.7270	5770	240760	2360	98480
C 14	GWB GLYNWOOD SILT LOAM	2.1435	5400	11570	1750	3750
C 39	PM PEWAMO SILTY CLAY L	21.7082	6490	140890	3560	77280
W 39	PM PEWAMO SILTY CLAY L	.8354	5370	4490	1670	1400
980	ROAD ROAD	1.4213				

71.621 420540 (100%) 190980 CAUV # 3306
147190 (35%) 66840

Call Back: Sign: PSN Date: 2016-11-11 Lister: 33-190001.0000-v082020R