

PLEASANT TWP
KENTON SD

00320

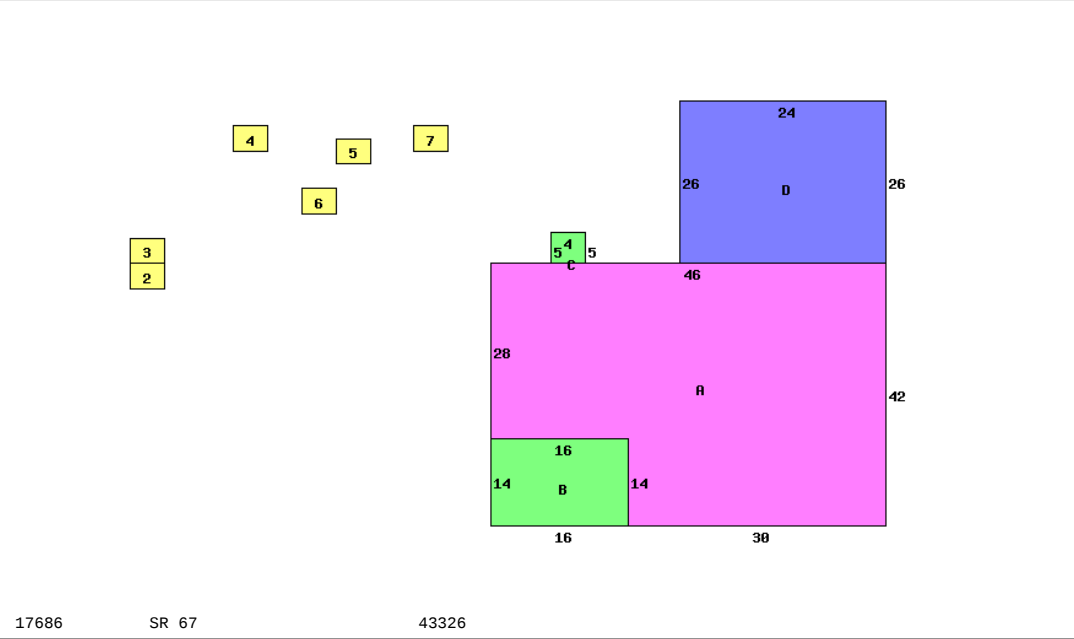
Hardin County, Ohio
Michael T. Bacon, Auditor

33-250005.0000
E70

AGR
2025

Sale				Eff Rate: - 49.60 — 43.46 — 45.84 — 45.76 — a/r					
2022	CHIMNEY ROCK FARMS LL	2009-12-22		Tax Year	2022	2023	2024	2025	CAMA
2023	CHIMNEY ROCK FARMS LL	2009-12-22		Prop Cls	111	111	111	111	111
2024	CHIMNEY ROCK FARMS LL	2009-12-22		Acres	96.0000	96.0000	96.0000	96.0000	
2025	CHIMNEY ROCK FARMS LLC	2009-12-22	PT NE 1/4 25 96.00A	Land100%	526260	579230	579230	579230	579230
	17686 SR 67	2WD		Bldg100%	134200	157830	157830	157830	157830
	KENTON OH 43326	\$664,720		Totl100%	660460t	737060t	737060t	737060t	737060t
				Cauv100%	151400	285910	285910	285910	
				Tax Value:					
				Land 35%	52990	100070	100070	100070	202730
				Bldg 35%	46970	55240	55240	55240	55240
				Totl 35%	99960t	155310t	155310t	155310t	257970t
				Hmstd35%					
				Owner 0c					
				Hmstd RB					
				Net Tax	4580.78	6217.94	6587.82	6581.66	
				Cauv Sav	6012.40	4110.04	4354.52	4350.50	
				Sp-Asmnt	73.66	85.66	73.66	73.66	

SHB+ 1 B	CONS F EFP STP FZ	TYPE M P P G	FACT	SQ-FT 1708 224 20 624	VALUE 8960 80 14980	a b c d	*MAIN PORCH PORCH GRAGE
#: 6 7 L/W							
1-16-09 co trustees Betty J Ludwig Trust "B" DTD							
332500060000 .458a							
332500070000 15.086a							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
581	2	2009-12-22	CHIMNEY ROCK FARMS LLC	2WD	664720	222370	110340
22	5	2009-01-16	WILLIAMS KAREN S & TERES	5TD *	0	222370	110340
21	5	2009-01-16	WILLIAMS KAREN S & TERES	5TD *	0	222370	110340
20	5	2009-01-16	WILLIAMS KAREN S & TERES	5AF *	0	222370	110340
308	1	1990-04-20		1UN *	0	0	175110
307	1	1990-04-20		1UN *	0	0	175110
Year	Land	Bldg	Total	Net Tax			
2021	52990	46970	99960	4597.78			
2020	52990	46970	99960	3981.92			
p r o j e c t					ben acres / % factor		
106 REELHORN - TYMOCHTEE				XA/2025			
500 HARDIN COUNTY LANDFILL				XA/2025			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
				Sq-Ft	Value												
Story Height 1						Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True	
Floor Level						1 DWELLING	1 B F	0	1708			C-	1961VG	154600	.28		149160
	Main	FRAME		1708	126190	2 Flat Barn	F	0	36X54	1944		D	OLD/AV	18660	.80	.50	1870
	Basement			854	15950	3 Lean-To			45X54	2430		C	1967AV	19440	.65		6800
	Subtotal				142140	4 Grain Bin	*PP		48X52	2496		C	2013AV	0			0
Shingle	Roof	GABLE				5 Grain Bin	*PP		24X32	768		C	1973AV	0			0
	B 1 2 U A					6 Shed	*PP		8X14	96			2013AV	0			0
						7 Grain Bin	*PP		54X60	3240		C	2014AV	0			0
Plaster/Drywall	X		Air Conditioning	2960													
Panelled Wall	X		Plumbing	2100													
Unfinished Wall	X		Garages and Carports	14980													
Floor/Hardwood	X		Extra Features	9600													
Floor/Carpet	X		Total Value	171780													
Number of Rooms	1 5																
Bedrooms	2		PUB ELECTRIC														
			PRIV WATER														
			PRIV SEWER														
			PUB PAVED ST/RD														
Central Heat	A																
FORCED AIR																	
Central A/C	A																
Plumbing			Neighborhood:														
Standard	1		Code:	3300													
Extra 3 Fixture	1		Dwl/Gar/NC%	1.3400													