

PLEASANT TWP
NORTHERN SD

00340

Hardin County, Ohio
Michael T. Bacon, Auditor

34-020003.0000
G05

AGR
2025

sale

2022 RAGER BROS LLC	2016-04-01			
2023 RAGER BROS LLC	2016-04-01			
2024 RAGER BROS LLC	2016-04-01			
2025 RAGER BROS LLC	2016-04-01	PT NE 1/4 2	75.46A	
TR 74		3QC		
	\$0			

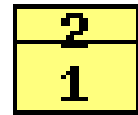
Eff Rate:-	48.97	39.04	41.32	41.39	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	75.4600	75.4600	75.4600	75.4600	
Land100%	428090	467660	467660	467660	467670
Bldg100%	5170	7260	7260	7260	7260
Totl100%	433260t	474910t	474910t	474910t	474930t
Cauv100%	123540	230940	230940	230940	230930
Tax Value:					
Land 35%	43240	80830	80830	80830	163680
Bldg 35%	1810	2540	2540	2540	2540
Totl 35%	45050t	83370t	83370t	83370t	166230t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2010.08	2962.58	3154.08	3162.38	
Cauv Sav	4755.94	2944.14	3134.38	3142.66	
Sp-Asmnt	6.42	14.42	6.42	17.05	

340200040000 1.96a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
138	3	2016-04-01	RAGER BROS LLC	3QC *	0	305570	3660
503	4	2013-11-05	RAGER BRET ALLEN ETAL	4AF *	0	243140	3660

Year	Land	Bldg	Total	Net Tax
2021	43240	1810	45050	2020.70
2020	43240	1810	45050	2028.86

Project		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT			XA/2025
133	BREIDENBACH - BLANCHARD			XA/2025
921	BLANCHARD RIVER MAINT			XA/2023
235	KELLOGG #983 - BLANCHARD			XA/2025



TR 74

PUB ELECTRIC
PUB PAVED ST/RD

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

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 Pole Build		36X24	864		C	1993AV	13820	.60	Dpr	5530
2 P	OFF	4X36	144		C	1993AV	4320	.60	Dpr	1730
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-	39.5405	6030	238430	2660	105180				
C 39	PM PEWAMO SILTY CLAY L	35.3226	6490	229240	3560	125750				
980	ROAD ROAD	.5969								

75.46 467670 (100%) 230930 CAUV # 4045
163680 (35%) 80830

Call Back: Sign: PSN Date: 2015-11-17 Lister: 34-020003.0000-v082020R