

PLEASANT TWP
NORTHERN SD

00340

REAL PROPERTY RECORD

Hardin County, Ohio
Michael T. Bacon, Auditor

03:35 AM

34-040019.0000
K09.01

AGR
2025

sale		Eff Rate:- 48.97 — 39.04 — 41.32 — 41.39 — a/r	
2022 OATES CHRISTOPHER J & 2023 CHIMNEY ROCK FARMS LL 2024 CHIMNEY ROCK FARMS LL 2025 CHIMNEY ROCK FARMS LLC CR 80	2022-07-28 2022-07-28 2022-07-28 SW4 SW4 & SW PT DSE4 SW4 1WD S4 43.677A \$445,723	Tax Year 2022 2023 2024 2025 2025 Prop Cls 111 110 110 110 110 Acres 43.6770 43.6770 43.6770 43.6770 Land100% 265910 265910 265910 265910 Bldg100% 0 Totl100% 265910t 265910t 265910t 265910t Cauv100% 78460 140830 140830 140830 Tax Value:	CAMA 110 265910 265910t 140840
Orig Tax Year 2023 Parent: 34-040008.0000		Land 35% 27460 49290 49290 49290 49290 Bldg 35% Totl 35% 27460t 49290t 49290t 49290t 49290t Hmstd35% Owner 0c Hmstd RB Net Tax 1225.24 1751.54 1864.74 1869.66 1869.66 1555.74 1656.30 1660.68 Sp-Asmnt 11.64 15.64 11.64 137.32	93070 0 93070t

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
384	1	2022-07-28	CHIMNEY ROCK FARMS LLC	1WD	445723	0	0
p r o j e c t					ben acres	/ %	factor
921	BLANCHARD RIVER MAINT	XA/2023					
131	BLANCHARD RIVER MAINT	XA/2025					
235	KELLOGG #983 - BLANCHARD	XA/2025					
337	KRITZLER #1103 - BLANCHARD	XA/2025					
