ROUNDHEAD TWP
UPPER SCIOTO SD 00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-040001.0000 AGR
G20 2026

sale

2023 POHLMAN FARMS PERFORM	2017-03-07	
2024 POHLMAN FARMS PERFORM	2017-03-07	
2025 POHLMAN FARMS PERFORM	2017-03-07	
2026 POHLMAN FARMS PERFORMAN	2017-03-07 N 1/2 NW 1/4 5	77.287A
SR 235 REAR	1WD	
	$0	

Eff Rate: – 41.39 — 40.07 — 40.02 — 40.02 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	110	110
Acres	80.0000	80.0000	77.2870	77.2870	77.2870			
Land100%	413740	413740	403910	403910		403910	230600	230590
Bldg100%				0				
Totl100%	413740t	413740t	403910t	403910t		403910t	230600t	230590t
Cauv100%	137940	135710	135710	135710		403910	230600	45270
Tax Value:								
Land 35%	48280	47500	47500	47500		47500	15840	80710
Bldg 35%								0
Totl 35%	48280t	47500t	47500t	47500t		47500t	15840t	80710t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1826.52	1742.46	1740.26	1740.26	1740.26			
Cauv Sav	4499.38	3651.88	3569.72	3439.16				
Sp-Asmnt	24.96	82.31	82.31	82.31				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
97	1	2017-03-07	POHLMAN FARMS PERFORMANCE	1WD *	0	271570	0
153	9	2016-04-08	SUGAR SHACK LTD	9WD *	0	271570	0
590	1	2014-12-17	POHLMAN JAMES D	1WD *	0	271570	0
203	4	2014-05-22	POHLMAN RANDALL J	4WD	823791	219310	0
202	1	2014-05-22	POHLMAN RANDALL J	1FD *	552000	219310	0
309	0	1987-04-28		*	0	0	144000
308	0	1987-04-28		*	0	0	144000

Year	Land	Bldg	Total	Net Tax
2022	23240	0	23240	956.24
2021	23240	0	23240	1009.52

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
232 DUNLAP #985 - SCIOTO RIVER	XA/2025			

SR 235 (REAR)

PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 3800
Dwl/Gar/NC% 1.4000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	ABATE2099	*705		0			2026	534400			0

Tab	#	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA BLOUNT SILT LOAM 0-	7.9206	8740	69230	2550	20200
C	2	BOB BLOUNT SILT LOAM, 2	3.3568	8370	28100	2230	7490
C	14	GWB GLYNWOOD SILT LOAM	1.0473	7830	8200	1630	1710
C	16	GYC2 GLYNWOOD CLAY LOAM	8.5801	6890	59120	870	7470
C	30	MRD2 MORLEY CLAY LOAM 12	4.4630	6770	30210	630	2810
C	39	PM PEWAMO SILTY CLAY L	1.2248	9410	11530	3450	4230
W	1	BOA BLOUNT SILT LOAM 0-	.5296	5230	2770	230	120
W	2	BOB BLOUNT SILT LOAM, 2	.1274	4540	580	230	30
W	14	GWB GLYNWOOD SILT LOAM	4.8470	4100	19870	230	1120
C	51	WSTL WASTE LAND	.3540	170	60	50	20
W	30	MRD2 MORLEY CLAY LOAM 12	.2008	610	120	230	50
W	39	PM PEWAMO SILTY CLAY L	.1026	7790	800	230	20
	910	SOLAR PANEL	44.5330				
			77.287		230590	(100%)	45270
					80710	(35%)	15840

CAUV # 3871

Call Back: Sign: PSN Date: 2014-10-21 Lister:

37-040001.0000-v082020R