

ROUNDHEAD TWP
UPPER SCIOTO SD

00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-170006.0000
B44

AGR
2025

sale

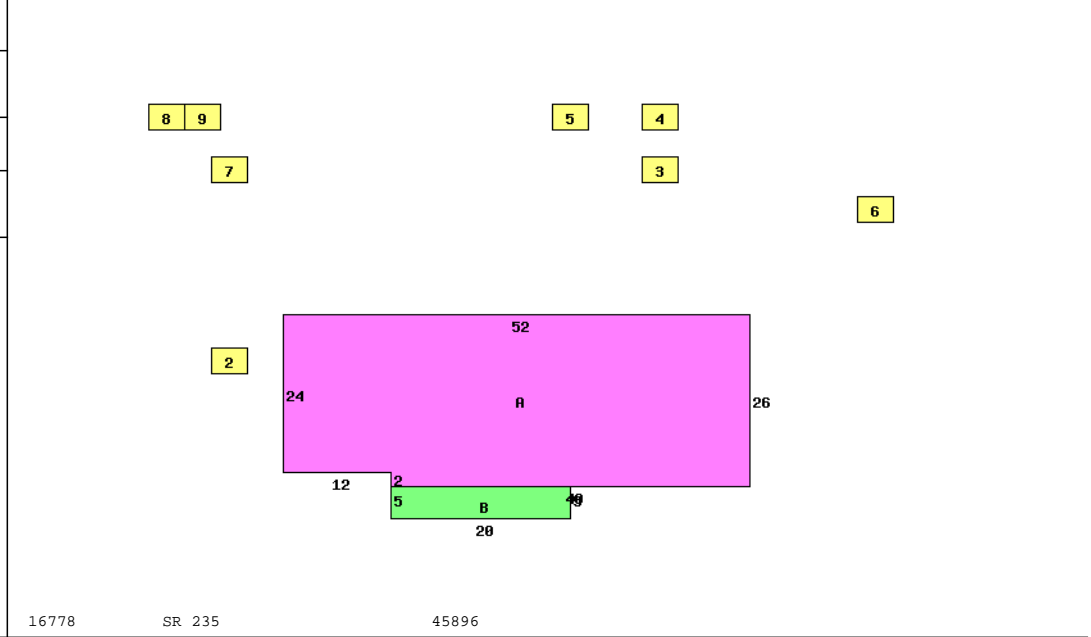
Eff Rate:- 45.43 — 41.39 — 40.07 — 40.02 — a/r

2022 THE 121 COMPANY LLC	2003-05-21
2023 THE 121 COMPANY LLC	2003-05-21
2024 THE 121 COMPANY LLC	2003-05-21
2025 THE 121 COMPANY LLC	2003-05-21 S1/2 S1/2 S28 117.00A
16778 SR 235	7WD
WAYNESFIELD OH 45896	\$0

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	111	111	111	111	111	111
Acres	117.0000	117.0000	117.0000	117.0000	117.0000	
Land100%	73290	83200	83200	83200	83200	83210
Bldg100%	143860	152710	152710	152710	152710	152720
Totl100%	217140t	235910t	235910t	235910t	201340t	235930t
Cauv100%	41400	48630	48630	48630		48620
Tax Value:						
Land 35%	14490	17020	17020	17020	17020	29120
Bldg 35%	50350	53450	53450	53450	53450	53450
Totl 35%	64840t	70470t	70470t	70470t	70470t	82580t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	2667.94	2665.98	2585.10	2581.82	2581.82	
Cauv Sav	459.18	457.78	443.88	443.32		
Sp-Asmnt	65.80	65.80	119.04	119.04		

SHB+ 1 B	CONS F OFF	TYPE M P	FACT	SQ-FT 1328	VALUE 3000	a b	*MAIN PORCH
SCIOTO RIVER HUNTING CLUB							
Sale# 248	#p 7	sale date 2003-05-21	To THE 121 COMPANY LLC	Type/Invalid? 7WD *	Sale\$ 350000	co:land 168430	co:bldg 123000
1092	1	1989-12-27		1WD		0	167600

Year	Land	Bldg	Total	Net Tax
2021	14490	50350	64840	2816.60
2020	14490	50350	64840	2854.46
p r o j e c t				
902 MAIN DISTRICT CONSERVANCY			XA/2025	ben acres / % factor
356 ZIMMERMAN-SCIOTO RIVER			XA/2025	
500 HARDIN COUNTY LANDFILL			XA/2025	



16778 SR 235 45896

Occupancy 6 Apartment	*DWELLING COMPUTATIONS		
Story Height 1	Sq-Ft	Value	
Floor Level			
Main	FRAME	1328	106440
Basement		1328	24580
Subtotal			131020
Shingle	Roof	GABLE	
B 1 2 U A			
Plaster/Drywall	X X	1328 sq ft	Basement Finish 14120
Floor/Carpet	X X		Air Conditioning 2300
Number of Rooms	1 6		Plumbing 2100
Bedrooms	3		Extra Features 3000
Central Heat	A		Total Value 152540
FORCED AIR			
Central A/C	A		PUB ELECTRIC
Plumbing			PRIV WATER
Standard	1		PRIV SEWER
Extra 3 Fixture	1		PUB PAVED ST/RD
			Topo: ROLLING
			Neighborhood:
			Code: 3800
			Dwl/Gar/NC% 1.0800

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F	2656			C	1981AV	152540	.30			115320
2 Garage		30X30	900		D	1950FR	17280	.70			5600
3 Silo	*NV	0 16X40	640			OLD/VP	0				0
4 Hog House	*NV	0 30X75	2250			OLD/VP	0				0
5 Crib/Grana	*NV	0 36X36	1296			OLD/VP	0				0
6 SILO TR P	*NV	0 30X96	2880			OLD/VP	0				0
7 Pole Build		30X72	2160		C	1974FR	20740	.70			6220
8 Pole Build		50X90	4500		C	1997AV	54000	.55			24300
9 Lean-To		12X38	456		C	1990AV	3650	.65			1280
1 SIDE OPN											
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 4	CA	CARLISLE MUCK	1.0681	7910	3140	3350					
C 16	GVC2	GLYNWOOD CLAY LOAM	.8170	4750	3880	860					
C 26	MF	MILFORD SILTY CLAY	.0581	6900	400	220					
C 30	MRD2	MORLEY CLAY LOAM L2	.2439	4670	1140	90					
C 44	SA	SARANAC SLTY CLAY L	.6333	6390	4050	1750					
C 49	WA	WALKKILL SLT LOAM F	1.0230	5470	5600	2100					
W 4	CA	CARLISLE MUCK	.0253	5100	130	30					
W 16	GVC2	GLYNWOOD CLAY LOAM	.4782	1460	700	110					
W 26	MF	MILFORD SILTY CLAY	.2337	5740	1340	450					
W 37	OT	OLENTANGY SILT LOAM	.0845	1410	120	20					
C 51	WSTL	WASTE LAND	3.0000	120	360	150					
670	HSITE	HOMESITE	1.0000	15000	15000	15000					
980	ROAD	ROAD	1.8790								
C 71	WET	WETLANDS	106.4559	400	42580	24490					
			117		83210	(100%)	48620		CAUV # 3229		
					29120	(35%)	17020				