

TAYLOR CREEK TWP  
RIDGEMONT SD/SE AMBULANCE

00380

Hardin County, Ohio  
Michael T. Bacon, Auditor

40-200017.0000  
B11

AGR  
2025

sale

Eff Rate:- 45.31 — 37.83 — 38.20 — 37.43 — a/r

2022 JOHNSON GREGORY ETAL	2019-04-25		
2023 JOHNSON GREGORY ETAL	2019-04-25		
2024 JOHNSON GREGORY ETAL	2019-04-25		
2025 JOHNSON GREGORY ETAL	2024-03-29	9994	59.858A
SR 273	5WD		
	\$340,000		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	60.0000	60.0000	60.0000	59.8580	
Land100%	320540	350230	350230	349430	349420
Bldg100%				0	
Totl100%	320540t	350230t	350230t	349430t	349420t
Cauv100%	80570	160260	160260	159910	159920

2026 AFBP LLC	2025-05-27		
SR 273	2WD		

Tax Value:					
Land 35%	28200	56090	56090	55970	122300
Bldg 35%					0
Totl 35%	28200t	56090t	56090t	55970t	122300t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1158.70	1923.00	1944.32	1898.70	
Cauv Sav	3450.98	2279.54	2304.82	2250.16	
Sp-Asmnt	2.43	2.43	7.95	7.95	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
211	2	2025-05-27	AFBP LLC ETAL	2WD	312267	350230	0
212	2	2025-05-27	AFBP LLC	2WD	312267	350230	0
210	2	2025-05-27	AFBP LLC ETAL	2WD	624534	350230	0
132	2	2025-03-21	MCCARTHY KRISTIE ETAL	2WD *	0	350230	0
119	5	2024-03-29	JOHNSON GREGORY ETAL	5WD	340000	350230	0
156	5	2019-04-25	JOHNSON GREGORY ETAL	5CT *	0	320540	0
905	6	1994-10-04	JOHNSON ROSELLA M	6CT *	0	0	52800

Year	Land	Bldg	Total	Net Tax
2021	28200	0	28200	1166.04
2020	28200	0	28200	1168.00

p r o j e c t		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY		XA/2025	

SR 273

PUB PAVED ST/RD  
Topo: ROLLING

Neighborhood:  
Code: 3900  
Dwl/Gar/NC% 1.2300

Tab #	S	O	I	L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT	SILT	LOAM 0-	22.5092	6030	135730	2660	59880
C 2	BOB	BLOUNT	SILT	LOAM, 2	20.0551	5770	115720	2360	47330
C 39	PM	PEWAMO	SILTY	CLAY L	14.4885	6490	94030	3560	51580
W 1	BOA	BLOUNT	SILT	LOAM 0-	.2635	3610	950	770	200
W 2	BOB	BLOUNT	SILT	LOAM, 2	.0153	3130	50	470	10
W 39	PM	PEWAMO	SILTY	CLAY L	.5479	5370	2940	1670	920
980	ROAD	ROAD			1.9785				

59.858 349420 (100%) 159920 CAUV # 4404  
122300 ( 35%) 55970

Call Back:

Sign: PSN Date: 2014-11-10 Lister:

40-200017.0000-v082020R