TAYLOR CREEK TWP-RIDGEMONT SD BM
RIDGEMONT SD/BMRT AMBULNCE 00385

Hardin County, Ohio
Michael T. Bacon, Auditor

41-120005.0000 AGR
G38 2026

sale

| | | | |
|---|---|---|---|
| 2023 SUTHERLAND ACRES LLC | 2017-11-03 | | |
| 2024 SUTHERLAND ACRES LLC | 2017-11-03 | | |
| 2025 SUTHERLAND ACRES LLC | 2017-11-03 | | |
| 2026 SUTHERLAND ACRES LLC | 2017-11-03 | 10014 | 9.807A |
| 18136 US 68 S | 7QC | | |
| | $0 | | |
| KENTON OH 43326 | | | |

Eff Rate:– 39.76 — 40.14 — 39.56 — 39.56 — a/r

| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Prop Cls | 110 | 110 | 110 | 110 | 0 | 110 | 110 | 110 |
| Acres | 9.8070 | 9.8070 | 9.8070 | 9.8070 | 9.8070 | | | |
| Land100% | 59060 | 59060 | 59060 | 59060 | | 59060 | 85600 | 85600 |
| Bldg100% | | | | 0 | | | | |
| Totl100% | 59060t | 59060t | 59060t | 59060t | | 59060t | 85600t | 85600t |
| Cauv100% | 28970 | 28970 | 28970 | 28970 | | 59060 | 85600 | 27870 |
| Tax Value: | | | | | | | | |
| Land 35% | 10140 | 10140 | 10140 | 10140 | | 10140 | 9750 | 29960 |
| Bldg 35% | | | | | | | | 0 |
| Totl 35% | 10140t | 10140t | 10140t | 10140t | | 10140t | 9750t | 29960t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 367.28 | 371.08 | 365.38 | 365.38 | 365.38 | | | |
| Cauv Sav | 582.22 | 381.38 | 385.38 | 379.46 | | | | |
| Sp-Asmnt | 12.74 | 27.22 | 43.22 | 43.22 | | | | |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 487 | 7 | 2017-11-03 | SUTHERLAND ACRES LLC | 7QC | * | 0 | 37310 | 0 |
| 486 | 7 | 2017-11-03 | SUTHERLAND ACRES LLC | 7WD | * | 0 | 37310 | 0 |
| 25 | 7 | 2017-01-20 | BARACH TAMARA ETAL | 7AF | * | 0 | 37310 | 0 |
| 24 | 7 | 2017-01-20 | BARACH TAMARA ETAL | 7AF | * | 0 | 37310 | 0 |
| 140 | 1 | 2009-05-07 | BARACH TAMARA ETAL | 1QC | * | 0 | 34170 | 71030 |
| 1 | 1 | 1998-01-02 | SUTHERLAND IMOGENE | 1QC | * | 0 | 20030 | 48290 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 5370 | 0 | 5370 | 230.90 |
| 2021 | 5370 | 0 | 5370 | 238.66 |

| project | | | ben acres | / % | factor |
|---|---|---|---|---|---|
| 902 | MAIN DISTRICT CONSERVANCY | XA/2025 | | | |
| 279 | SILVER CREEK - SCIOTO RIVER | XA/2025 | | | |
| 333 | TAYLOR CREEK #1096 - SCIOTO | XA/2025 | | | |
| 364 | LOWE-SCIOTO RIVER | XA/2025 | | | |

US 68 43326

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 3900
Dwl/Gar/NC% 1.6000

| Tab # | | SOIL | Acres | Mkt/Ac | Market | Au/Ac | Cauv |
|---|---|---|---|---|---|---|---|
| C 1 | BOA | BLOUNT SILT LOAM 0- | 2.4044 | 8740 | 21010 | 2550 | 6130 |
| C 2 | BOB | BLOUNT SILT LOAM, 2 | 2.3099 | 8370 | 19330 | 2230 | 5150 |
| C 39 | PM | PEWAMO SILTY CLAY L | 4.8099 | 9410 | 45260 | 3450 | 16590 |
| 980 | ROAD | ROAD | .2828 | | | | |
| | | | 9.807 | | 85600 | (100%) | 27870 |
| | | | | | 29960 | ( 35%) | 9750 |

CAUV # 4135

Call Back: Sign: PSN Date: 2014-11-26 Lister:

41-120005.0000-v082020R