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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-120011.0000 AGR
G41 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	42.069A
	US 68	7QC		
		$0		

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	42.0690	42.0690	42.0690	42.0690	42.0690			
Land100%	236260	236260	236260	236260		236260	342540	342540
Bldg100%				0				
Totl100%	236260t	236260t	236260t	236260t		236260t	342540t	342540t
Cauv100%	106200	106200	106200	106200		236260	342540	101330
Tax Value:								
Land 35%	37170	37170	37170	37170		37170	35470	119890
Bldg 35%								0
Totl 35%	37170t	37170t	37170t	37170t		37170t	35470t	119890t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1346.28	1360.30	1339.40	1339.40	1339.40			
Cauv Sav	2454.40	1648.72	1665.88	1640.28				
Sp-Asmnt	7.88	19.85	283.62	283.62				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
487	7	2017-11-03	SUTHERLAND ACRES LLC	7QC	*	0	154260	0
486	7	2017-11-03	SUTHERLAND ACRES LLC	7WD	*	0	154260	0
25	7	2017-01-20	BARACH TAMARA ETAL	7AF	*	0	154260	0
24	7	2017-01-20	BARACH TAMARA ETAL	7AF	*	0	154260	0
254	6	2005-07-14	SUTHERLAND IMOGENE ETAL	6QC	*	0	65940	0
215	6	2000-05-25	SUTHERLAND IMOGENE ETAL	6CT	*	0	59890	0
2	6	1998-01-02	SUTHERLAND NEIL	6QC	*	0	45030	0

Year	Land	Bldg	Total	Net Tax
2022	18590	0	18590	799.36
2021	18590	0	18590	826.20

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

US 68

PUB ELECTRIC
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-	16.9778	8740	148390	2550	43290
C	2	BOB	BLOUNT SILT LOAM, 2	12.0174	8370	100590	2230	26800
C	15	GYB2	GLYNWOOD CLAY LOAM	1.4436	7280	10510	1110	1600
C	39	PM	PEWAMO SILTY CLAY L	8.5311	9410	80280	3450	29430
C	51	WSTL	WASTE LAND	2.3090	170	390	50	120
W	1	BOA	BLOUNT SILT LOAM 0-	.2189	5230	1140	230	50
W	2	BOB	BLOUNT SILT LOAM, 2	.0344	4540	160	230	10
W	39	PM	PEWAMO SILTY CLAY L	.1385	7790	1080	230	30
	980	ROAD	ROAD	.3983				
				42.069		342540	(100%)	101330
						119890	(35%)	35470

CAUV # 4135

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

41-120011.0000-v082020R