

TAYLOR CREEK TWP
BENJAMIN LOGAN SD

Hardin County, Ohio
Michael T. Bacon, Auditor

42-090002.0000
F55

AGR
2025

00390

sale

2022	KAHLER WILLIAM R ETAL	2014-04-07		
2023	KAHLER WILLIAM R ETAL	2014-04-07		
2024	KAHLER WILLIAM R ETAL	2014-04-07		
2025	KAHLER WILLIAM R ETAL	2014-04-07	10026	80.33A
	TR 190		1CT	

\$0

2026 KAHLER HELEN A ETAL
TR 190

2025-04-07
1CT

Eff Rate:- 43.71 — 40.66 — 41.04 — 39.77 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	80.3300	80.3300	80.3300	80.3300	
Land100%	419600	458510	458510	458510	458510
Bldg100%					0
Totl100%	419600t	458510t	458510t	458510t	458510t
Cauv100%	104260	209860	209860	209860	209860
Tax Value:					
Land 35%	36490	73450	73450	73450	160480
Bldg 35%					0
Totl 35%	36490t	73450t	73450t	73450t	160480t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	1453.76	2719.90	2747.46	2660.52	
Cauv Sav	4397.12	3222.78	3255.42	3152.42	
Sp-Asmnt	31.90	38.92	53.02	78.98	

2013 duplicate combined 42-090002.12 lease agreement was never executed

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
162	1	2025-04-07	KAHLER HELEN A ETAL	1CT *	0	458510	0
167	1	2014-04-07	KAHLER WILLIAM R ETAL	1CT *	0	246570	35140

Year	Land	Bldg	Total	Net Tax
2021	36490	0	36490	1493.88
2020	36490	0	36490	1396.92

p r o j e c t		ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
102	SHICK - LITTLE MIAMI	XA/2025			
227	REED #979 - LITTLE MIAMI	XA/2025			
259	MCKIRAHAN DITCH #1017 - SCIO	XA/2025			
279	SILVER CREEK - SCIO	XA/2025			
364	LOWE-SCIO	XA/2025			
	TO RIVER				

TR 190

43326

PUB ELECTRIC
PRIV WATER
PRIV SEWER
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-	20.3550	6030	122740	2660	54140
C 2	BOB BLOUNT SILT LOAM, 2	17.6981	5770	102120	2360	41770
C 19	KAB KENDALLVILLE SILT L	.6974	5800	4040	2090	1460
C 39	PM PEWAMO SILTY CLAY L	27.4385	6490	178080	3560	97680
C 51	WSTL WASTE LAND	2.0000	120	240	50	100
W 1	BOA BLOUNT SILT LOAM 0-	2.0288	3610	7320	770	1560
W 2	BOB BLOUNT SILT LOAM, 2	1.0281	3130	3220	470	480
W 39	PM PEWAMO SILTY CLAY L	7.5879	5370	40750	1670	12670
980	ROAD ROAD	1.4962				

80.33 458510 (100%) 209860 CAUV # 2173
160480 (35%) 73450

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

42-090002.0000-v082020R