WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-020002.0000 AGR
B02 2026

sale

| | | |
|---|---|---|
| 2023 FRATER DWIGHT L | 2019-06-26 | |
| 2024 FRATER DWIGHT L | 2019-06-26 | |
| 2025 FRATER DWIGHT L | 2019-06-26 | |
| 2026 FRATER DWIGHT L | 2019-06-26 E 1/2 NW 1/4 2 | 74.25A |
| CR 14 | 3CT | |
| | $0 | |
| DUNKIRK OH 45836 | | |

| | | |
|---|---|---|
| 2028 EPLING STEFANI C & | 2026-02-19 | |
| CR 14 | 3TD | |
| DUNKIRK OH 45836 | | |

Eff Rate:– 39.31 — 39.59 — 39.44 — 39.44 — a/r

| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 111 | 111 | 111 | 111 | 0 | 111 | 111 | 110 |
| Acres | 77.2500 | 77.2500 | 77.2500 | 77.2500 | 77.2500 | 74.2500 | 74.2500 | |
| Land100% | 383970 | 383970 | 383970 | 383970 | | 383970 | 518570 | 518570 |
| Bldg100% | 99170 | 99170 | | 99170 | | | | |
| Totl100% | 483140t | 483140t | 383970t | 483140t | | 383970t | 518570t | 518570t |
| Cauv100% | 126910 | 126910 | 106690 | 126910 | | 383970 | 518570 | 92230 |
| Tax Value: | | | | | | | | |
| Land 35% | 44420 | 44420 | 37340 | 44420 | | 37340 | 32280 | 181500 |
| Bldg 35% | 34710 | 34710 | | 34710 | | | | 0 |
| Totl 35% | 79130t | 79130t | 37340t | 79130t | | 37340t | 32280t | 181500t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 2814.80 | 2838.54 | 1334.24 | 1334.24 | 1334.24 | | | |
| Cauv Sav | 4488.00 | 3200.38 | 3227.38 | 3467.76 | | | | |
| Sp-Asmnt | 26.67 | 22.67 | 31.94 | 31.94 | | | | |

10.00 acres put in wetlands program 4.7 a soil BoA 5.3 a soil Pm

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 92 | 3 | 2026-02-19 | EPLING STEFANI C & | 3TD | * | 0 | 383970 | 0 |
| 225 | 3 | 2019-06-26 | FRATER DWIGHT L | 3CT | * | 0 | 349490 | 80340 |
| 173 | 0 | 1987-03-13 | | | * | 53000 | 0 | 162200 |
| 153 | 0 | 1987-03-09 | | | * | 0 | 0 | 162200 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 22590 | 31550 | 54140 | 2431.28 |
| 2021 | 22590 | 31550 | 54140 | 2443.88 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 592 EAGLE CREEK MAINT HANCOCK CO | XA/2018 | | | |
| 125 HYDRAULIC - BLANCHARD | XA/2025 | | | |
| 615 BEACH MAINT-HANCOCK COUNTY | XA/2025 | | | |
| 921 BLANCHARD RIVER MAINT | XA/2023 | | | |

2 3

CR 14 45836

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 4300
Dwl/Gar/NC% 1.5300

| Tab | # | S O I L | | Acres | Mkt/Ac | Market | Au/Ac | Cauv |
|---|---|---|---|---|---|---|---|---|
| C | 1 | BOA | BLOUNT SILT LOAM 0- | 17.8824 | 8740 | 156290 | 2550 | 45600 |
| C | 2 | BOB | BLOUNT SILT LOAM, 2 | 7.2846 | 8370 | 60970 | 2230 | 16250 |
| C | 14 | GWB | GLYNWOOD SILT LOAM | 8.2793 | 7830 | 64830 | 1630 | 13500 |
| C | 52 | PKA | PEWAMO SICL 0-1% SL | 2.3707 | 9410 | 22310 | 3450 | 8180 |
| W | 1 | BOA | BLOUNT SILT LOAM 0- | 9.0092 | 5230 | 47120 | 230 | 2070 |
| W | 2 | BOB | BLOUNT SILT LOAM, 2 | .5993 | 4540 | 2720 | 230 | 140 |
| W | 52 | PKA | PEWAMO SICL 0-1% SL | 3.6637 | 7790 | 28540 | 230 | 840 |
| C | 71 | WET | WETLANDS | 10.0000 | 580 | 5800 | 230 | 2300 |
| | 980 | ROAD | ROAD | .5957 | | | | |
| C | 1 | BOA | BLOUNT SILT LOAM 0- | 8.4994 | 8740 | 74280 | 230 | 1960 |
| C | 2 | BOB | BLOUNT SILT LOAM, 2 | .9262 | 8370 | 7750 | 230 | 210 |
| C | 14 | GWB | GLYNWOOD SILT LOAM | .2577 | 7830 | 2020 | 230 | 60 |
| C | 52 | PKA | PEWAMO SICL 0-1% SL | 4.8818 | 9410 | 45940 | 230 | 1120 |
| | | | | 74.25 | | 518570 | (100%) | 92230 |
| | | | | | | 181500 | ( 35%) | 32280 |

CAUV # 4754

Call Back: Sign: PSN Date: 2015-09-14 Lister:

43-020002.0000-v082020R