

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-330001.0000
U01

AGR
2025

sale

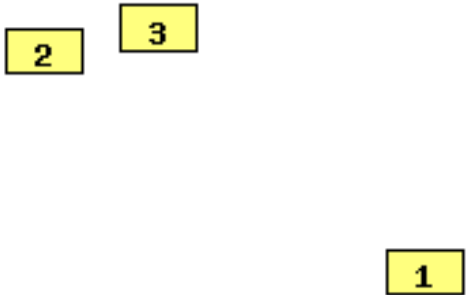
2022 KAHLER BETTY C	2016-03-15
2023 KAHLER BETTY C	2016-03-15
2024 ARMENTROUT SUSAN L ET	2023-07-28
2025 ARMENTROUT SUSAN L ETAL	2023-07-28 NW 1/4 NW 1/4 33 40.00A
CR 95	7WD
	\$0

Eff Rate:-	49.61	39.31	39.59	39.44	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	40.0000	40.0000	40.0000	40.0000	
Land100%	220910	241340	241340	241340	241350
Bldg100%					0
Totl100%	220910t	241340t	241340t	241340t	241350t
Cauv100%	64660	120400	120400	120400	120400
Tax Value:					
Land 35%	22630	42140	42140	42140	84470
Bldg 35%					0
Totl 35%	22630t	42140t	42140t	42140t	84470t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1016.24	1498.98	1511.64	1505.72	
Cauv Sav	2455.98	1505.78	1518.46	1512.54	
Sp-Asmnt	497.58	334.56	326.08	343.03	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
305	7	2023-07-28	ARMENTROUT SUSAN L ETAL	7WD *	0	220910	0
108	7	2016-03-15	KAHLER BETTY C	7AF *	0	157800	200
434	1	2014-08-27	KAHLER KENNETH E & BETTY	7QC *	0	122600	200

Year	Land	Bldg	Total	Net Tax
2021	22630	0	22630	1021.50
2020	22630	0	22630	1025.58

project	ben acres	/	%	factor
110 HOG CREEK MAINLINE - HOG CR.	XA/2025			
181 BAMBERG - HOG CREEK	XA/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			



CR 95

PUB PAVED ST/RD
Neighborhood:
Code: 4300
Dwl/Gar/NC% 1.2100

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 NV DWLG	*NV		0			OLD/VP		0			0
2 Shed	*NV	20X30	600			OLD/VP		0			0
3 Shed	*NV	0 20X30	600			OLD/VP		0			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	13.7635	6030	82990	2660	36610					
C 2	BOB BLOUNT SILT LOAM, 2	3.1577	5770	18220	2360	7450					
C 39	PM PEWAMO SILTY CLAY L	.0330	6490	210	3560	120					
C 52	PKA PEWAMO SICL 0-1% SL	21.2664	6490	138020	3560	75710					
W 1	BOA BLOUNT SILT LOAM 0-	.2402	3610	870	770	190					
W 52	PKA PEWAMO SICL 0-1% SL	.1928	5370	1040	1670	320					
980	ROAD ROAD	1.3464									

40 241350 (100%) 120400 CAUV # 4555
84470 (35%) 42140