

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-280008.0000
H09

AGR
2024

- sale

2021 WATKINS RICHARD M ETA
2022 WATKINS RICHARD M ETA
2023 WATKINS RICHARD M ETA
2024 WATKINS RICHARD M ETAL
14809 TR 55 (REAR)

13360 ETC 542.10A

\$0

KENTON OH 43326

2025 WATKINS RICHARD M ETAL
14809 TR 55 REAR

2025-01-27
6CT

KENTON OH 43326

- Eff Rate: - 46.98 — 44.45 — 40.66 — 39.34 — a/r

$$-a/r$$

Tax	2021	2022	2023	2024
Prop Cls	199	199	199	199
Acres	543.1000	543.1000	543.1000	542.1000
Land100%	2623060	2623060	2870690	2865600
Bldg100%	10090	10090	15140	15140
Tot100%	2633140t	2633140t	2885830t	2880740t
Cauv100%	549800	549800	1144800	1143110

CAMA
199

2865600
15130
2880730t
1143100

- Tax Value:

Land	35%	192430	192430	400680	400090
Bldg	35%	3530	3530	5300	5300
Totl	35%	195960	195960	405980	405390
Hmstd	35%				
Owner Oc					
Hmstd RB					
Net Tax		8338.04	7889.22	15093.28	14605.62
Cauv Sav		30875.76	29213.76	22457.40	21720.56
Pt-Asmnt		1177.30	1177.30	1219.70	991.44

1002960
5300
1008260t

452800070000	117.05a
452800250000	87.00a
452800260000	88.00a
452800270000	38.46a
452800280000	7.00a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
46	6	2025-01-27	WATKINS RICHARD M ETAL	6CT *	0	2865600	15140

Year	Land	Bldg	Total	Net Tax
2020	192430	3530	195960	8452.70
2019	342140	3530	345670	13730.92

project		ben acres	/ %	factor
03	MAIN DISTRICT CONSERVANCY	YA/2024		

02	MAIN DISTRICT CONSERVANCY	XA/2024
35	BADER #888 SCIOTO RIVER MCDO	XA/2024
98	HUGHES #1053 - SCIOTO RIVER	XA/2024

14809	TR 55 (REAR)	43326
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PUB PAVED ST/RD

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Neighborhood:
Code:          3100
Dwl/Gar/NC%   1.1800
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[illegible]

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB BLOUNT SILT LOAM, 2	39.5869	5770	228420	2360	93430
C 4	CA CARLISLE MUCK	81.2263	7410	601890	3140	255050
C 14	GNB GLYNWOOD SILT LOAM	62.0809	5400	335240	1750	108640
C 15	GYB2 GLYNWOOD CLAY LOAM	3.8094	5020	19120	1230	4690
C 16	GYC2 GLYNWOOD CLAY LOAM	39.3450	4750	186890	1050	41310
C 23	LN LINWOOD MUCK	29.6705	6490	192560	2740	81300
C 25	MC MCGUFFEY MUCK	1.5764	6240	9840	2800	4410
C 26	MF MILFORD SILTY CLAY	5.6181	6900	38760	3800	21350
C 28	MO MONTGOMERY SILTY CL	34.0522	5880	200230	3000	102160
C 30	MRD2 MORLEY CLAY LOAM 12	15.7522	4670	73560	350	5510
C 37	OT OLENTANGY SILT LOAM	5.0038	4750	23770	1440	7210
C 39	PM PEWAMO SILTY CLAY L	75.2435	6490	488330	3560	267870
C 43	RO ROUNDHEAD MUCK	11.4890	6720	77210	3220	37090
C 51	WSTL WASTE LAND	15.0000	120	1800	50	750
W 2	BOB BLOUNT SILT LOAM, 2	7.3657	3130	23050	470	3580
W 4	CA CARLISLE MUCK	19.1144	5830	91700	1270	23900
W 14	GNB GLYNWOOD SILT LOAM	11.8769	5390	36440	750	9660
W 15	GYB2 GLYNWOOD CLAY LOAM	8.5811	1830	15700	230	1970
W 16	GYC2 GLYNWOOD CLAY LOAM	15.9422	1460	23280	230	3670
W 23	LN LINWOOD MUCK	7.7469	4310	3220	850	640
W 28	MO MONTGOMERY SILTY CL	11.1535	4760	53090	1560	17400
W 30	MRD2 MORLEY CLAY LOAM 12	22.8731	420	9610	230	5260
W 39	PM PEWAMO SILTY CLAY L	11.8536	5370	63650	1670	19800
W 40	PO PEWAMO VARIANT MUCK	7.6433	4560	34850	1030	7870