

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-290003.0000
F12

AGR
2025

sale

Eff Rate:- 44.45 — 40.66 — 39.34 — 39.29 — a/r

2022 COX ALLEN REED 2008-06-24
 2023 COX ALLEN REED 2008-06-24
 2024 COX ALLEN REED 2008-06-24
 2025 COX ALLEN REED 2008-06-24 10310 ETC 61.155A
 TR 39 1WD
 \$60,000

Tax Year 2022 2023 2024 2025
 Prop Cls 110 110 110 110
 Acres 61.1550 61.1550 61.1550 61.1550
 Land100% 229830 251260 251260 251260
 Bldg100% 0
 Totl100% 229830t 251260t 251260t 251260t
 Cauv100% 27910 72690 72690 72690

CAMA
110
251270
251270t
72690

2027 COX MARSHA D 2026-01-15
 TR 39 2CT

Tax Value:
 Land 35% 9770 25440 25440 25440
 Bldg 35%
 Totl 35% 9770t 25440t 25440t 25440t
 Hmstd35%
 Owner Oc
 Hmstd RB
 Net Tax 393.34 945.80 916.56 915.30
 Cauv Sav 2845.12 2323.60 2251.78 2248.70
 Sp-Asmnt 32.06 32.06 74.12 74.12

87940
0
87940t

2013 duplicate combined parcels
 452900430000 1.372A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:ldg
22	2	2026-01-15	COX MARSHA D	2CT *	0	251260	0
327	1	2008-06-24	COX ALLEN REED	1WD	60000	58310	970
234	1	2008-06-24	COX ALLEN REED ETAL	1CT *	0	58310	970
895	0	1987-10-21		*	0	0	123710

Year	Land	Bldg	Total	Net Tax
2021	9770	0	9770	415.72
2020	9770	0	9770	421.44

Project
 902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor

TR 39 43310

PUB PAVED ST/RD
 Topo: ROLLING

Neighborhood:
 Code: 3100
 Dwl/Gar/NC% 1.1800

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB BLOUNT SILT LOAM, 2	12.1668	5770	70200	2360	28710
C 14	GWB GLYNWOOD SILT LOAM	12.1519	5400	65620	1750	21270
C 16	GYC2 GLYNWOOD CLAY LOAM	.5879	4750	2790	1050	620
W 2	BOB BLOUNT SILT LOAM, 2	22.4393	3130	70240	470	10550
W 14	GWB GLYNWOOD SILT LOAM	8.6745	2830	24550	750	6510
W 16	GYC2 GLYNWOOD CLAY LOAM	2.3573	1460	3440	230	540
W 39	PM PEWAMO SILTY CLAY L	2.6873	5370	14430	1670	4490
980	ROAD ROAD	.0900				

61.155 251270 (100%) 72690 CAUV # 4743
 87940 (35%) 25440

Call Back: Sign: PSN Date: 2014-11-05 Lister: 45-290003.0000-v082020R