MCDONALD USV RHD FIRE DISTRICT
00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-300003.0000 AGR
F84 2026

sale

2023 ROYER FAMILY FARMS LL	2007-05-04	
2024 ROYER FAMILY FARMS LL	2007-05-04	
2025 ROYER FAMILY FARMS LL	2007-05-04	
2026 ROYER FAMILY FARMS LLC	2007-05-04 13360 ETC 72.824A	
CR 65	2WD	
	$232,562	

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	110	110
Acres	72.8240	72.8240	72.8240	72.8240	72.8240			
Land100%	421630	421630	421630	421630		421630	611460	611450
Bldg100%				0				
Totl100%	421630t	421630t	421630t	421630t		421630t	611460t	611450t
Cauv100%	183060	183060	183060	183060		421630	611460	173150
Tax Value:								
Land 35%	64070	64070	64070	64070		64070	60600	214010
Bldg 35%								0
Totl 35%	64070t	64070t	64070t	64070t		64070t	60600t	214010t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2381.96	2308.34	2305.18	2305.18	2305.18			
Cauv Sav	4171.28	3104.30	3008.38	3004.24				
Sp-Asmnt	201.99	217.51	310.46	310.46				

TURBINE T-74 16372-B TR 55 ACCESS LANE SCIOTO RIDGE WIND FARM ON PARCEL 4
453000040000 24.402a
453000050000 17.41a
453000060000 16.74a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
206	2	2007-05-04	ROYER FAMILY FARMS LLC	2WD	232562	87370	0
44	2	2001-01-24	MILLER TONYA F & RANDAL	2WD	65707	113770	45340

Year	Land	Bldg	Total	Net Tax
2022	31440	0	31440	1265.74
2021	31630	0	31630	1345.84

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
135 BADER #888 SCIOTO RIVER MCDO	XA/2025			
147 KILLOUGH #919 SCIOTO RIVER M	XA/2025			
298 HUGHES #1053 - SCIOTO RIVER	XA/2025			
324 HARPSTER - SCIOTO RIVER	XA/2025			

TR 65

PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.5500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	ABATE2099	*705		0			2022	6000			0

Tab	#	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA BLOUNT SILT LOAM 0-	11.4703	8740	100250	2550	29250
C	2	BOB BLOUNT SILT LOAM, 2	31.3124	8370	262080	2230	69830
C	11	FPC2 FOX CLAY LOAM,6-12%	2.6412	6340	16750	540	1430
C	14	GWB GLYNWOOD SILT LOAM	5.3045	7830	41530	1630	8650
C	39	PM PEWAMO SILTY CLAY L	18.3438	9410	172620	3450	63290
W	1	BOA BLOUNT SILT LOAM 0-	.4457	5230	2330	230	100
W	2	BOB BLOUNT SILT LOAM, 2	1.1049	4540	5020	230	250
W	14	GWB GLYNWOOD SILT LOAM	.2697	4100	1110	230	60
W	39	PM PEWAMO SILTY CLAY L	1.2526	7790	9760	230	290
	980	ROAD ROAD	.1789				
	900	WIND TURBINE LAND	.5000				
			72.824		611450	(100%)	173150
					214010	(35%)	60600

CAUV # 758

Call Back: Sign: PSN Date: 2014-11-05 Lister:

45-300003.0000-v082020R