

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-330020.0000
G13

AGR
2025

sale

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

2022 SHAFFER DUANE E ETAL	2008-12-17		
2023 SHAFFER KEA M & SHADD	2022-02-14		
2024 SHAFFER KEA M & SHADD	2022-02-14		
2025 SHAFFER KEA M & SHADD E	2022-02-14	12279	123.249A
CR 65	1AF		
	\$0		

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	110	110	110	110	110	110
Acres	184.8730	184.8730	184.8730	184.8730		
Land100%	652460	713860	713860	713860	713860	713860
Bldg100%						0
Totl100%	652460t	713860t	713860t	713860t	713860t	713860t
Cauv100%	41540	173600	173600	173600	173860	173590

2026 HE TOUCHED ME LLC	2025-07-15		
CR 65	8QC		
Orig Tax Year	2009		
Parent:	45-330004.0000		

Tax Value:	14540	60760	60760	60760	35830	249850
Land 35%						0
Bldg 35%	14540t	60760t	60760t	60760t	35830t	249850t
Totl 35%						
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	585.36	2258.90	2189.10	1289.12		
Cauv Sav	8608.26	7029.88	6812.66	7700.24		
Sp-Asmnt	8.14	8.14	12.63	6.63		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
315	8	2025-07-15	HE TOUCHED ME LLC	8QC *	0	713860	0
86	1	2022-02-14	SHAFFER KEA M & SHADD E	1AF *	0	652460	0
607	1	2008-12-17	SHAFFER DUANE E ETAL	1FD	348616	0	0

Year	Land	Bldg	Total	Net Tax
2021	14540	0	14540	618.66
2020	14540	0	14540	627.18

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

CR 65

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 1	BOA BLOUNT SILT LOAM 0-	.0039	6030	20	2660	10
C 39	PM PEWAMO SILTY CLAY L	.0623	6490	400	3560	220
W 1	BOA BLOUNT SILT LOAM 0-	7.2099	3610	26030	770	5550
W 2	BOB BLOUNT SILT LOAM, 2	90.2322	3130	282430	470	42410
W 16	GVC2 GLYNWOOD CLAY LOAM	2.9614	1460	4320	230	680
W 39	PM PEWAMO SILTY CLAY L	74.4161	5370	399610	1670	124280
C 51	WSTL WASTE LAND	8.7286	120	1050	50	440
980	ROAD ROAD	1.2586				

184.873 713860 (100%) 173590 CAUV # 0
249850 (35%) 60760

Call Back: Sign: PSN Date: 2014-10-27 Lister: 45-330020.0000-v082020R