

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-330021.0000
K35

AGR
2025

sale

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

2022	HOLBROOK FARMS FAMILY	2008-12-17		
2023	HOLBROOK FARMS FAMILY	2008-12-17		
2024	HOLBROOK FARMS FAMILY	2008-12-17		
2025	HOLBROOK FARMS FAMILY L	2008-12-17 12279	54.01A	
	4837 CR 200	2WD		
		\$182,194		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	54.0100	54.0100	54.0100	54.0100	
Land100%	273860	299290	299290	299290	299290
Bldg100%	158060	192170	192170	192170	192160
Totl100%	431910t	491460t	491460t	491460t	491450t
Cauv100%	52310	118800	118800	118800	118810

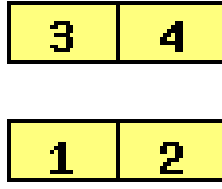
Orig Tax Year 2009
Parent: 45-330004.0000

Tax Value:					
Land 35%	18310	41580	41580	41580	104750
Bldg 35%	55320	67260	67260	67260	67260
Totl 35%	73630t	108840t	108840t	108840t	172010t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2964.30	4046.40	3921.34	3915.96	
Cauv Sav	3121.72	2348.50	2275.92	2272.80	
Sp-Asmnt	15.50	15.50	15.50	15.50	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
610	2	2008-12-17	HOLBROOK FARMS FAMILY LI	2WD	182194	0	0
609	3	2008-12-17	DUTTON JAMES L & PATRICI	3FD	734025	0	0

Year	Land	Bldg	Total	Net Tax
2021	18310	55320	73630	3132.94
2020	18310	55320	73630	3176.02

project
227 REED #979 - LITTLE MIAMI XA/2025 ben acres / % factor



4837 CR 200

PUB PAVED ST/RD
Topo: ROLLING
Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 Hog House	2	246X78	19188		C	2011AV	287820	.35		187080
2 Lean-To		12X26	312		C	2011AV	2500	.35		1630
3 Pole Build		15X46	690		D	2011AV	5300	.35		3450
4 Shed	*PP	10X12	120			2017AV	0			0

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	.6472	6030	3900	2660	1720
C 2	BOB BLOUNT SILT LOAM, 2	45.1776	5770	260670	2360	106620
C 14	GWB GLYNWOOD SILT LOAM	4.0926	5400	22100	1750	7160
C 39	PM PEWAMO SILTY CLAY L	.3628	6490	2350	3560	1290
W 2	BOB BLOUNT SILT LOAM, 2	2.3252	3130	7280	470	1090
W 39	PM PEWAMO SILTY CLAY L	.5569	5370	2990	1670	930
980	ROAD ROAD	.8477				

54.01 299290 (100%) 118810 CAUV # 2401
104750 (35%) 41580

Call Back: Sign: PSN Date: 2014-10-30 Lister: 45-330021.0000-v082020R