

Major Ohio DeFiance & Paulding Counties LAND AUCTION

710[±]
acres

Offered in 11 Tracts
& Combinations

IMMEDIATE
POSSESSION
AVAILABLE!



INFORMATION BOOK

- Mostly All Tillable, Productive Soils
- Some Wooded Recreational Acres
- Potential Home Sites
- Great Investment Opportunities

10 Farm Sites - 11 Tracts

Thursday, March 31 • 6pm

Held at Defiance County Fairgrounds • 530 S Main St, Hicksville, OH

 ONLINE BIDDING AVAILABLE

SCHRADER
Real Estate and Auction Company, Inc.

866.340.0445 • 800.451.2709 • www.SchraderAuction.com

DISCLAIMER:

This information booklet includes information obtained or derived from third-party sources. Although believed to be accurate and from reliable sources, such information is subject to verification and is not intended as a substitute for a prospective buyer's independent review and investigation of the property. Prospective buyers are responsible for completing their own due diligence.

THIS PROPERTY IS OFFERED "AS IS, WHERE IS". NO WARRANTY OR REPRESENTATION, STATED OR IMPLIED, IS MADE CONCERNING THE PROPERTY. Without limiting the foregoing, Owner and Auction Company and their respective agents and representatives, assume no liability for (and disclaim any and all promises, representations and warranties with respect to) the information and reports contained herein.

SELLERS: Sellers: John E. Brown - Tracts 1 & 2, Potter Land Company, LLC - Tracts 3 & 4, Curtis L. Potter, ET AL - Tract 5, Curtis L Potter, Trustee - Tracts 7-11



SCHRADER REAL ESTATE & AUCTION CO., INC.
950 N. Liberty Dr., Columbia City, IN 46725
260-244-7606 or 800-451-2709
SchraderAuction.com

TERMS & CONDITIONS:

PROCEDURES: Tracts 1 & 2 will be offered as individual tracts or in combination. These 2 tracts cannot be combined w/ Tracts 3-11. Tracts 3-11 will be offered in individual tracts, or any combination of tracts. There will be open bidding on all tracts & combinations during the auction as determined by the Auctioneer.

DOWN PAYMENT: 10% down payment on the day of the auction w/ the balance in cash at closing. The down payment may be made in the form of cash, cashier's check, personal check or corporate check. Your bidding is not conditional upon financing, so be sure you have arranged financing, if needed & are capable of paying cash at closing.

ACCEPTANCE OF BID PRICES: Successful bidder(s) will be required to enter into a purchase agreement at the auction site immediately following the close of the auction. All final bid prices are subject to the Seller's acceptance or rejection.

EVIDENCE OF TITLE: The Seller will provide a Preliminary Title Opinion for the review of the prospective buyer(s). If Buyer(s) elect to have title insurance, the entire cost of the owner's title insurance will be the responsibility of the Buyer(s). Seller agrees to provide merchantable title to the property subject to matters of record. All tracts sold "As-Is".

DEED: Seller(s) shall provide a General Warranty Deed(s)

CLOSING: The balance of the real estate purchase price is due at closing, which will take place approx. 30 days after the auction, on or before April 29, 2022.

POSSESSION: The possession shall be delivered immediately after closing; provided, however, immediate access is available for farming & hunting activities prior to closing. If you wish to obtain

access prior to closing, you must deliver an additional 10% down payment (for a total of 20%) & you must sign a Pre-Closing Access Agreement.

TRACT 9: Tract 9 will be conveyed subject to a new restrictive covenant in the deed which will prevent the use of Tract 9 for certain livestock operations.

REAL ESTATE TAXES: The 2022 Real Estate Taxes shall be prorated to the date of closing. The Buyer(s) shall pay all thereafter. **CAUV:** If usage of property is changed, the Buyer is responsible for CAUV recoupment. Sellers have heretofore used property for agricultural purposes & its real estate taxes have been levied & paid upon a reduced Current Agricultural Use Valuation (CAUV). The Buyer's inability or failure to qualify w/ the local County Auditor for the CAUV valuation for the future will result in a CAUV recoupment of the past real estate tax savings. Buyer shall be wholly responsible for & pay any CAUV recoupment to become due by Buyer's conversion of the property to a non-agricultural or non-qualifying use (within the definition of Current Agricultural Use Property).

DITCH ASSESSMENTS: Buyer(s) shall pay all ditch assessments due after closing.

EASEMENTS & LEASES: Sale of property is subject to any & all easements of record.

ACREAGE: All tract acreage, dimensions, & proposed boundaries are approx. & have been estimated based on current legal descriptions and/or aerial photos.

SURVEY: The Seller shall provide a new survey where there is no existing legal description or where new boundaries are created by the tract divisions in the auction. Any need for a new survey

will be determined solely by the Seller. The cost of the survey will be split 50/50 between Buyer & Seller. The type of survey performed shall be at the Seller's option & sufficient for providing title insurance. Closing prices shall be adjusted to reflect any difference between advertised & surveyed acres. In the event that the entire property sells to one buyer there shall be no survey.

PROPERTY INSPECTION: Each potential Bidder is responsible to conduct, at their own risk, their own independent inspections, investigations, inquiries, & due diligence concerning the property. Inspection dates have been scheduled & will be staffed w/ auction personnel. Please feel free to inspect the land at any other time at your own risk.

BUILDING SITES: None of the auction tracts and/or potential sell-offs have been reviewed or pre-approved by the Defiance nor Paulding County Plan Commissions. Each Buyer assumes all responsibility for satisfying the requirements of the local authorities in connection w/ any future use, improvement or development of the purchased tract(s), including any requirement for lot or plat approval or any other approval or permit from the plan commission, planning department, building department and/or health department. Sellers & Auction Company shall have no obligation or responsibility before or after closing w/ respect to any permit or approval that Buyer may need in connection w/ any prospective use or improvement. Buyer's obligation to acquire the purchased tract(s) is not contingent upon obtaining any such permit or approval.

FAIR HOUSING: It is illegal, pursuant to the Ohio Fair Housing Law, Division (H) of Section 4112.02 of the Revised Code & the Federal Fair Housing Law 42 U.S.C.A. 3601, to refuse to sell,

transfer, assign, rent, lease, sublease, or finance housing accommodations, refuse to negotiate for the sale or rental of housing accommodations, because of race, color, religion, sex, familial status, as defined in Section 4112.01 of the Revised Code, ancestry, military status as defined in that section, disability as defined in that section, or national origin or to so discriminate in advertising the sale or rental of housing, in the financing of housing, or in the provision of real estate brokerage services.

AGENCY: Schrader Real Estate & Auction Company, Inc. & its representatives are exclusive agents of the seller.

DISCLAIMER & ABSENCE OF WARRANTIES: All info contained in this brochure & all related materials are subject to the Terms & Conditions outlined in the Purchase Agreement. The property is being sold on "AS IS, WHERE IS" basis, & no warranty or representation, either express or implied, concerning the property is made by the seller or the auction company. Each potential bidder is responsible for conducting his or her own independent inspections, investigations, inquiries, & due diligence concerning the property. The info contained in this brochure is subject to verification by all parties relying on it. No liability for its accuracy, errors or omissions is assumed by the Sellers or the Auction Company. Conduct of the auction & increments of bidding are at the direction & discretion of the Auctioneer. The Sellers & Selling Agents reserve the right to preclude any person from bidding if there is any question as the person's credentials, fitness, etc. All decisions of the Auctioneer are final. **ANY ANNOUNCEMENTS MADE THE DAY OF THE SALE TAKE PRECEDENCE OVER PRINTED MATERIAL OR ANY OTHER ORAL STATEMENTS MADE.**

AUCTION MANAGERS: Jerry Ehle • 260.410.1996 & Ritter Cox • 260.609.3306

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REGISTRATION FORMS

BIDDER PRE-REGISTRATION FORM

THURSDAY, MARCH 31, 2022

710+ ACRES – DEFIANCE & PAULDING COUNTIES, OHIO

For pre-registration, this form must be received at Schrader Real Estate and Auction Company, Inc.,
P.O. Box 508, Columbia City, IN, 46725,
Email to auctions@schraderauction.com or fax to 260-244-4431, no later than Thursday, March 24, 2022.
Otherwise, registration available onsite prior to the auction.

BIDDER INFORMATION

(FOR OFFICE USE ONLY)

Name _____

Bidder # _____

Address _____

City/State/Zip _____

Telephone: (Res) _____ (Office) _____

My Interest is in Tract or Tracts # _____

BANKING INFORMATION

Check to be drawn on: (Bank Name) _____

City, State, Zip: _____

Contact: _____ Phone No: _____

HOW DID YOU HEAR ABOUT THIS AUCTION?

Brochure Newspaper Signs Internet Radio TV Friend

Other _____

WOULD YOU LIKE TO BE NOTIFIED OF FUTURE AUCTIONS?

Regular Mail E-Mail E-Mail address: _____

Tillable Pasture Ranch Timber Recreational Building Sites

What states are you interested in? _____

Note: If you will be bidding for a partnership, corporation or other entity, you must bring documentation with you to the auction which authorizes you to bid and sign a Purchase Agreement on behalf of that entity.

I hereby agree to comply with terms of this sale including, but not limited to, paying all applicable buyer's premiums, and signing and performing in accordance with the contract if I am the successful bidder. Schrader Real Estate and Auction Company, Inc. represents the Seller in this transaction.

Signature: _____ Date: _____

Online Auction Bidder Registration
710± Acres • Defiance and Pauling Counties, Ohio
Thursday, March 31, 2022

This form and deposit are only required if you cannot attend the auction and wish to bid remotely through our online bidding system.

This registration form is for the auction listed above only. The person signing this form is personally responsible for any bids placed on the auction site, whether bidding on behalf of their personal account or on behalf of a corporation or other third party. If you are bidding on behalf of a third party, you are responsible for obtaining the necessary documentation authorizing you to bid on behalf of the third party. Schrader Real Estate and Auction Co., Inc. will look to the herein registered bidder for performance on any bid placed on this auction if you are the successful high bidder.

As the registered bidder, I hereby agree to the following statements:

1. My name and physical address is as follows:

My phone number is: _____

2. I have received the Real Estate Bidder's Package for the auction being held on Thursday, March 31, 2022 at 6:00 PM.
3. I have read the information contained in the Real Estate Bidder's Package as mailed to me or by reading the documents on the website (www.schraderauction.com) and understand what I have read.
4. I hereby agree to comply with all terms of this sale, including paying all applicable buyer's premiums, and signing and performing in accordance with the Real Estate Purchase Agreement if I am the successful bidder.
5. I understand that Schrader Real Estate and Auction Co., Inc. represent the Seller in this transaction.
6. I am placing a deposit with Schrader Real Estate and Auction Co., Inc. Escrow in the amount of \$_____. I understand that the maximum bid or combination of bids I place may not exceed an amount equal to ten times the amount of my deposit. My deposit is being conveyed herewith in the form of a cashier's check payable to Schrader Real Estate and Auction, Co., Inc. Escrow or via wire transfer to the escrow account of Schrader Real Estate and Auction, Co., Inc. per the instructions below. I understand that my deposit money will be returned in full via wire transfer on the next business day if I am not the successful high bidder on any tract or combination of tracts.

Schrader Real Estate & Auction Company, Inc.
950 North Liberty Drive / P.O. Box 508, Columbia City, IN 46725
Phone 260-244-7606; Fax 260-244-4431; email: auctions@schraderauction.com

For wire instructions please call 1-800-451-2709.

7. My bank routing number is _____ and bank account number is _____.
(This for return of your deposit money). My bank name, address and phone number is:

8. **TECHNOLOGY DISCLAIMER:** Schrader Real Estate and Auction Co., Inc., its affiliates, partners and vendors, make no warranty or guarantee that the online bidding system will function as designed on the day of sale. Technical problems can and sometimes do occur. If a technical problem occurs and you are not able to place your bid during the live auction, Schrader Real Estate and Auction Co., Inc., its affiliates, partners and vendors will not be held liable or responsible for any claim of loss, whether actual or potential, as a result of the technical failure. I acknowledge that I am accepting this offer to place bids during a live outcry auction over the Internet *in lieu of actually attending the auction* as a personal convenience to me.

9. This document and your deposit money must be received in the office of Schrader Real Estate & Auction Co., Inc. by **4:00 PM, Thursday, March 24, 2022**. Send your deposit and return this form via fax or email to: **260-244-4431 or auctions@schraderauction.com**.

I understand and agree to the above statements.

Registered Bidder's signature

Date

Printed Name

This document must be completed in full.

Upon receipt of this completed form and your deposit money, you will be sent a bidder number and password via e-mail. Please confirm your e-mail address below:

E-mail address of registered bidder: _____

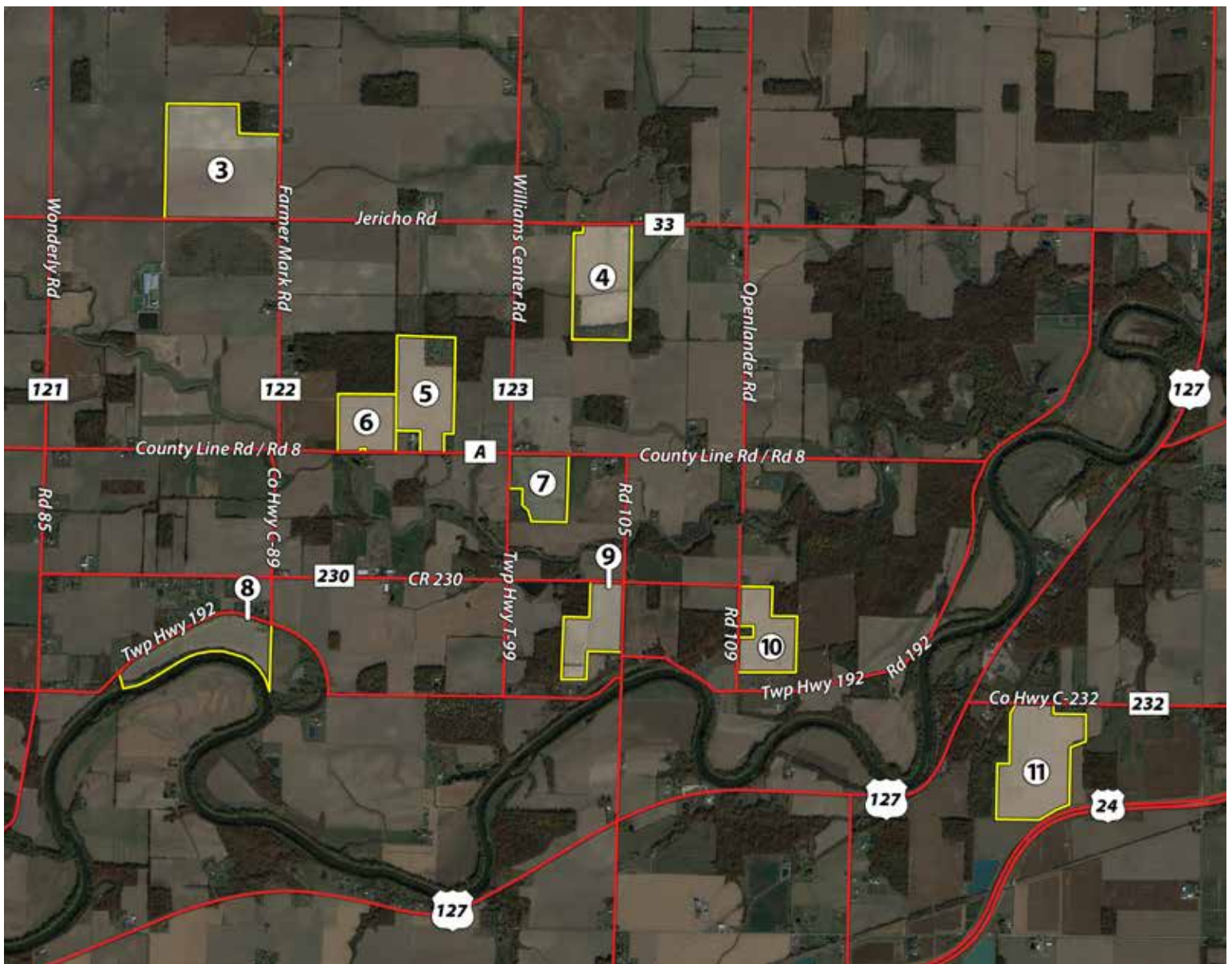
Thank you for your cooperation. We hope your online bidding experience is satisfying and convenient. If you have any comments or suggestions, please send them to: kevin@schraderauction.com or call Kevin Jordan at 260-244-7606.

ACREAGE CHART & TRACT MAPS

ACREAGE CHART & TRACT MAPS

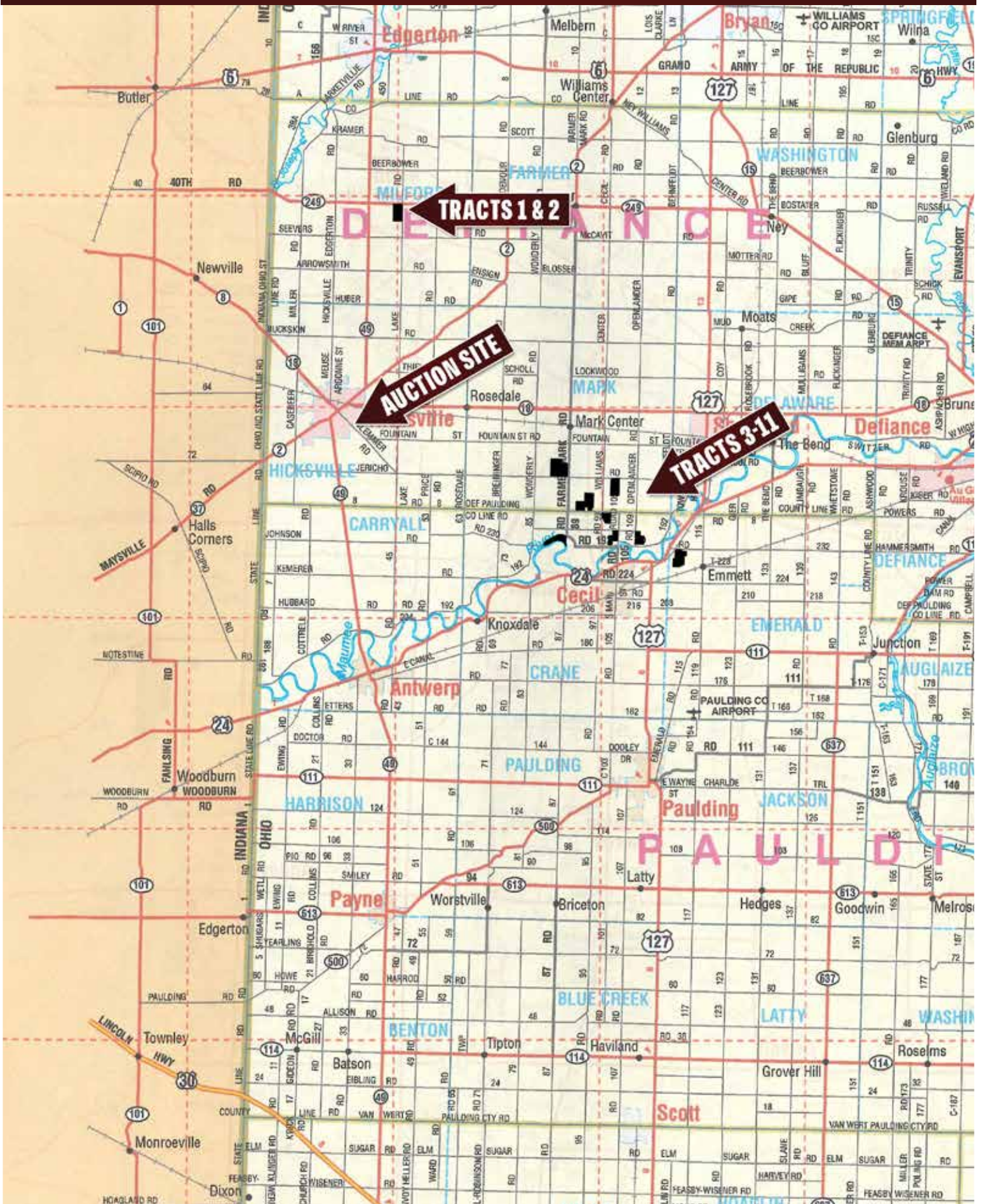
TRACT #	ACRES	DESCRIPTION
DEFIANCE COUNTY FARMS		
1	50±	MILFORD TWP. - SEC. 22: At the southwest corner of SR 249 & Lake Rd (113), southeast of Edgerton, OH. Tract has approx. 1325' along 249 & over 1600' along Lake Rd. Tract has approx. 44 tillable acres w/ some low & wooded areas w/in. Soils are mostly Blount loam & Glynwood loam w/ some muck soils in the low area in the middle. Tract has some rolling terrain, w/ some possible elevated building sites. The low area in the middle could be possible pond sites. This would be a great investment opportunity for future homesites!
2	30±	MILFORD TWP. - SEC. 22: Along Lake Rd (113). Tract lies adjacent to & south of Tract 1. Tract has approx. 900' of road frontage. It has nearly 10 acres of tillable along the front & the rest is wildlife habitat & wooded. Soils are also Glynwood & Bount loams. There could also be some beautiful potential building sites on top of this parcel. There is about 4 acres of brushy cover between the tillable acres & the hardwoods which offers some great deer cover!! The wooded area slopes down to the open drain off of the front cover area! There is currently alfalfa & crop fields surrounding this tract! Combine these tracts 1 & 2 for your very own 80 acre estate w/ private hunting & recreation areas!
3	145±	MARK TWP. - SEC. 28: At the northwest corner of Jericho Rd (33) & Farmer Mark Rd (122). This tract has over 1900' of roadway along Farmer Mark Rd & over 2600' along Jericho Rd. This tract is mostly all tillable acres. The soils are mostly Latty silty clay w/ a mix of Fulton silty clay.
4	79±	MARK TWP. - SEC. 35: South off of Jericho Rd (33), just east of Williams Center Rd (122). It has approx. 1100' along Jericho Rd. It is mostly all tillable except for a ditch that crosses the property & 13± acres of woods to the back. The soils are Mostly Latty silty clay in the center w/ a mix of Fulton silty clay & Paulding clay to the south.
5	71.52±	MARK TWP. - SEC. 34: North off of Defiance-Paulding Line Rd (T 8), between Farmer Mark Rd & Williams Center - Cecil Rd. It has approx. 500' of road frontage along Defiance-Paulding Line Rd. It is mostly all tillable acres except for approx. 11 acres of woods in the northeast corner. The soils are mostly Paulding Clay w/ Latty silty clay on the northern part.
6	39.77±	MARK TWP. - SEC. 34: North off of Defiance-Paulding Line Rd, & lies adjacent to the west of Tract 5. This tract has approx. 1100' of road frontage along Defiance-Paulding Line Rd. This tract is mostly all tillable acres. The soils are a combination of Paulding Clay & Roselms silty clay.
PAULDING COUNTY FARMS		
7	40.84±	CRANE TWP. - SEC. 2: At the southeast corner of Defiance-Paulding County Line Rd, & Township Rd 99. This tract has approx. 1300' of roadway along Defiance-Paulding Rd, & 750' of road frontage along T-99. This tract is mostly all tillable acres. The Soils are a mix of Paulding clay & Roselms silty clay.
8	62.54±	CRANE TWP. - SEC. 4: At the southwest of intersection of T-192 & T-89. It is a river-bottom parcel w/ T-192 running along most of the top, approx. 3500'. There is nearly 4,000' of river frontage along the bottom. The very productive soils are a combination of Rossburg silt loam, Knoxdale silt loam & Flatrock silt loam.
9	46.82±	CRANE TWP. - SEC. 2: At the southwest intersection of County Rd 230 & County Hwy. C-105. This tract has approx. 700' of road frontage along CR 230 & over 1500' along C-105. It is an irregular shape parcel w/ mostly tillable acres. The soils are mostly Roselms silty clay on the southern part & Paulding Clay in the middle. Tract 9 will be conveyed subject to a new restrictive covenant in the deed which will prevent the use of Tract 9 for certain livestock operations.
10	48.38±	CRANE TWP. - SEC. 1: Southeast of the intersection of T-230 & T-109. There is approx. 1674' of road frontage along T-109. This tract is nearly all tillable acres. The soils on the southern most part are Roselms silty clay & the northern part is Paulding clay w/ a vein of Mermill loam.
11	96.35±	EMERALD TWP. - SEC. 7: South off of County Rd 232, just east of 127. The southeast boundary is along U.S. 24. This tract is mostly all tillable. The soils are predominantly Paulding clay w/ a mix of Roselms silty clay & Nappanee silty clay.

ACREAGE CHART & TRACT MAPS



LOCATION MAP

LOCATION MAP



**TRACTS 1 & 2:
DOCUMENTS & MAPS**

TRACTS 1 & 2: DOCS & MAPS

Defiance County, Ohio
Defiance County Auditor | Jill R. Little

Report generated: Monday, March 7, 2022

Parcel Report



Base Data

Parcel Number:	H220022000100
Address:	ST RT 249 & LAKE
Owner:	BROWN JOHN E
Tax Mailing Address:	6235 JERICO RD
Tax City State Zip:	HICKSVILLE OH 43526
School District:	2002 CLSD
Tax District:	H22 Milford-Central
Acres:	79.666
Legal Description:	SECTION 22 ^E 1/2 NE ^ ^
Land Use:	110 Agricultural vacant land (on CAUV)
Neighborhood:	12210
Number of Cards:	0
Annual Tax:	\$983.50
Homestead:	N
Reduction:	
Reduction25:	N
Foreclosure:	N
BOR:	N
New Construction:	N
Divided Property:	N

Valuation

Land Value:	\$392,480.00
CAUV Value:	\$69,920.00
Improvements Value:	\$0.00
Total Value:	\$392,480.00
Land Value (35%):	\$137,368.00
CAUV Value (35%):	\$24,472.00
Improvements Value (35%):	\$0.00
Total Value (35%):	\$137,368.00

Tax Rates

Full Tax Rate:	\$49.85
Effective Tax Rate:	\$44.05

TRACTS 1 & 2: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Property Tax

Charge:	0
Credit (First Half):	\$70.94
Rollback (First Half):	49.72
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$70.94
Rollback (Second Half):	49.72
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	\$2.50
Special Assessments:	\$0.00
Penalty / Interest:	0
Net Owed (First Half):	491.75
Net Owed (Second Half):	491.75
Net Paid (First Half):	491.75
Net Paid (Second Half):	0
Net Paid:	491.75
First Half Paid:	489.25
Paid (Second Half):	0
Surplus Paid:	0

Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
02/07/22	0	2.5	0	0
02/07/22	0	489.25	0	0
07/20/21	0	0	2.5	0
07/20/21	0	0	497.15	0
02/02/21	0	2.5	0	0
02/02/21	0	497.15	0	0
07/06/20	0	0	918.92	0
07/06/20	0	0	2.5	0
01/31/20	0	2.5	0	0
01/31/20	0	918.92	0	0
07/22/19	0	0	930.77	0
07/22/19	0	0	2.5	0
02/11/19	0	0.13	0	0
02/11/19	0	46.54	0	0
02/11/19	0	930.77	0	0
02/11/19	0	2.5	0	0
08/02/18	0.13	0	0	0
08/02/18	46.37	0	0	0
07/26/18	927.38	0	0	0
07/26/18	2.5	0	0	0

TRACTS 1 & 2: DOCS & MAPS

Agricultural

SoilType	LandType	NumAcres	Rate	Subtotal
Bp	Crop Land	0.829	1,700	1,410
GwB2	Woods	2.99	230	690
Ca	Crop Land	8.733	1,620	14,150
GwB	Crop Land	12.183	530	6,460
GwB	Woods	0.705	230	160
Pm	Woods	1.094	240	260
Pm	Crop Land	1.201	2,020	2,430
W	Waste	0.263	230	60
BnA	Woods	1.131	230	260
GwB2	Crop Land	4.157	350	1,460
BnA	Crop Land	28.499	1,320	37,620
RmB	Crop Land	0.568	1,050	600
Ca	Woods	3.077	230	710
Bp	Woods	1.714	310	530
GwC2	Woods	2.141	230	490
GwC2	Crop Land	7.519	350	2,630

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor (Ft)	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	Appraised Value
RD	2.882	0	0	150	0	0	0	0	0	\$0.00
A8	12.862	0	0	150	0	500	800	800	0	\$10,280.00
A5	63.588	0	0	150	0	6,000	6,000	6,000	0	\$382,130.00
A9	0.263	0	0	150	0	250	250	250	0	\$70.00

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Deed Type	Conveyance Number
12/20/2013	\$0.00	BROWN JOHN E & JENNIFER L	BROWN JOHN E	3	1	N	3	9999
02/02/2012	\$320,000.00	POTTER MAX G ETAL	BROWN JOHN E & JENNIFER L	1	0	Y	3	54
12/30/2011	\$0.00	POTTER MAX G & JOANN STOUT LE=F	POTTER MAX G ETAL	1	1	Y	3	9999
06/12/2002	\$0.00		POTTER MAX G & JOANN STOUT LE=F	1	1	Y	3	9999
12/18/2000	\$0.00	POTTER MAX G ETAL	POTTER MAX G ETAL	0	2	Y	3	0
01/01/1999	\$0.00	POTTER MAX G ETAL	POTTER MAX G ETAL	0	2	Y	3	0
01/01/1992	\$0.00	POTTER ADDIS & FRIEDA	POTTER ADDIS & FRIEDA	0	2	Y	3	0

TRACTS 1 & 2: DOCS & MAPS

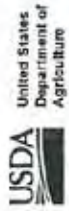
[Print](#) | [Back](#)

Defiance County GIS



Notes

TRACTS 1 & 2: DOCS & MAPS



Defiance County, Ohio

Farm 7626

Tract 468

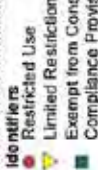
2021 Program Year
Map Created November 25, 2020

Defiance County
Farm Service Agency
06879 Evansport Rd - Suite D
Defiance, OH 43512
419-782-4781 (p)
855-832-5980 (f)

Common Land Unit



Wetland Determination



All of the following are true unless otherwise indicated:

All Crops=NI
All Crops=GR
Corn=YEL
Soybeans=COM
Wheats=SRW




Tract Cropland Total: 63.69 acres



United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data as is and assumes all risks associated with its use. USDA, FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination CPA-0216 and attached maps for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

TRACTS 1 & 2: DOCS & MAPS

OHIO DEFIANCE Form: FSA-158EZ <i>See Page 2 for non-discriminatory Statements</i>	 United States Department of Agriculture Farm Service Agency Abbreviated 156 Farm Record	FARM : 7626 Prepared : 3/3/22 11:14 AM Crop Year : 2022
--	--	---

Operator Name	: JOHN E BROWN
Farms Associated with Operator	: 39-039-7626, 39-039-8907
CRP Contract Number(s)	: 11009
Recon ID	: None
Transferred From	: None
ARCPLC G/WF Eligibility	: Eligible

Tract Number	: 488						
Description	: C-3 2B SEC 22 CRN OF ST RT 249 & LAKE RDS MILFORD						
FSA Physical Location	: OHIO/DEFIANCE						
ANSI Physical Location	: OHIO/DEFIANCE						
BIA Unit Range Number	:						
HEL Status	: HEL field on tract.Conservation system being actively applied						
Wetland Status	: Tract contains a wetland or farmed wetland						
WL Violations	: None						
Owners	: JOHN E BROWN						
Other Producers	: None						
Recon ID	: None						
Tract Land Data							
Farm Land	Cropland	DCP Cropland	WBP	WRP	CRP	GRP	Sugarcane
78.25	63.69	63.69	0.00	0.00	0.82	0.00	0.00
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	MPL	EWP	DCP Ag. Rot Activity	Broken From Native Sod
0.00	0.00	62.87	0.00	0.00	0.00	0.00	0.00

TRACTS 1 & 2: DOCS & MAPS

OHIO
DEFIANCE
Form: FSA-156EZ



United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 7626
Prepared : 3/3/22 11:14 AM
Crop Year : 2022

DCP Crop Data

Tract 468 Continued ...

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Wheat	6.50	0.00	44
Corn	6.50	0.00	96
Soybeans	18.72	0.00	29
TOTAL	31.72	0.00	

NOTES


TRACTS 1 & 2: DOCS & MAPS

This form is available electronically.

CRP-1 (07-23-10) CONSERVATION RESERVE PROGRAM CONTRACT U.S. DEPARTMENT OF AGRICULTURE Commodity Credit Corporation NOTE: The authority for collecting the following information is Pub. L. 107-171. This authority allows for the collection of information without prior OMB approval mandated by the Paperwork Reduction Act of 1995. The time required to complete this information collection estimated to average 4 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.	1. ST. & COUNTY CODE & ADMIN. LOCATION 39039	2. SIGN-UP NUMBER 46
	3. CONTRACT NUMBER 11009	4. ACRES FOR ENROLLMENT 0.82
7. COUNTY OFFICE ADDRESS (Include Zip Code): DEFIANCE COUNTY FARM SERVICE AGENCY 6879 EVANSPOUR RD DEFIANCE, OH 43512-6786	5. FARM NUMBER 0007626	6. TRACT NUMBER(S) 0000468
TELEPHONE NUMBER (Include Area Code): (419)782-4781	8. OFFER (Select one) GENERAL <input type="checkbox"/> ENVIRONMENTAL PRIORITY <input checked="" type="checkbox"/>	9. CONTRACT PERIOD FROM: (MM-DD-YYYY) 10-1-14 TO: (MM-DD-YYYY) 9-30-24

THIS CONTRACT is entered into between the Commodity Credit Corporation (referred to as "CCC") and the undersigned owners, operators, or tenants (who may be referred to as "the Participant"). The Participant agrees to place the designated acreage into the Conservation Reserve Program ("CRP") or other use set by CCC for the stipulated contract period from the date the contract is executed by the CCC. The Participant also agrees to implement on such designated acreage the Conservation Plan developed for such acreage and approved by the CCC and the Participant. Additionally, the Participant and CCC agree to comply with terms and conditions contained in this Contract, including the Appendix to this Contract, entitled Appendix to CRP-1, Conservation Reserve Program Contract (referred to as "Appendix"). By signing below, the Participant acknowledges that a copy of the Appendix for the applicable sign-up period has been provided to such person. Such person also agrees to pay such liquidated damages in an amount specified in the Appendix if the Participant withdraws prior to CCC acceptance or rejection. The terms and conditions of this contract are contained in this Form CRP-1 and in the CRP-1 Appendix and any addendum thereto. BY SIGNING THIS CONTRACT PRODUCERS ACKNOWLEDGE RECEIPT OF THE FOLLOWING FORMS: CRP-1, CRP-1 Appendix and any addendum thereto, CRP-2 or CRP-2C, if applicable; and, if applicable, CRP-15.

10A. Rental Rate Per Acre \$144.13	11. Identification of CRP Land (See Page 2 for additional space)				
B. Annual Contract Payment \$118	A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated Cost-Share
C. First Year Payment	0000468	0020	CP8A	0.21	\$315.00
(Item 10C applicable only to continuous signup when the first year payment is prorated.)	0000468	0025	CP8A	0.11	\$165.00
	0000468	0033	CP8A	0.17	\$255.00

12. PARTICIPANTS				
A(1). PARTICIPANT'S NAME AND ADDRESS (Zip Code): JOHN E BROWN 6235 JERICHO RD HICKSVILLE, OH 43526-9301	(2) SHARE 100.00%	(3) SOCIAL SECURITY NUMBER:	(4) SIGNATURE 	DATE (MM-DD-YYYY) 8/14/14
B(1). PARTICIPANT'S NAME AND ADDRESS (Zip Code):	(2) SHARE %	(3) SOCIAL SECURITY NUMBER:	(4) SIGNATURE	DATE (MM-DD-YYYY)
C(1). PARTICIPANT'S NAME AND ADDRESS (Zip Code): N/A	(2) SHARE %	(3) SOCIAL SECURITY NUMBER:	(4) SIGNATURE	DATE (MM-DD-YYYY)

13. CCC USE ONLY - Payments according to the shares are approved.	A. SIGNATURE OF CCC REPRESENTATIVE 	B. DATE (MM-DD-YYYY) 9-30-14
---	--	---------------------------------

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552e) and the Paperwork Reduction Act of 1995, as amended. The authority for requesting the following information is the Food Security Act of 1985, (Pub. L. 99-198), as amended and the Farm Security and Rural Investment Act of 2002 (Pub. L. 107-171) and regulations promulgated at 7 CFR Part 1410 and the Internal Revenue code (26 USC 6109). The information requested is necessary for CCC to consider and process the offer to enter into a Conservation Reserve Program Contract, to assist in determining eligibility and to determine the correct parties to the contract. Furnishing the requested information is voluntary. Failure to furnish the requested information will result in determination of ineligibility for certain program benefits and other financial assistance administered by USDA agency. This information may be provided to other agencies, IRS, Department of Justice, or other State and Federal Law Enforcement agencies, and in response to a court magistrate or administrative tribunal. The provisions of criminal and civil fraud statutes, including 18 USC 286, 287, 371, 641, 651, 1001; 15 USC 714m; and 31 USC 3729, may be applicable to the information provided.

RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, generic information, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, or call (800) 795-3272 (voice) or (202) 720-6382 (TDD). USDA is an equal opportunity provider and employer.

Original - County Office Copy Owner's Copy Operator's Copy

TRACTS 1 & 2: DOCS & MAPS

CRP-1 (07-23-10) Page 2

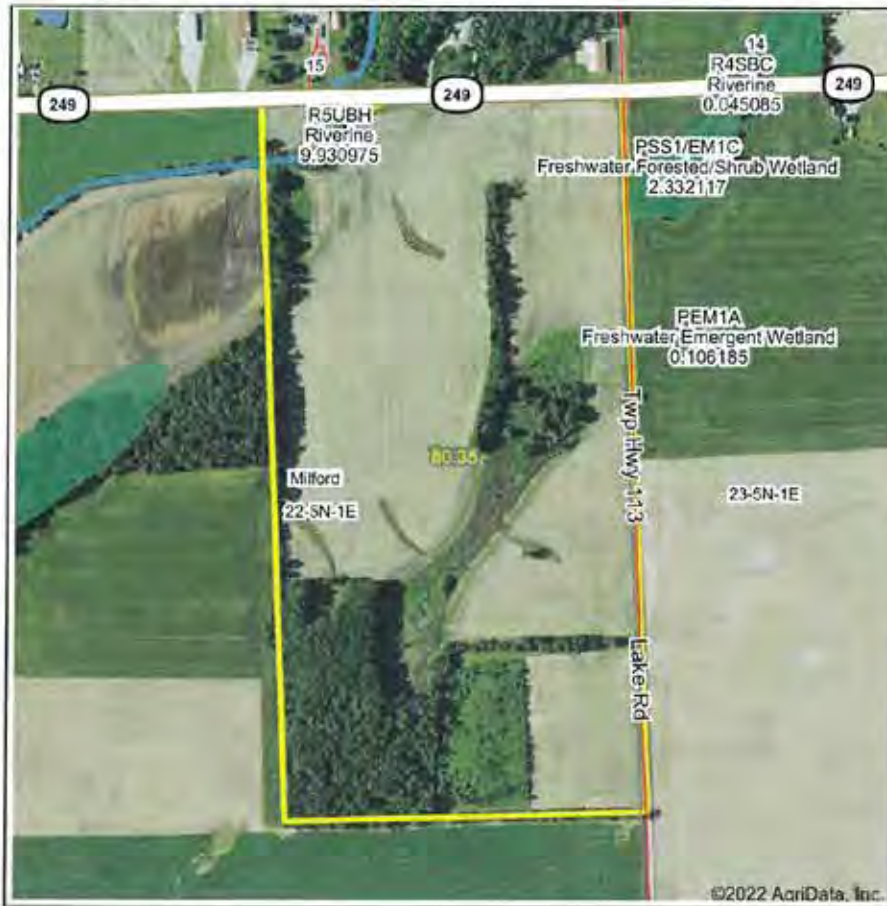
Continuation of Item 11 - Identification of CRP Land

A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated C/S	CONTRACT PERIOD (MM-DD-YYYY)	
					F. FROM	G. TO
0000468	0037	CP8A	0.17	\$ 255.00		
0000468	0042	CP8A	0.16	\$ 240.00		

Original - County Office Copy
 Owner's Copy
 Operator's Copy

TRACTS 1 & 2: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 22-5N-1E
 County: Defiance
 Township: Milford
 Date: 2/23/2022

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By:

 © AgriData, Inc. 2021 www.Agridata.com



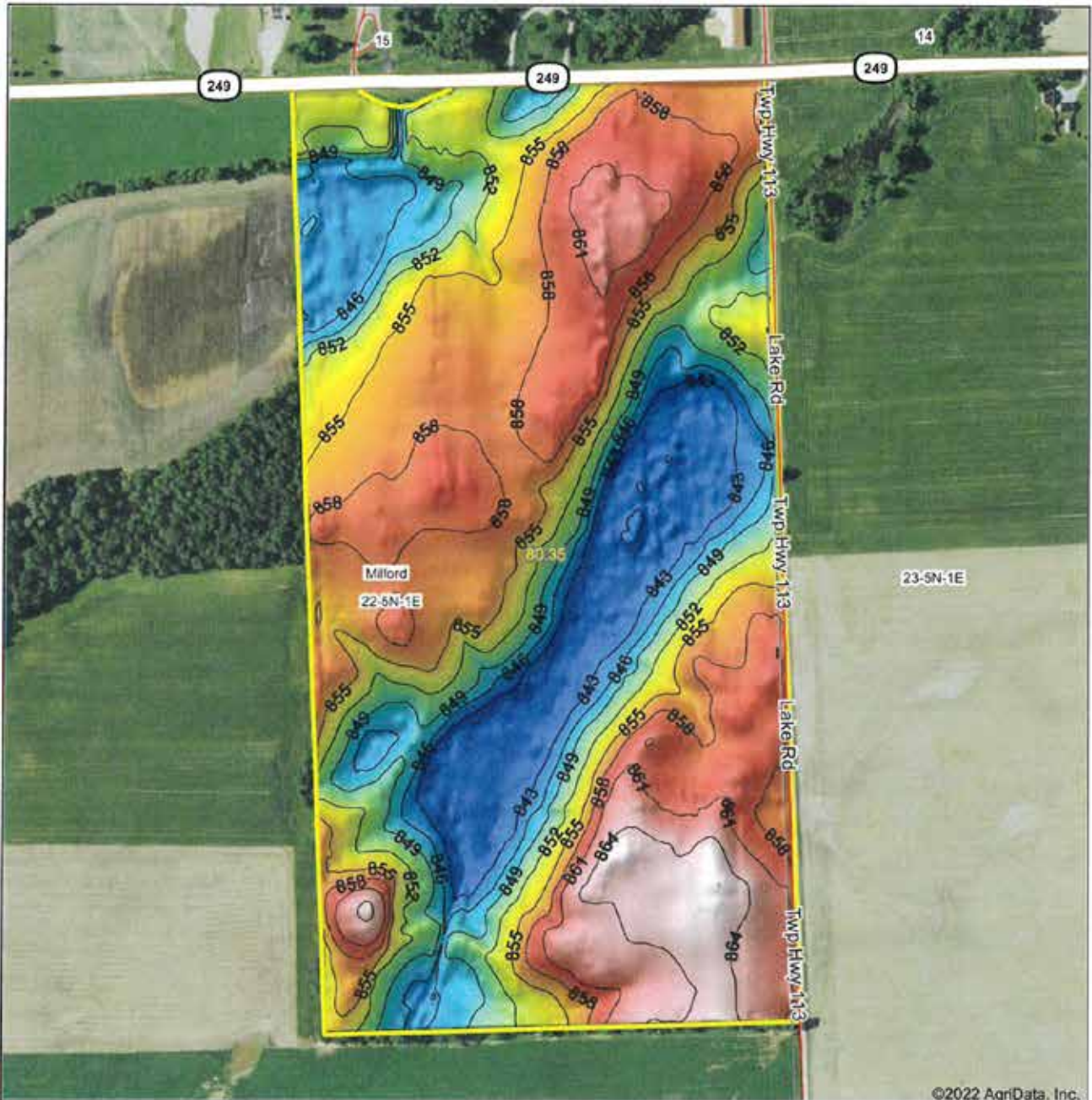
0ft 675ft 1349ft

Classification Code	Type	Acres
R5UBH	Riverine	0.24
Total Acres		0.24

Data Source: National Wetlands Inventory website, U.S. Dept. of Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 1 & 2: DOCS & MAPS

Topography Hillshade



©2022 AgriData, Inc.

Low Elevation High



SCHRADER
Real Estate and Auction Company, Inc.

Maps Provided by:

surety
CUSTOMER'S ONLINE MAPS

© AgriData, Inc. 2021 www.AgriDataInc.com

Source: USGS 3 meter dem

Interval(ft): 3

Min: 841.3

Max: 865.7

Range: 24.4

Average: 853.6

Standard Deviation: 6.53 ft

0ft 434ft 867ft



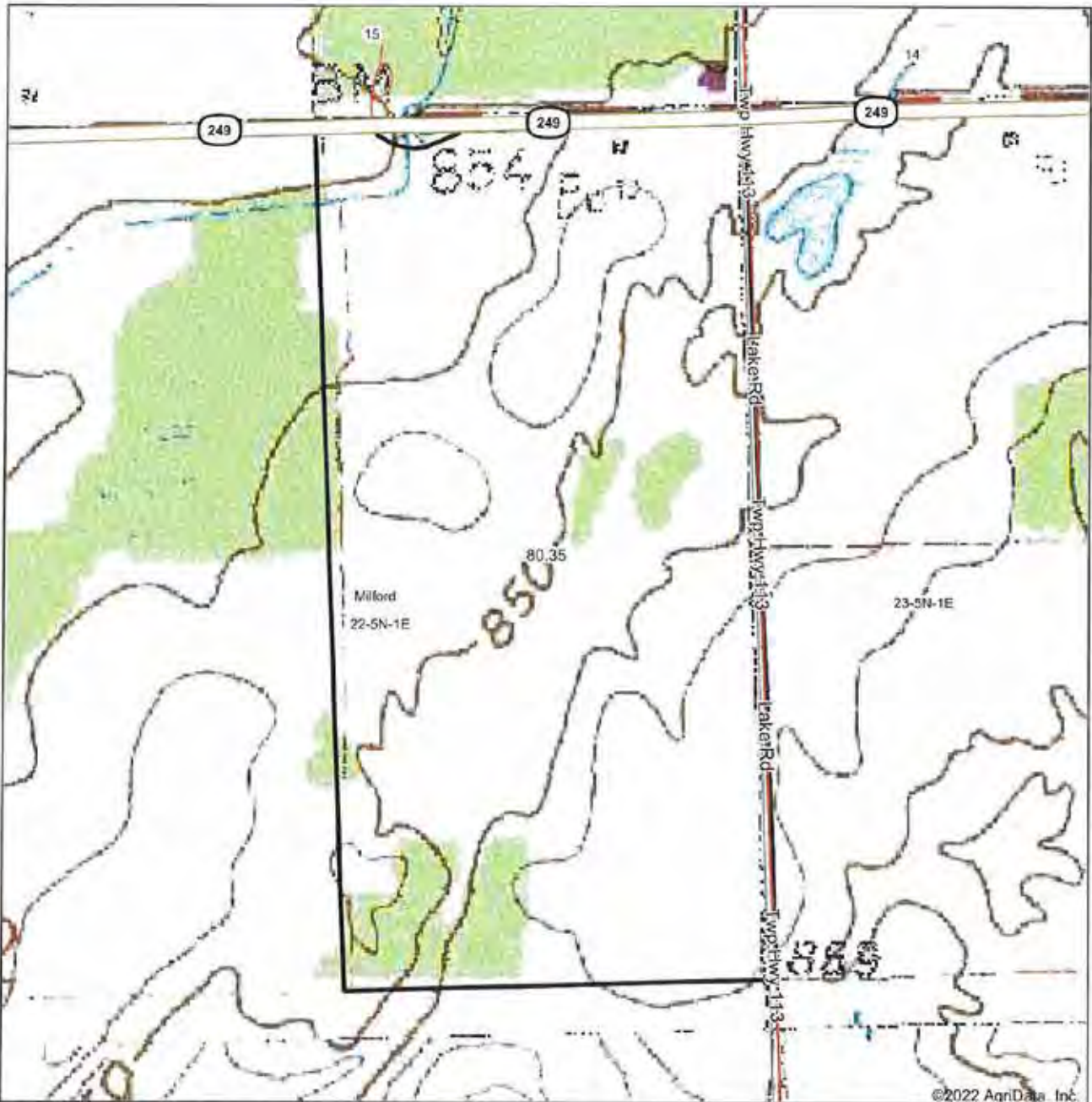
2/23/2022

22-5N-1E
Defiance County
Ohio

map center: 41° 22' 44.76, -84° 43' 52.98

TRACTS 1 & 2: DOCS & MAPS

Topography Map



SCHRADER
Real Estate and Auction Company, Inc.

map center: 41° 22' 44.76, -84° 43' 52.98

0ft 478ft 955ft

22-5N-1E
Defiance County
Ohio

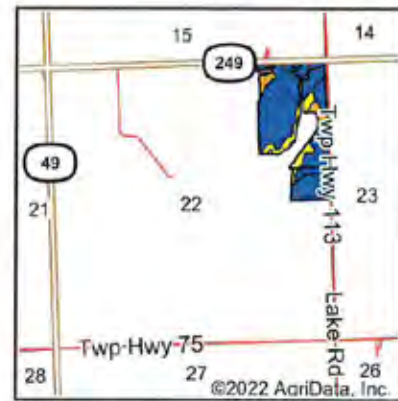


2/23/2022

Map Provided by
surety
CUSTOMIZED ONLINE MAPS
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TRACTS 1 & 2: DOCS & MAPS

Soils Map



State: Ohio
 County: Defiance
 Location: 22-5N-1E
 Township: Milford
 Acres: 57.84
 Date: 2/23/2022



Soils data provided by USDA and NRCS.

Area Symbol: OH039, Soil Area Version: 20

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Alfalfa hay Tons	Corn Bu	Corn silage Tons	Grass legume hay Tons	Cats Bu	Pasture AUM	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Bco2B1	Blount loam, 0 to 4 percent slopes	29.52	51.0%		IIw									78	
GwB	Glynwood loam, 2 to 6 percent slopes	12.22	21.1%		IIe	4.9	133	17	4.4	79		43	57	70	
GwC2	Glynwood loam, 6 to 12 percent slopes, eroded	6.56	11.3%		IVe		85		3.5	65		25	30	61	
Ca	Carlisle muck, disintegration moraine, drained, 0 to 2 percent slopes	3.60	6.2%		IIIw		127				8	44		58	
GwB2	Glynwood loam, 2 to 6 percent slopes, eroded	3.31	5.7%		IIe	4.7	128	18	4.2	78		41	55	65	
Pm	Pewamo silty clay loam, 0 to 1 percent slopes	1.58	2.7%		IIw		157			5		47	64	84	
RmB	Rawson sandy loam, 2 to 6 percent slopes	0.58	1.0%		IIe		105		4.2	80		38	44	71	
Ep	Bono silty clay loam	0.47	0.8%		IIw		120		4.5	75		40	42	78	
Weighted Average						2.30	1.3	59.3	4.6	1.8	29.9	0.5	19	21.1	73.1

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 1 & 2: DOCS & MAPS

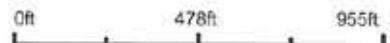
Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 22' 44.76, -84° 43' 52.98



22-5N-1E
Defiance County
Ohio



2/23/2022



Field borders provided by Farm Service Agency as of 9/21/2008

TRACTS 1 & 2: DOCS & MAPS

Aerial Map



SCHRADER
Real Estate and Auction Company, Inc.

Map Center: 41° 22' 44.76, -84° 43' 52.98



22-5N-1E
Defiance County
Ohio



2/23/2022

Maps Provided By
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Flood related information provided by FEMA

TRACTS 1 & 2: DOCS & MAPS

Topography Contours



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Maps Provided By:
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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 841.3
Max: 865.7
Range: 24.4
Average: 853.6
Standard Deviation: 6.53 ft

0ft 434ft 867ft



2/23/2022

22-5N-1E
Defiance County
Ohio

Map Center: 41° 22' 44.76, -84° 43' 52.98

TRACT 3: DOCUMENTS & MAPS

TRACT 3: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450042259/d...>

Defiance County, Ohio
Defiance County Auditor | Jill R. Little

Report generated: Wednesday, February 23, 2022
Parcel Report



Base Data

Parcel Number: G190028000300
Address: FARMER MARK
Owner: PUTTER LAND COMPANY LLC
Tax Mailing Address: 12379 ST RT 127
Tax City State Zip: SHERWOOD OH 43556

School District: 2002 | CLSD
Tax District: G19 | Mark Twp
Acres: 145
Legal Description: SECTION 28 ^SE 1/4 ^ ^
Land Use: 110 | Agricultural vacant land (or CAUV)
Neighborhood: 11910
Number of Cards: 0
Annual Tax: \$2,954.36
Homesstead: N
Reduction:
Reduction25: N
Foreclosure: N
BOR: N
New Construction: N
Divided Property: N

Valuation

Land Value: \$849,520.00
CAUV Value: \$167,870.00
Improvements Value: \$0.00
Total Value: \$849,520.00
Land Value (35%): \$297,332.00
CAUV Value (35%): \$58,754.50
Improvements Value (35%): \$0.00
Total Value (35%): \$297,332.00

Tax Rates

Full Tax Rate: \$40.65
Effective Tax Rate: \$44.73

TRACT 3: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Property Tax

Charge:	0
Credit (First Half):	\$150.32
Rollback (First Half):	117.96
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$150.32
Rollback (Second Half):	117.96
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	\$281.13
Special Assessments:	\$281.11
Penalty / Interest:	0
Net Owed (First Half):	1,477.19
Net Owed (Second Half):	1,477.17
Net Paid (First Half):	1,477.19
Net Paid (Second Half):	1,477.17
Net Paid:	2,954.36
First Half Paid:	1,196.06
Paid (Second Half):	1,196.06
Surplus Paid:	0

TRACT 3: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
02/03/22	0	0	47.55	0
02/03/22	0	0	47.99	0
02/03/22	0	0	104.66	0
02/03/22	0	47.55	0	0
02/03/22	0	48	0	0
02/03/22	0	0	1,196.06	0
02/03/22	0	0	80.91	0
02/03/22	0	104.67	0	0
02/03/22	0	80.91	0	0
02/03/22	0	1,196.06	0	0
02/05/21	0	0	104.66	0
02/05/21	0	1,215.37	0	0
02/05/21	0	0	47.99	0
02/05/21	0	48	0	0
02/05/21	0	47.55	0	0
02/05/21	0	0	47.55	0
02/05/21	0	104.67	0	0
02/05/21	0	0	80.91	0
02/05/21	0	80.91	0	0
02/05/21	0	0	1,215.37	0
02/05/20	0	104.67	0	0
02/05/20	0	0	47.55	0
02/05/20	0	48	0	0
02/05/20	0	0	2,027.99	0
02/05/20	0	353.98	0	0
02/05/20	0	0	104.66	0
02/05/20	0	0	353.98	0
02/05/20	0	2,027.99	0	0
02/05/20	0	0	47.99	0
02/05/20	0	47.55	0	0
01/29/19	0	47.55	0	0
01/29/19	0	0	404.55	0
01/29/19	0	104.67	0	0
01/29/19	0	404.55	0	0
01/29/19	0	48	0	0
01/29/19	0	0	47.55	0
01/29/19	0	0	47.99	0
01/29/19	0	0	2,054.07	0
01/29/19	0	0	104.66	0
01/29/19	0	2,054.07	0	0

Agricultural

SoilType	LandType	NumAcres	Rate	Subtotal
F1A	Woods	0.045	230	10
Lc	Crop Land	113.358	1,360	154,170
Lc	Woods	0.234	230	50
F1A	Crop Land	28.091	480	13,480
HnA	Crop Land	0.101	1,600	160

TRACT 3: DOCS & MAPS

Feature Report

<https://paf.blmmaps.com/TabReport.aspx?appid=c465e467450d42259fd>

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor (Ft)	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	Appraised Value
RD	3.171	0	0	150	0	0	0	0	0	\$0.00
AG	181.85	0	0	150	0	6,000	6,000	6,000	0	\$849,300.00
AG	0.279	0	0	150	0	800	800	800	0	\$220.00

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Deed Type	Conveyance Number
07/14/2021	\$0.00	POTTER LAND COMPANY LLC	POTTER LAND COMPANY LLC	1	Y	Y	3	3999
08/24/2021	\$0.00	POTTER JAMES ALLEN	POTTER LAND COMPANY LLC	3	Y	N	3	(000)
01/01/1992	\$0.00		POTTER JAMES ALLEN	0	Y	Y	3	0

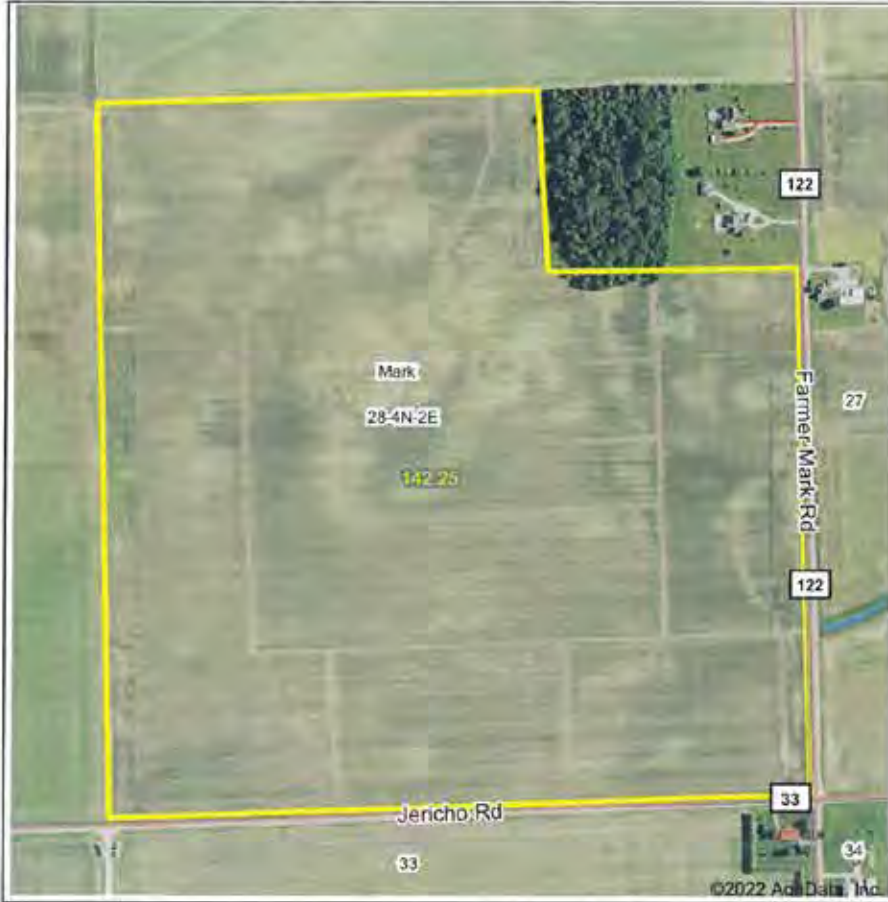
Defiance County Auditor | Jill R. Little
 (419)784-3111 - auditor2@defiance-county.com

TRACT 3: DOCS & MAPS



TRACT 3: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 28-4N-2E
 County: Defiance
 Township: Mark
 Date: 2/23/2022

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 Real Estate and Auction Company, Inc.

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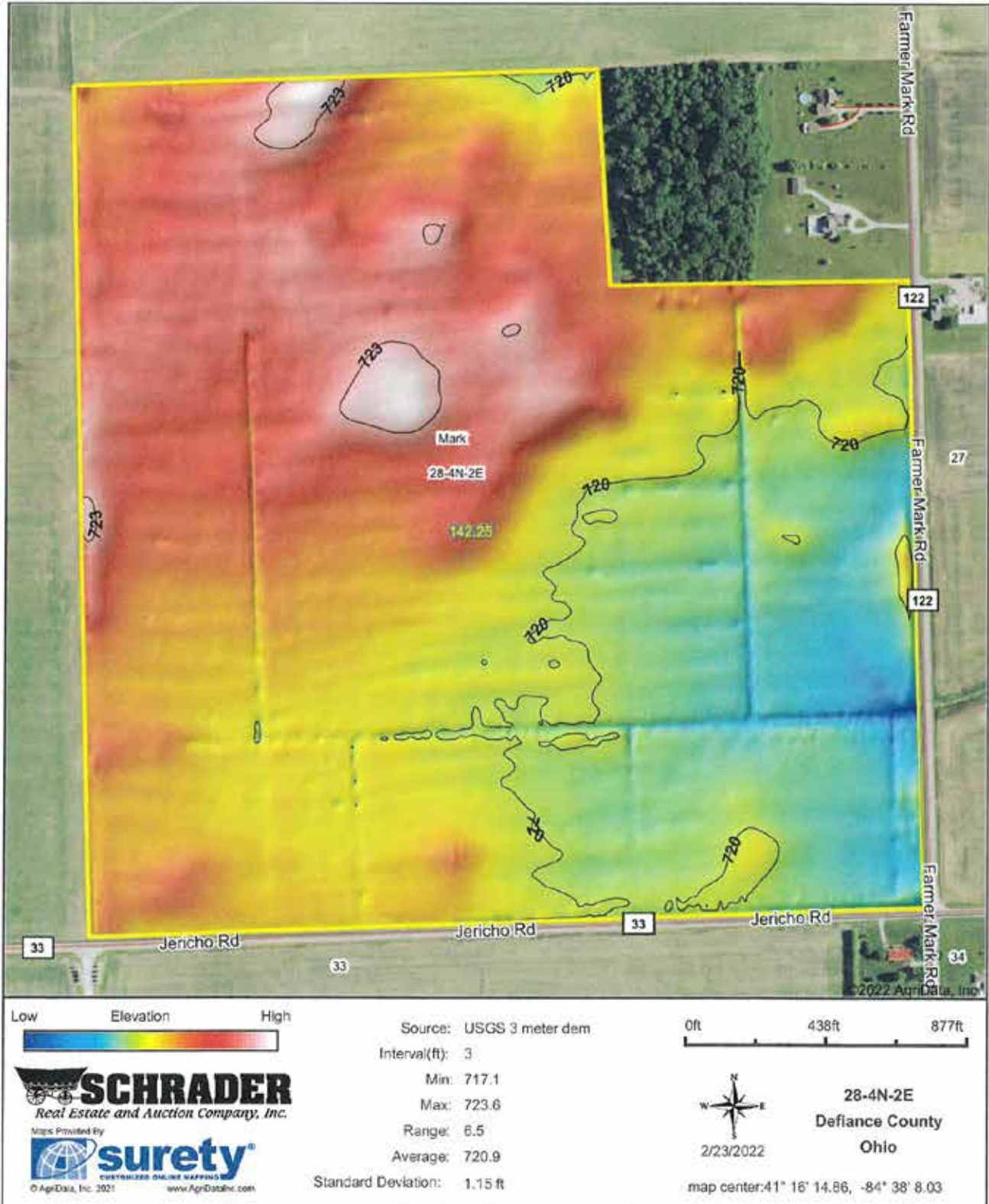


Classification Code	Type	Acres
		Total Acres 0.00

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACT 3: DOCS & MAPS

Topography Hillshade



TRACT 3: DOCS & MAPS

Topography Contours



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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 717.1
Max: 723.6
Range: 6.5
Average: 720.9
Standard Deviation: 1.15 ft

0ft 438ft 877ft



2/23/2022

28-4N-2E
Defiance County
Ohio

Map Center: 41° 16' 14.86, -84° 38' 8.03

TRACT 3: DOCS & MAPS

Topography Map



map center: 41° 16' 14.66, -84° 38' 8.03



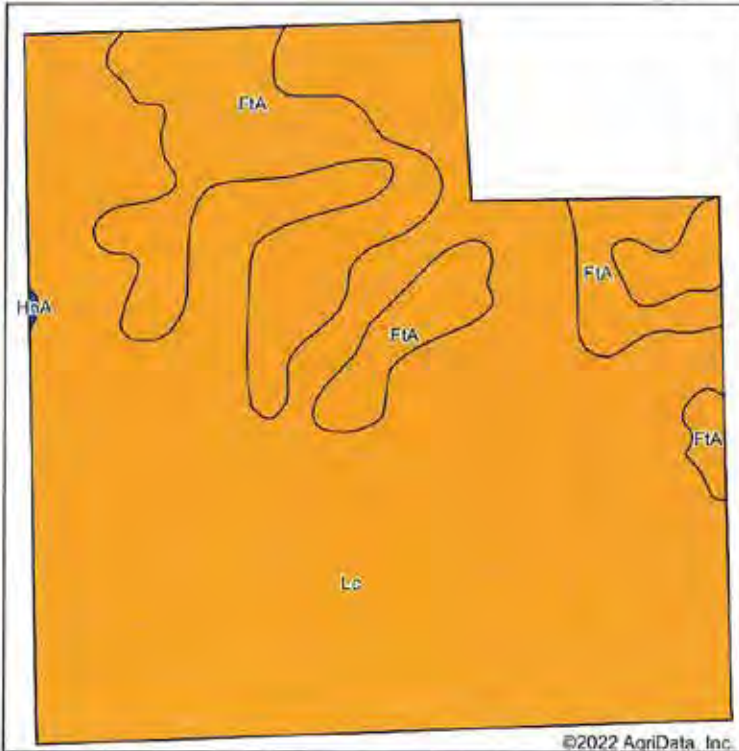
28-4N-2E
Defiance County
Ohio



2/23/2022

TRACT 3: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.

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State: Ohio
 County: Defiance
 Location: 28-4N-2E
 Township: Mark
 Acres: 142.25
 Date: 2/23/2022



Area Symbol: OH039, Soil Area Version: 20

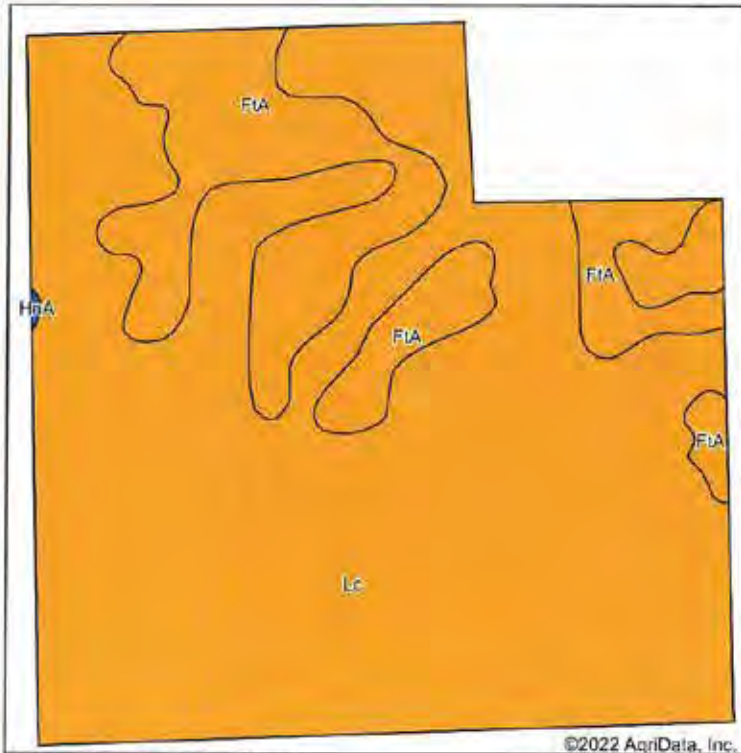
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Lc	Letty silty clay, till substratum, 0 to 1 percent slopes	114.18	80.3%		Illw	112.9		4.6	76.4	44.4	47.1	78
F1A	Fulton silty clay loam, 0 to 3 percent slopes	27.99	19.7%		Illw	100		4	70	35	44	84
H1A	Haskins loam, 0 to 3 percent slopes	0.08	0.1%		Illw	110		4.5	78	42	48	77
Weighted Average						3.00	110.4	4.5	75.1	42.5	46.5	75.2

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS.

TRACT 3: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.

©2022 AgriData, Inc.



State: Ohio
 County: Defiance
 Location: 28-4N-2E
 Township: Mark
 Acres: 142.25
 Date: 2/23/2022



Area Symbol: OH039, Soil Area Version: 20

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	114.18	80.3%		IIIw	112.9	4.6	76.4	44.4	47.1	78	
FIA	Fulton silty clay loam, 0 to 3 percent slopes	27.99	19.7%		IIIw	100	4	70	35	44	64	
HnA	Haskins loam, 0 to 3 percent slopes	0.08	0.1%		IIw	110	4.5	78	42	48	77	
Weighted Average						3.00	110.4	4.5	75.1	42.5	46.5	75.2

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS.

TRACT 3: DOCS & MAPS

Aerial Map



SCHRADER
Real Estate and Auction Company, Inc.

Map Center: 41° 16' 14.86, -84° 38' 8.03

0ft 485ft 970ft

28-4N-2E
Defiance County
Ohio



2/23/2022

Maps Provided By:



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Field borders provided by Farm Service Agency as of 5/21/2008

TRACT 3: DOCS & MAPS

Aerial Map



SCHRADER
Real Estate and Auction Company, Inc.

Map Center: 41° 16' 14.86, -84° 38' 8.03

0ft 485ft 970ft

Maps Provided By
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CUSTOMIZED ONLINE MAPPING
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28-4N-2E
Defiance County
Ohio



Flood related information provided by FEMA

TRACT 3: DOCS & MAPS

Aerial Map



Map Center: 41° 16' 14.86, -84° 38' 8.03



28-4N-2E
Defiance County
Ohio



2/23/2022

Field borders provided by Farm Service Agency as of 5/21/2008.

TRACT 4: DOCUMENTS & MAPS

TRACT 4: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465c467450d42259/d...>

Defiance County, Ohio
Defiance County Auditor | Jill R. Little

Report generated: Wednesday, February 23, 2022
Parcel Report



Base Data

Parcel Number: G190035000300
Address: JERICHO
Owner: POTTER LAND COMPANY LLC
Tax Mailing Address: 12379 ST RT 127
Tax City State Zip: SHERWOOD OH 43556

School District: 2002 | CLSD
Tax District: B19 | Mark Twp
Acres: 79
Legal Description: SECTION 35 1/4 E 1/2 NW EXC 1A 1/4
N

Land Use: 110 | Agricultural vacant land (on CAUV)
11915

Neighborhood:
Number of Cards: 0
Annual Tax: \$1,011.14
Homestead: N
Reduction:
Reduction25: N
Foreclosure: N
BOR: N
New Construction: N
Divided Property: N

Valuation

Land Value: \$398,870.00
CAUV Value: \$68,950.00
Improvements Value: \$0.00
Total Value: \$398,870.00
Land Value (35%): \$139,604.50
CAUV Value (35%): \$24,132.50
Improvements Value (35%): \$0.00
Total Value (35%): \$139,605.00

Tax Rates

Full Tax Rate: \$49.85
Effective Tax Rate: \$44.73

TRACT 4: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Property Tax

Charge:	0
Credit (First Half):	\$61.74
Rollback (First Half):	48.45
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$61.74
Rollback (Second Half):	48.45
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	\$14.32
Special Assessments:	\$14.32
Penalty / Interest:	0
Net Owed (First Half):	505.57
Net Owed (Second Half):	505.57
Net Paid (First Half):	505.57
Net Paid (Second Half):	505.57
Net Paid:	1,011.14
First Half Paid:	491.25
Paid (Second Half):	491.25
Surplus Paid:	0

Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
02/03/22	0	491.25	0	0
02/03/22	0	0	491.25	0
02/03/22	0	14.32	0	0
02/03/22	0	0	14.32	0
02/05/21	0	499.18	0	0
02/05/21	0	0	14.32	0
02/05/21	0	14.32	0	0
02/05/21	0	0	499.18	0
02/05/20	0	0	14.32	0
02/05/20	0	0	848.04	0
02/05/20	0	848.04	0	0
02/05/20	0	14.32	0	0
02/06/19	0	0	14.32	0
02/06/19	0	0	858.95	0
02/06/19	0	858.95	0	0
02/06/19	0	14.32	0	0

TRACT 4: DOCS & MAPS

Feature Report

<https://pat.blmmaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Agricultural

SoilType	LandType	NumAcres	Rate	Subtotal
W	Waste	1.114	230	260
Lc	Crop Land	38.577	1,360	52,460
RrA	Woods	0.493	230	110
Lc	Woods	2.91	230	670
FlA	Crop Land	17.1	480	8,210
Pa	Woods	8.977	230	2,060
Pa	Crop Land	4.421	800	3,540
RrA	Crop Land	4.683	350	1,640

Land

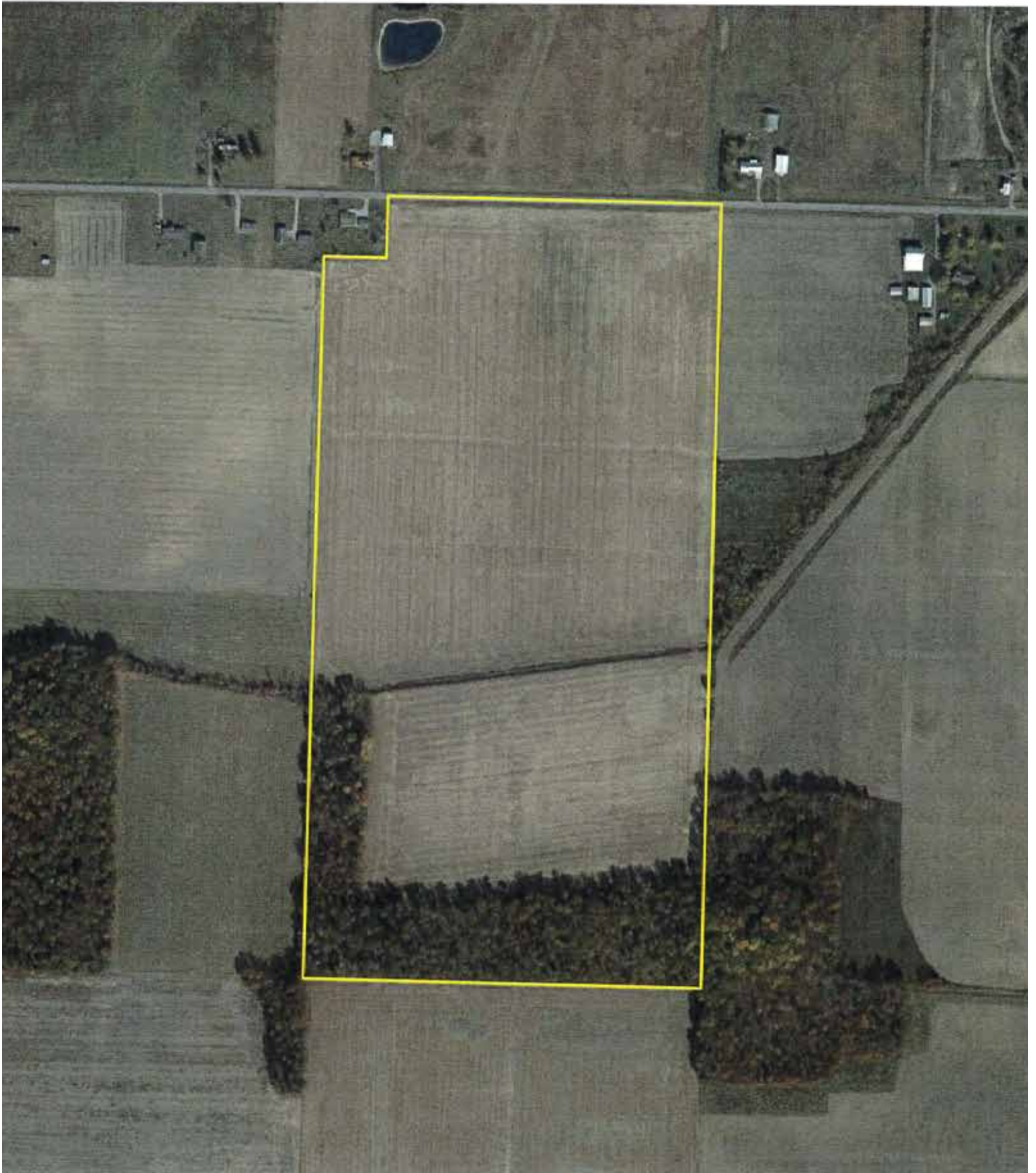
Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	Appraised Value
AR	1.114	0	0	150	0	250	250	250	0	\$280.00
AB	12.38	0	0	150	0	800	800	800	0	\$9,900.00
A5	64.781	0	0	150	0	6,000	6,000	6,000	0	\$388,690.00
RD	0.725	0	0	150	0	0	0	0	0	\$0.00

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Deed Type	Conveyance Number
06/24/2021	\$0.00	POTTER JAMES ALLEN ETAL	POTTER LAND COMPANY LLC	5	1	N	3	9999
09/05/2018	\$0.00	POTTER JOHN L TOD	POTTER JAMES ALLEN ETAL	4	1	N	3	9999
11/17/2017	\$0.00	POTTER JOHN L & FREDA	POTTER JOHN L	2	1	Y	1	9999
11/17/2017	\$0.00	POTTER JOHN L	POTTER JOHN L TOD	4	1	N	1	9999
01/01/1992	\$0.00		POTTER JOHN L & FREDA	0	2	Y	1	0

Defiance County Auditor | Jill R. Little
 (419)784-3111 - auditor2@defiance-county.com

TRACT 4: DOCS & MAPS



TRACT 4: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 35-4N-2E
 County: Defiance
 Township: Mark
 Date: 2/23/2022

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By
surety
 CUSTOMIZED ONLINE MAPS™
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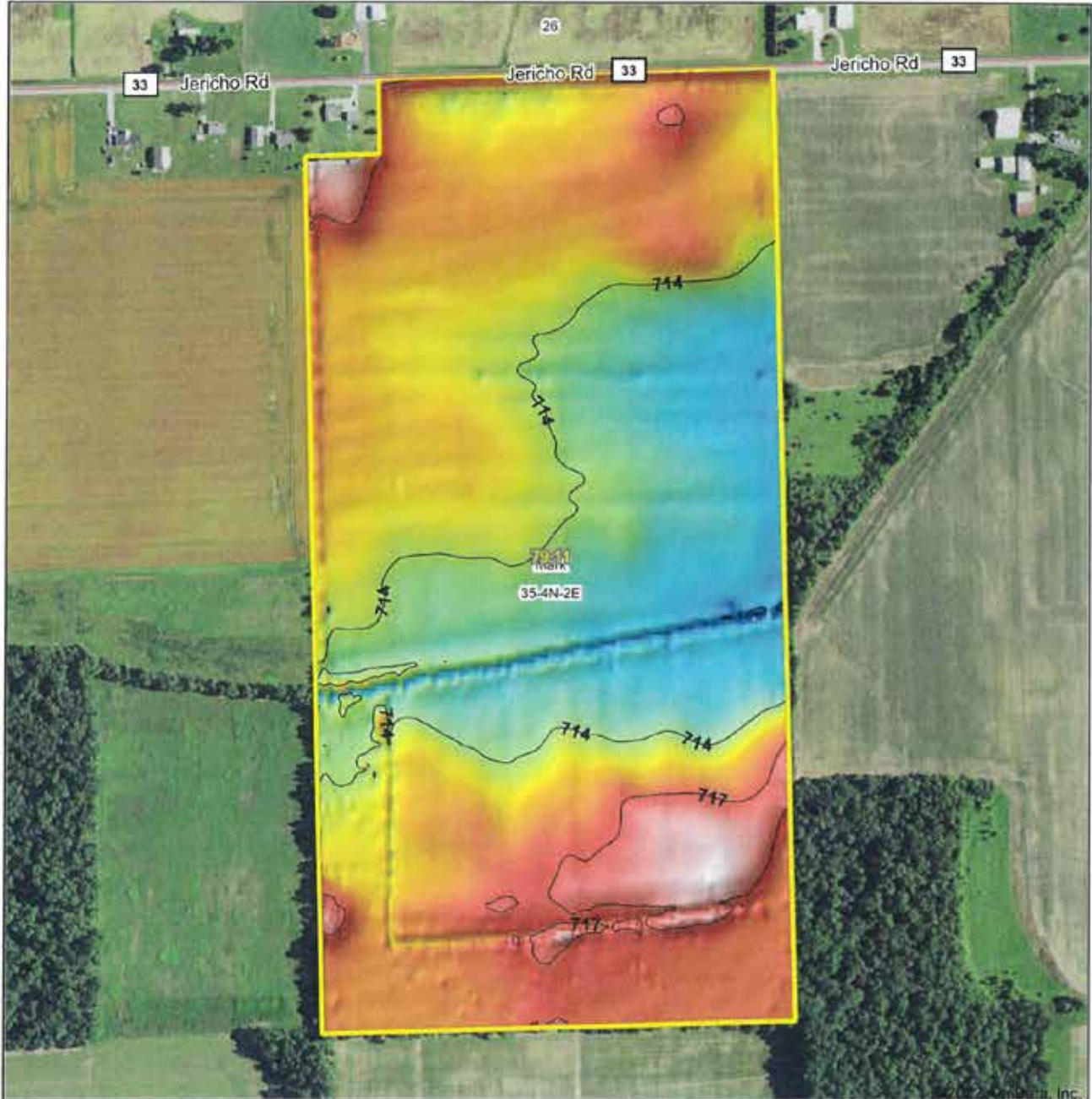
0ft 675ft 1350ft

Classification Code	Type	Acres
R4SBC	Riverine	0.61
	Total Acres	0.61

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACT 4: DOCS & MAPS

Topography Hillshade



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Source: USGS 3 meter dem
Interval(ft): 3
Min: 710.4
Max: 719.0
Range: 8.6
Average: 714.8
Standard Deviation: 1.48 ft



2/23/2022

35-4N-2E
Defiance County
Ohio

map center: 41° 15' 49.15, -84° 36' 14.25

TRACT 4: DOCS & MAPS

Topography Contours



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Real Estate and Auction Company, Inc.

Maps Provided By:
surety
CUSTOMER'S ONLINE MAPPING
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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 710.4
Max: 719.0
Range: 8.6
Average: 714.8
Standard Deviation: 1.48 ft

0ft 434ft 868ft



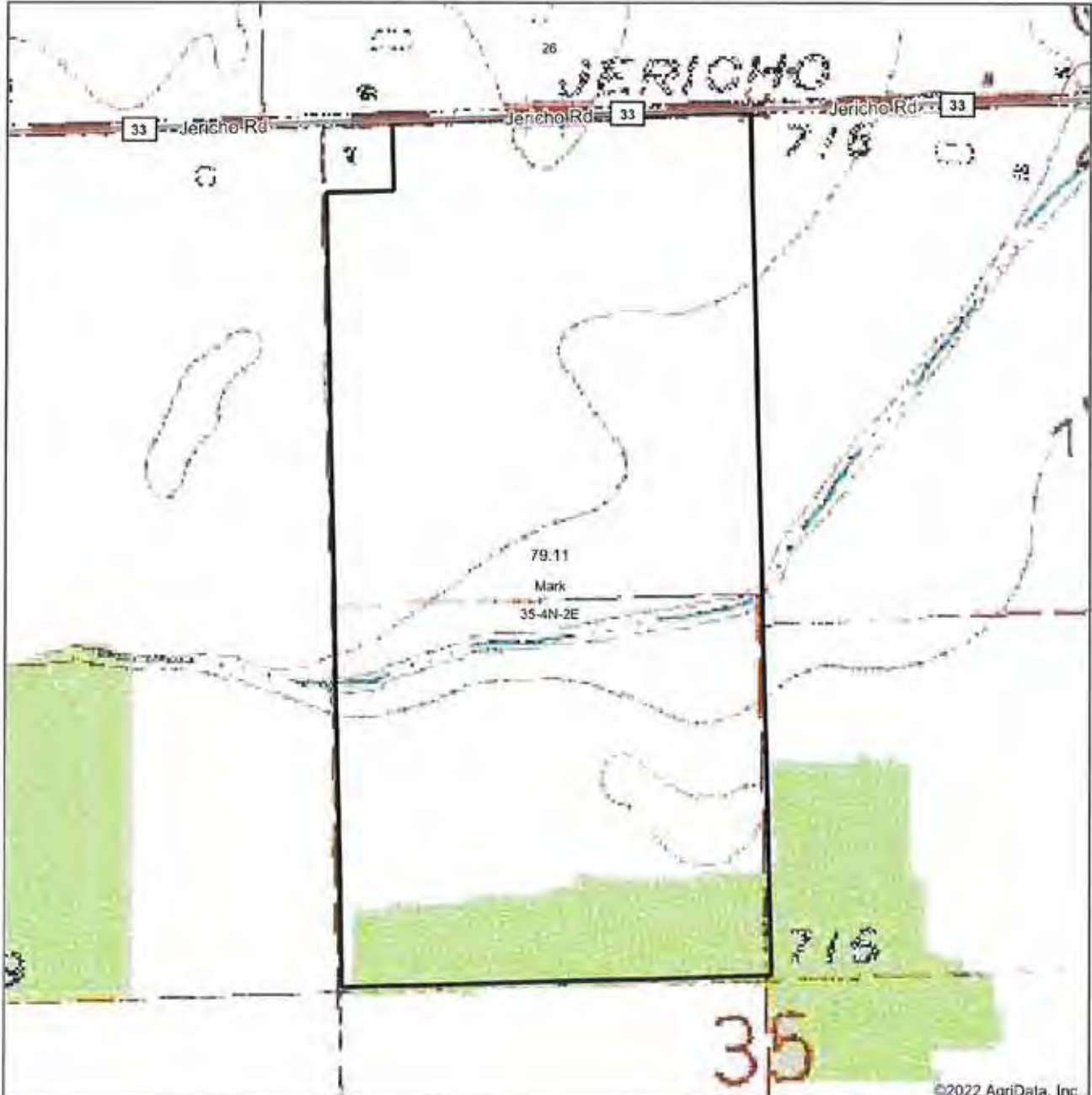
2/23/2022

35-4N-2E
Defiance County
Ohio

Map Center: 41° 15' 49.15, -84° 36' 14.25

TRACT 4: DOCS & MAPS

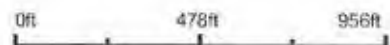
Topography Map



©2022 AgriData, Inc.



map center: 41° 15' 49.15; -84° 38' 14.25



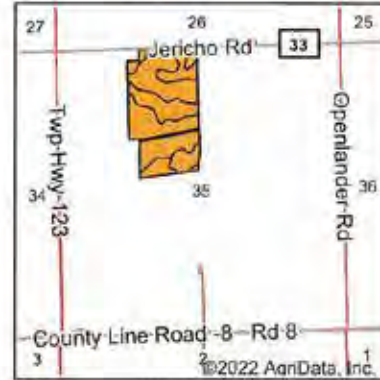
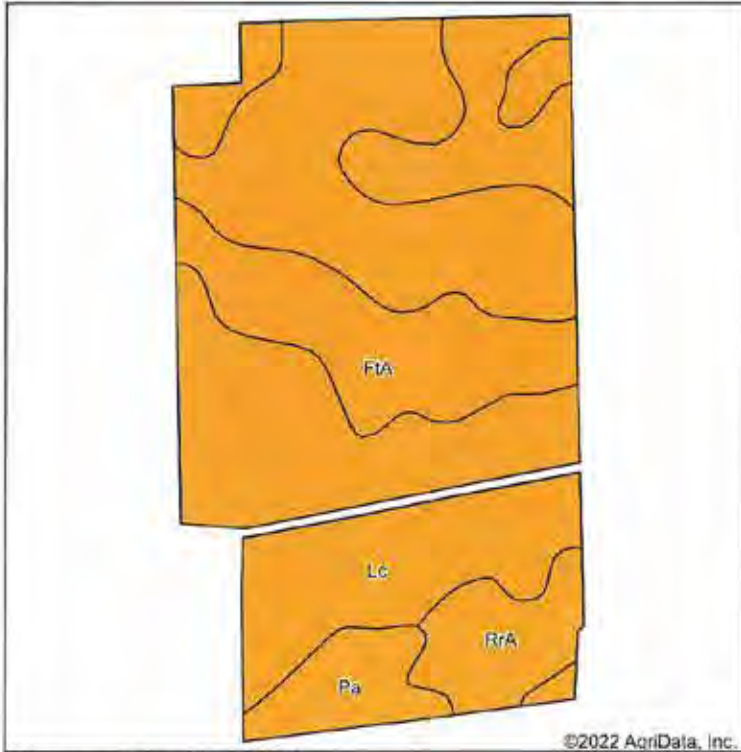
35-4N-2E
Defiance County
Ohio



2/23/2022

TRACT 4: DOCS & MAPS

Soils Map



State: Ohio
 County: Defiance
 Location: 35-4N-2E
 Township: Mark
 Acres: 64.7
 Date: 2/23/2022



Soils data provided by USDA and NRCS

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Area Symbol: DHD39, Soil Area Version: 20

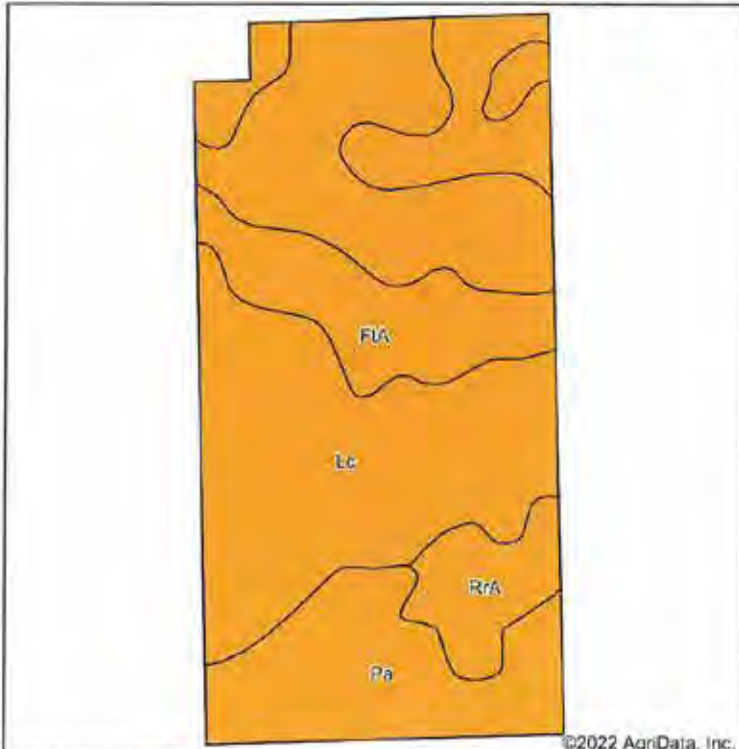
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Lc	Latty silt clay, till substratum, 0 to 1 percent slopes	39.23	60.6%		Illw	112.9	4.6	78.4	44.4	47.1	78	
FA	Fulton silt clay loam, 0 to 3 percent slopes	17.12	26.5%		Illw	100	4	70	35	44	64	
RrA	Roselms loam, 0 to 3 percent slopes	4.43	6.8%		Illw	80	3.5	55	35	33	59	
Pa	Paulding clay, 0 to 1 percent slopes	3.92	6.1%		Illw	105		72	38	40	69	
Weighted Average						3.00	106.8	4.1	73	40.9	44.9	72.4

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS

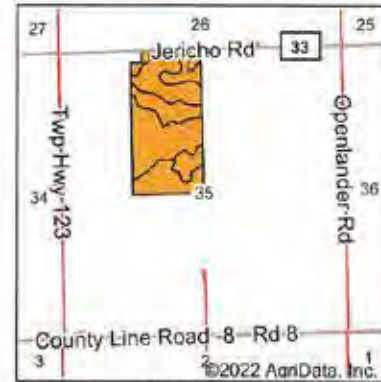
TRACT 4: DOCS & MAPS

Soils Map



©2022 AgriData, Inc.

Soils data provided by USDA and NRCS.



State: Ohio
 County: Defiance
 Location: 35-4N-2E
 Township: Mark
 Acres: 79.11
 Date: 2/23/2022

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Area Symbol: OH039, Soil Area Version: 20

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Com Bu	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	efOTG PI	
Lc	Lafayette silty clay, fill substratum, 0 to 1 percent slopes	43.08	54.5%		Illw	112.9	4.6	76.4	44.4	47.1	78	
FIA	Fulton silty clay loam, 0 to 3 percent slopes	17.56	22.2%		Illw	100	4	70	35	44	64	
Pa	Paulding clay, 0 to 1 percent slopes	13.31	16.8%		Illw	105		72	38	40	69	
RrA	Roseins loam, 0 to 3 percent slopes	5.16	6.5%		Illw	80	3.5	55	35	33	59	
Weighted Average						3.00	106.6	3.6	72.8	40.6	44.3	72.1

efotg PI: Obtained from the NRCS efOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS.

TRACT 4: DOCS & MAPS

Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 15' 49.15, -84° 36' 14.25



35-4N-2E
Defiance County
Ohio



2/23/2022



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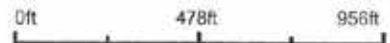
Field borders provided by Farm Service Agency as of 5/21/2008.

TRACT 4: DOCS & MAPS

Aerial Map



Map Center: 41° 15' 49.15, -84° 36' 14.25



35-4N-2E
Defiance County
Ohio



2/23/2022

Field borders provided by Farm Service Agency as of 9/21/2008.

TRACT 4: DOCS & MAPS

Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 15' 49.15, -84° 36' 14.25

0ft 478ft 956ft



35-4N-2E
Defiance County
Ohio



2/23/2022

Flood related information provided by FEMA

**TRACTS 5 & 6:
DOCUMENTS & MAPS**

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=c465e467450d42259fd...>

Defiance County, Ohio
 Defiance County Auditor | Jill R. Little

Report generated: Wednesday, February 23, 2023
 Parcel Report



Defiance County, O...

Base Data

Parcel Number: G190034000803
Address: DEFIANCE PAULDING CO LINE,
Owner: POTTER CURTIS L ET AL
Tax Mailing Address: 12379 US 127
Tax City State Zip: SHERWOOD OH 43556

School District: 2002 | CLSD
Tax District: G19 | Mark Twp
Acres: 71.518
Legal Description: SECTION 34 APT OF W 1/2 OF SE 1/4 A A
Land Use: 110 | Agricultural vacant land (on CAUV)
Neighborhood: 11310
Number of Cards: 0
Annual Tax: \$760.54
Homestead: N
Reduction:
Reduction25: N
Foreclosure: N
BOR: N
New Construction: N
Divided Property: N

Valuation

Land Value: \$371,450.00
CAUV Value: \$62,770.00
Improvements Value: \$0.00
Total Value: \$371,450.00
Land Value (35%): \$130,007.50
CAUV Value (35%): \$21,969.75
Improvements Value (35%): \$0.00
Total Value (35%): \$130,008.00

Tax Rates

Full Tax Rate: \$49.85
Effective Tax Rate: \$44.73

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Property Tax

Charge:	0
Credit (First Half):	\$47.26
Rollback (First Half):	37.08
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$47.26
Rollback (Second Half):	37.08
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	\$4.25
Special Assessments:	\$4.25
Penalty / Interest:	0
Net Owed (First Half):	380.27
Net Owed (Second Half):	380.27
Net Paid (First Half):	380.27
Net Paid (Second Half):	380.27
Net Paid:	760.54
First Half Paid:	376.02
Paid (Second Half):	376.02
Surplus Paid:	0

Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
02/03/22	0	0	4.25	0
02/03/22	0	376.02	0	0
02/03/22	0	0	376.02	0
02/03/22	0	4.25	0	0
02/05/21	0	382.09	0	0
02/05/21	0	0	382.09	0
02/05/21	0	4.25	0	0
02/05/21	0	0	4.25	0
02/05/20	0	705.34	0	0
02/05/20	0	0	4.25	0
02/05/20	0	0	705.34	0
02/05/20	0	4.25	0	0
02/06/19	0	714.41	0	0
02/06/19	0	0	4.25	0
02/06/19	0	4.25	0	0
02/06/19	0	0	714.41	0

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fj...>

Agricultural

SoilType	LandType	NumAcres	Rate	Subtotal
Vg	Woods	1.052	230	240
NrA	Crop Land	3.919	640	2,508
Pa	Crop Land	39.467	800	31,590
Lc	Woods	0.588	230	220
RvA	Crop Land	3.459	350	1,210
RrA	Crop Land	4.148	350	1,450
RvA	Crop Land	0.111	350	40
Lc	Crop Land	9.352	1,360	12,720

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor (Ft)	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	Appraised Value
A8	10.74	0	0	150	0	200	800	800	0	\$8,500.00
A5	80.377	0	0	150	0	6,000	6,000	6,000	0	\$362,860.00
RD	0.301	0	0	150	0	0	0	0	0	\$0.00

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Dead Type	Conveyance Number
10/27/2021	\$0.00	POTTER JAMES ALLEN ET AL	POTTER JAMES ALLEN ET AL	1	1	Y	3	9999
10/27/2021	\$0.00	POTTER JAMES ALLEN ET AL	POTTER CURTIS L ET AL	1	1	Y	3	9999
01/01/1994	\$0.00	POTTER JAMES ALLEN	POTTER JAMES ALLEN	0	2	Y	3	0
01/01/1994	\$0.00		POTTER JAMES ALLEN ET AL	0	2	Y	3	0
01/01/1992	\$0.00	POTTER JAMES ALLEN ET AL	POTTER JAMES ALLEN ET AL	0	2	Y	3	0

Defiance County Auditor | Jill R. Little
 (419)784-3111 - auditor2@defiance-county.com

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=c465e467450d42259fd...>

Defiance County, Ohio
Defiance County Auditor | Jill R. Little

Report generated: Wednesday, February 23, 2022
Parcel Report



Base Data

Parcel Number: G190034000600
Address: DEFIANCE RAULDING CO LINE
Owner: POTTER CURTIS L TRUSTEE
Tax Mailing Address: 12379 US HIGHWAY 127
Tax City State Zip: SHERWOOD OH 43556

School District: 2002 | CLSD
Tax District: G19 | Mark Twp
Acres: 39.77
Legal Description: SECTION 34 NSE SW A A
Land Use: 110 | Agricultural vacant land (oo CAUV)
Neighborhood: 11910
Number of Cards: 0
Annual Tax: \$305.10
Homestead: N
Reduction:
Reduction25: N
Foreclosure: N
BOR: N
New Construction: N
Divided Property: N

Valuation

Land Value: \$234,520.00
CAUV Value: \$21,030.00
Improvements Value: \$0.00
Total Value: \$234,520.00
Land Value (35%): \$82,117.00
CAUV Value (35%): \$7,360.50
Improvements Value (35%): \$0.00
Total Value (35%): \$82,117.00

Tax Rates

Full Tax Rate: \$49.85
Effective Tax Rate: \$44.73

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e465e467450d42259fd...>

Property Tax

Charge:	0
Credit (First Half):	\$18.83
Rollback (First Half):	14.78
Reduction (First Half):	0
Homestead (First Half):	0
Credit (Second Half):	\$18.83
Rollback (Second Half):	14.78
Reduction (Second Half):	0
Homestead (Second Half):	0
Special Assessments:	\$2.71
Special Assessments:	\$2.71
Penalty / Interest:	0
Net Owed (First Half):	152.55
Net Owed (Second Half):	152.55
Net Paid (First Half):	152.55
Net Paid (Second Half):	152.55
Net Paid:	305.1
First Half Paid:	149.84
Paid (Second Half):	149.84
Surplus Paid:	0

Payment History

Payment Date	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid
02/03/22	0	0	2.71	0
02/03/22	0	0	149.84	0
02/03/22	0	2.71	0	0
02/03/22	0	149.84	0	0
02/05/21	0	2.71	0	0
02/05/21	0	0	152.25	0
02/05/21	0	0	2.71	0
02/05/21	0	152.25	0	0
02/05/20	0	0	233.71	0
02/05/20	0	233.71	0	0
02/05/20	0	0	2.71	0
02/05/20	0	2.71	0	0
02/06/19	0	2.71	0	0
02/06/19	0	0	236.72	0
02/06/19	0	0	2.71	0
02/06/19	0	236.72	0	0

TRACTS 5 & 6: DOCS & MAPS

Feature Report

<https://pat.bhamaps.com/TabReport.aspx?appid=e365e467450d42259/d...>

Agricultural

SoilType	LandType	NumAcres	Rate	Subtotal
BvE	Crop Land	0.075	350	26
RvA	Crop Land	14.185	350	4,965
D6	Crop Land	0.035	350	12
Pa	Crop Land	16.255	800	13,000
RwA	Crop Land	2.595	350	910
BxC3	Crop Land	0.161	350	56
W6	Crop Land	0.081	740	60
RsA	Crop Land	5.717	350	2,000

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth (Ft)	Depth Factor (Ft)	Base Rate	Unit Rate	Adjusted Rate	Adjustment Percentage	Appraised Value
RD	0.666	0	0	150	0	0	0	0	0	\$0.00
A5	59,104	0	0	150	0	6,000	6,000	6,000	0	\$234,620.00

Sales

Sale Date	Sales Price	Seller	Buyer	Number of Properties	Valid Sale	Land Only Sale	Deed Type	Conveyance Number
03/24/2021	\$0.00	POTTER CURTIS	POTTER CURTIS L TRUSTEE	1	Y	Y	3	9999
01/01/1992	\$0.00		POTTER CURTIS	1	Y	Y	3	0

Defiance County Auditor | Jill R. Little
 (419)784-3111 - auditor2@defiance-county.com

TRACTS 5 & 6: DOCS & MAPS



TRACTS 5 & 6: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 34-4N-2E
 County: Defiance
 Township: Mark
 Date: 2/23/2022

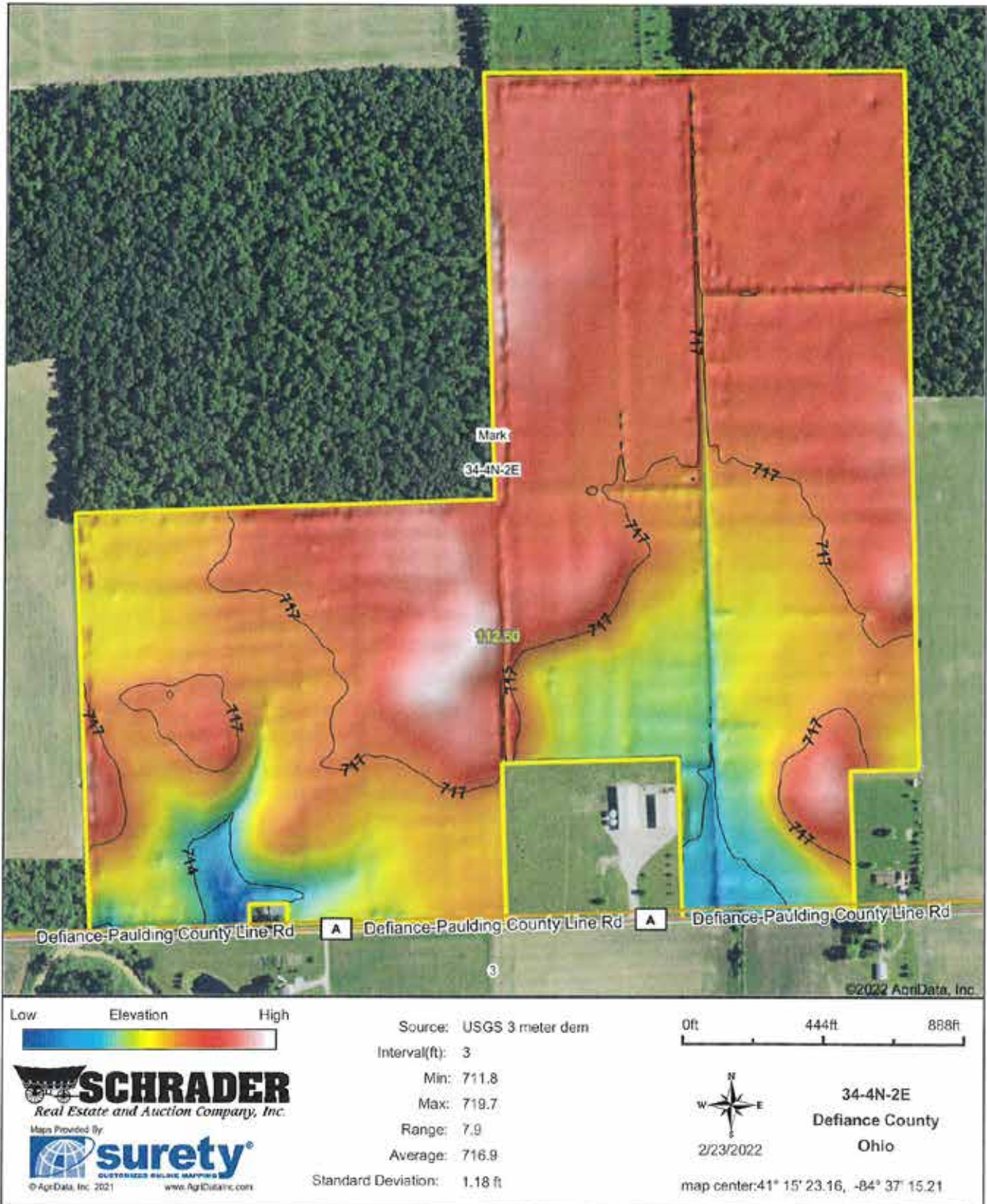


Classification Code	Type	Acres
PFD1C	Freshwater Forested/Shrub Wetland	1.83
Total Acres		1.83

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 5 & 6: DOCS & MAPS

Topography Hillshade



TRACTS 5 & 6: DOCS & MAPS

Topography Contours



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Real Estate and Auction Company, Inc.

Maps Provided by:
surety
CUSTOMIZED ONLINE MAPPING
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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 711.8
Max: 719.7
Range: 7.9
Average: 716.9
Standard Deviation: 1.18 ft

0ft 444ft 888ft



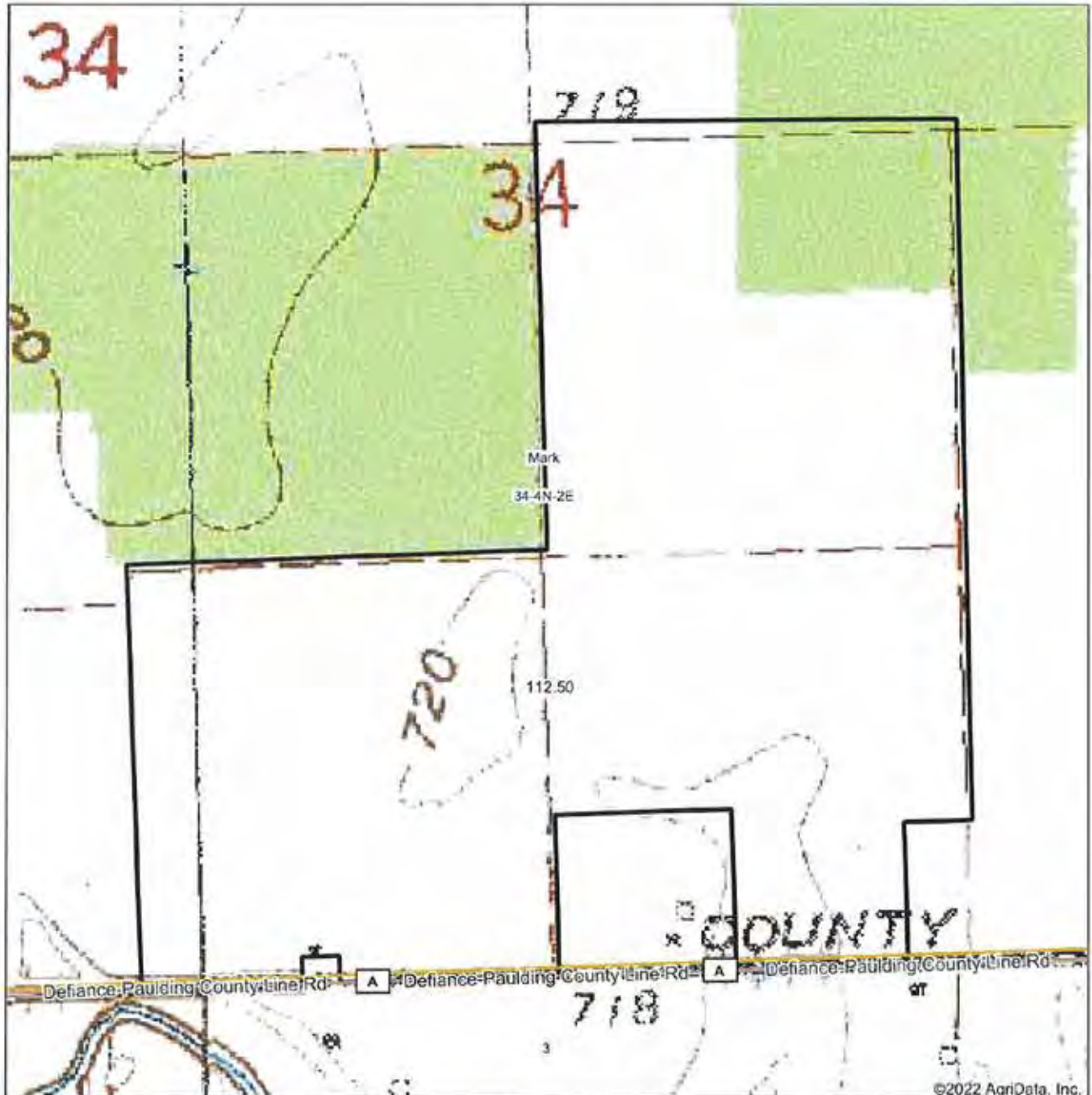
2/23/2022

34-4N-2E
Defiance County
Ohio

Map Center: 41° 15' 23.16, -84° 37' 15.21

TRACTS 5 & 6: DOCS & MAPS

Topography Map



map center: 41° 15' 23.16, -84° 37' 15.21



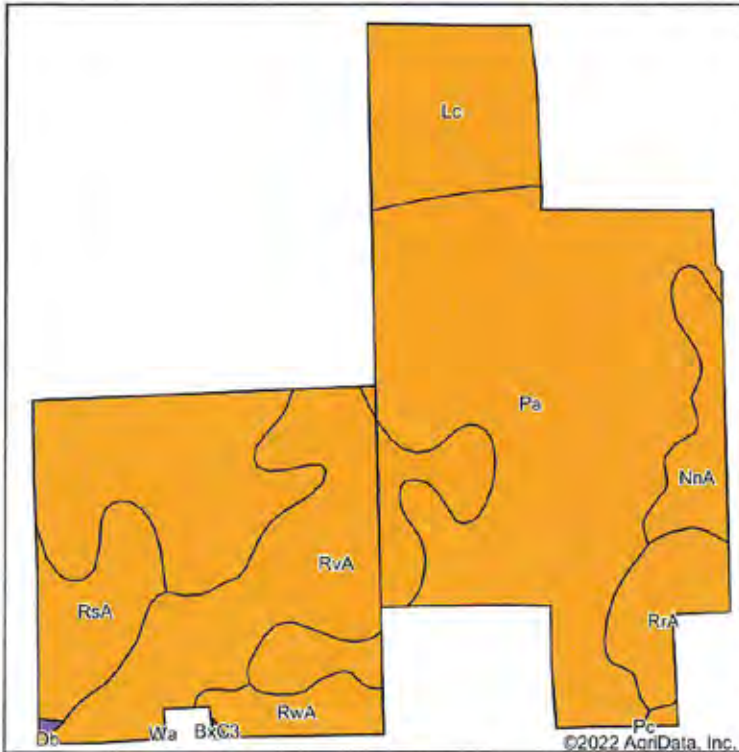
34-4N-2E
Defiance County
Ohio



2/23/2022

TRACTS 5 & 6: DOCS & MAPS

Soils Map



State: Ohio
 County: Defiance
 Location: 34-4N-2E
 Township: Mark
 Acres: 99.26
 Date: 2/23/2022



Soils data provided by USDA and NRCS.

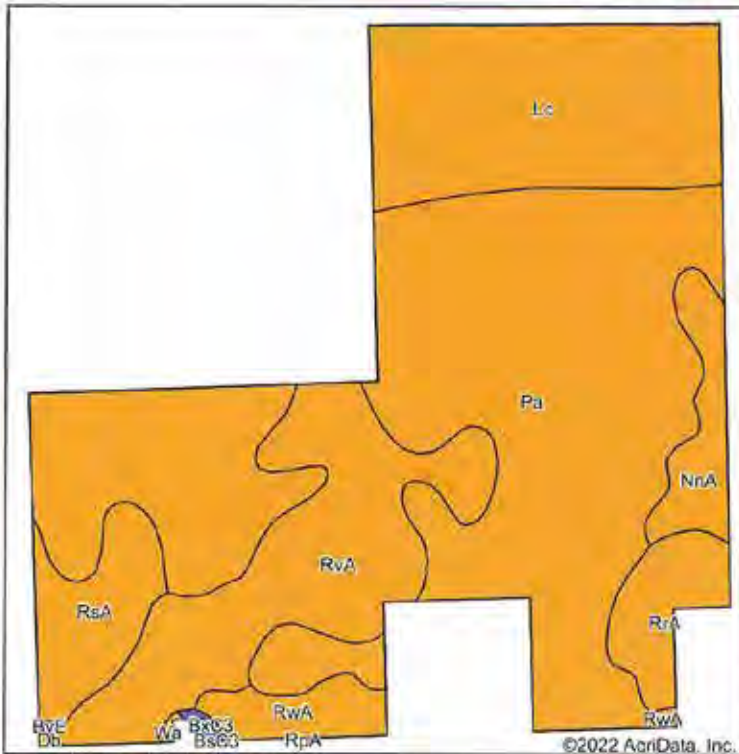
Area Symbol: OH039, Soil Area Version: 20
 Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Alfalfa hay Tons	Corn Bu	Corn silage Tons	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI
Pa	Paulding clay, 0 to 1 percent slopes	54.74	55.1%		IIIw		105			72	38	40	69
RvA	Roselms loam, 0 to 2 percent slopes	17.93	18.1%		IIIw		90			65	34	35	59
Lc	Letty silty clay, till substratum, 0 to 1 percent slopes	8.45	9.5%		IIIw		112.9		4.6	76.4	44.4	47.1	75
RsA	Roselms silty clay, 0 to 3 percent slopes	5.59	5.6%		IIIw		80		3.5	55	35	33	54
RrA	Roselms loam, 0 to 3 percent slopes	4.37	4.4%		IIIw		80		3.5	55	35	33	59
NnA	Nappanee loam, 0 to 3 percent slopes	4.02	4.0%		IIIw	5.5	105	19	3.8	76	35	45	73
RwA	Roselms silty clay, 0 to 2 percent slopes	3.02	3.0%		IIIw		85			65	30	35	54
BVE	Broughton silt loam, 12 to 35 percent slopes	0.07	0.1%		VIIIe								0
Db	Defiance silty clay loam, frequently flooded	0.07	0.1%		IIIw		105			3	25		58
Weighted Average					3.00	0.2	99.9	0.6	0.9	69.3	37.2	39.1	66.4

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 5 & 6: DOCS & MAPS

Soils Map



State: Ohio
 County: Defiance
 Location: 34-4N-2E
 Township: Mark
 Acres: 112.5
 Date: 2/23/2022



Soils data provided by USDA and NRCS.

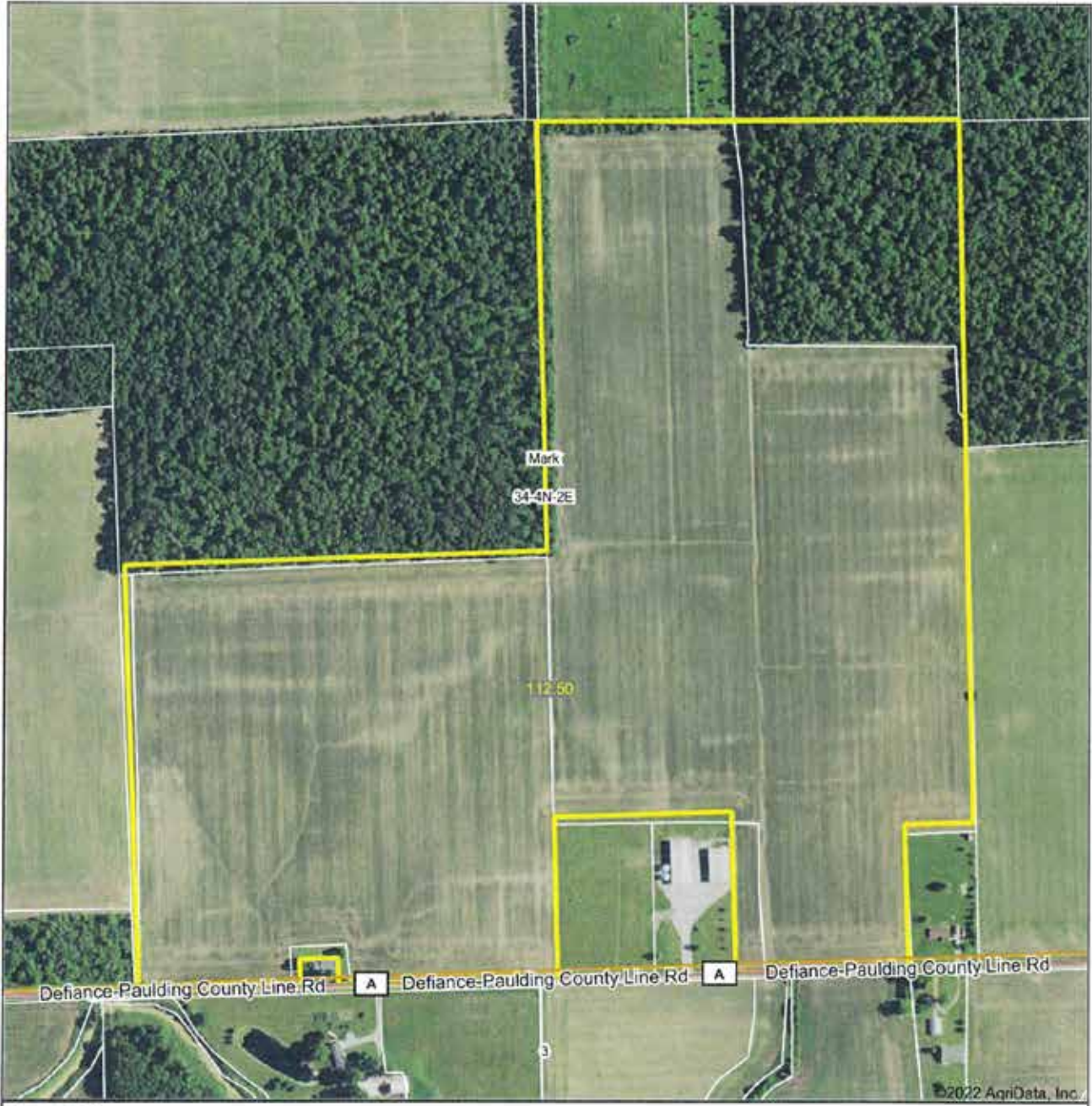
Area Symbol: DH038, Soil Area Version: 20
 Area Symbol: DH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Alfalfa hay Tons	Corn Bu	Corn silage Tons	Grass legume hay Tons	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Pa	Pauding clay, 0 to 1 percent slopes	57.70	51.3%		IIIw		105			72	38	40	69	
Lc	Latty silty clay, till substratum, 0 to 1 percent slopes	19.32	17.2%		IIIw		112.9		4.6	76.4	44.4	47.1	78	
RvA	Roselms loam, 0 to 2 percent slopes	18.07	16.1%		IIIw		90			65	34	35	59	
RsA	Roselms silty clay, 0 to 3 percent slopes	5.83	5.2%		IIIw		80			3.5	55	35	54	
R/A	Roselms loam, 0 to 3 percent slopes	4.13	3.7%		IIIw		80			3.5	55	35	59	
NnA	Nappanee loam, 0 to 3 percent slopes	3.90	3.5%		IIIw	5.5	105	19		3.6	75	35	45	73
RwA	Roselms silty clay, 0 to 2 percent slopes	3.09	2.7%		IIIw		85			85	30	35	54	
BxC3	Broughton silty clay, 5 to 12 percent slopes, severely eroded	0.20	0.2%		Vlc								33	
Wa	Webbsia silty clay loam, frequently flooded	0.10	0.1%		IIIw		110			3.8		35	68	
BvE	Broughton silt loam, 12 to 35 percent slopes	0.08	0.1%		Vlc								0	
Db	Defiance silty clay loam, frequently flooded	0.08	0.1%		IIIw					3		36	56	
Weighted Average					3.01	0.2	100.9	0.7	1.2	89.7	37.8	39.7	67.4	

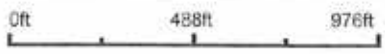
*eFOTG PI. Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 5 & 6: DOCS & MAPS

Aerial Map



Map Center: 41° 15' 23.16, -84° 37' 15.21



34-4N-2E
Defiance County
Ohio



2/23/2022

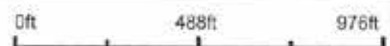
Field borders provided by Esri Service Agency as of 5/21/2008.

TRACTS 5 & 6: DOCS & MAPS

Aerial Map



Map Center: 41° 15' 23.16, -84° 37' 15.21



34-4N-2E
Defiance County
Ohio

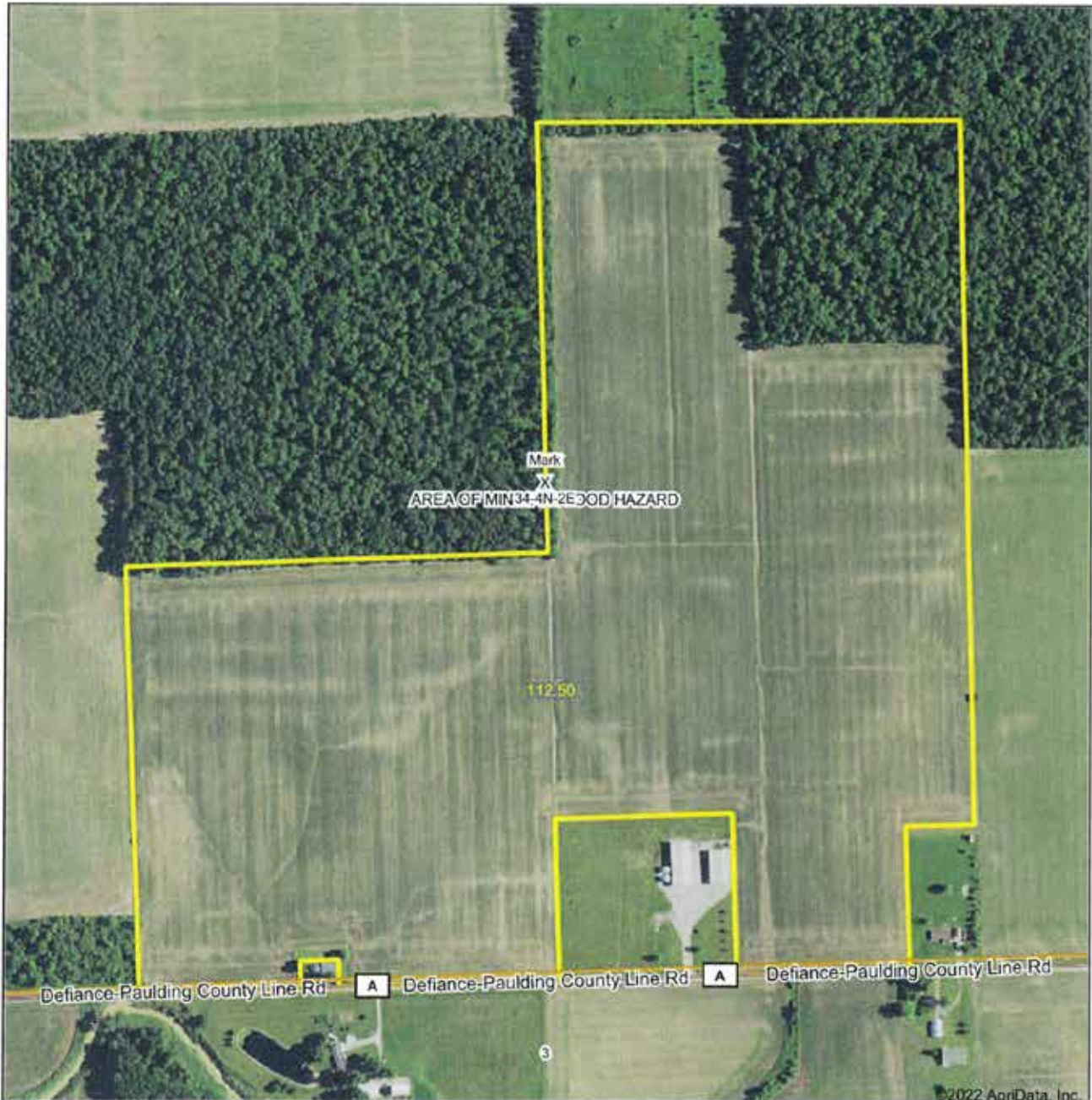


2/23/2022

Field borders provided by Farm Service Agency as of 5/21/2008

TRACTS 5 & 6: DOCS & MAPS

Aerial Map



Map Center: 41° 15' 23.16, -84° 37' 15.21

0ft 488ft 976ft



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34-4N-2E
Defiance County
Ohio



2/23/2022

Flood related information provided by FEMA

TRACT 7: DOCUMENTS & MAPS

TRACTS 7: DOCS & MAPS

13-025-008-00 - County Auditor Website, Paulding County, Ohio

https://pauldingcountyauditor.com/Parcel?Parcel=13-025-008-00



Claudia J. Fickel
County Auditor | Paulding County, Ohio

[HOME](#) [SEARCH](#) [MAP](#) [INFO](#) [TOOLS](#)

Search by Parcel, Owner or Address



Parcel

13-025-008-00

NO - CASH - GRAIN OR GENERAL

Owner

POTTER LAND COMPANY LLC

SOLD: 5/22/2020 \$0.00

Address

RD 89

CRANE TWP

Assessed Value

\$201,300.00

ACRES: 43.840

[Sketches](#)

No Sketches for this Parcel

[EagleView](#)

[MiniMap](#)

TRACT 7



CLICK TO INTERACT

[LOCATION](#) [VALUATION](#) [LEGAL](#) [NOTES](#) [RESIDENTIAL](#) [AGRICULTURAL](#) [COMMERCIAL](#) [SALES](#) [LAND](#)
[IMPROVEMENTS](#) [TAX](#)



Location

TRACTS 7: DOCS & MAPS

13025-008-00 - County Auditor Website, Paulding County, Ohio

<http://pauldingcountyauditors.com/Paid/Paid-13-025-008-00>

Parcel: **13-025-008-00**
 Owner: **POTTER LAND COMPANY LLC**
 Address: **RD 99**
III

Deeded Owner Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

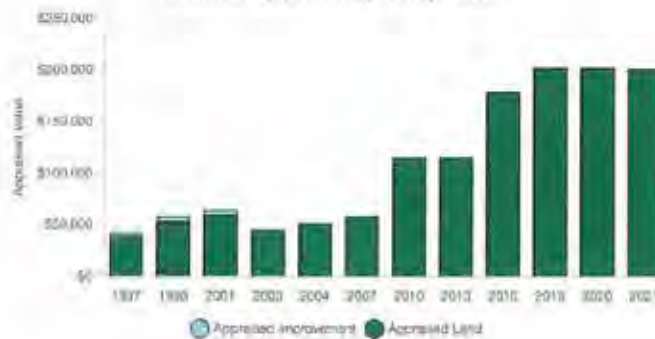
Tax Payer Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land (CAUV)	Improvements	Total	Land (CAUV)	Improvements	Total
2021	\$201,300.00 (\$28,670.00 N)	\$0.00	\$201,300.00	\$70,460.00 (\$10,030.00 N)	\$0.00	\$10,030.00
2020	\$202,400.00 (\$28,670.00 N)	\$0.00	\$202,400.00	\$70,840.00 (\$10,030.00 N)	\$0.00	\$10,030.00
2019	\$202,400.00 (\$28,940.00 N)	\$0.00	\$202,400.00	\$70,840.00 (\$10,130.00 N)	\$0.00	\$10,130.00
2018	\$178,600.00 (\$41,470.00 N)	\$0.00	\$178,600.00	\$62,510.00 (\$14,510.00 N)	\$0.00	\$14,510.00
2017	\$115,400.00 (\$39,110.00 N)	\$0.00	\$115,400.00	\$40,390.00 (\$13,890.00 N)	\$0.00	\$13,890.00
2016	\$115,400.00 (\$16,420.00 N)	\$0.00	\$115,400.00	\$40,390.00 (\$5,750.00 N)	\$0.00	\$5,750.00

Historic Appraised (100%) Values



Legal

Legal Acres	40.840	Notwithstanding	N
Legal Description	PT NW1/4 NW1/4 ACRAVE TW...	Owner Occupied	N
Judicial	101 - Cash - grain or general ...	Foreclosure	N
Neighborhood	00600	Board of Review	N
Ord Code	0	New Construction	N
Tax Map	N	Lender ID	0
Annual Tax	\$426.84	Utilized Property	N
Building Number	130200		

NOTES

No Note Records Found.

TRACTS 7: DOCS & MAPS

13.02508001 - County Auditor Website, Paulding County, Ohio

<http://paulding.com/auditor.com/Parcel/Parcel%2013.02508001>

Residential

No Residential Records Found.

Additions

No Addition Records Found.

Agricultural

Land Type	Soil	Acres	Base Rate	Unit Rate	Adj. Rate	CAMV Value (100%)
C - Crop	PC	18.635	\$1140.00	\$1140.00	\$1,140.00	\$21,240.00
C - Crop	RPA	12.742	\$350.00	\$350.00	\$350.00	\$4,460.00
C - Crop	ROA	4.974	\$360.00	\$360.00	\$360.00	\$1,790.00
C - Crop	RNA	2.975	\$380.00	\$380.00	\$380.00	\$1,130.00
D - Other	PC	1.038	\$0.00	\$0.00	\$0.00	\$0.00
D - Other	RPA	0.334	\$0.00	\$0.00	\$0.00	\$0.00
C - Crop	SUE3	0.141	\$350.00	\$350.00	\$350.00	\$50.00
V - WATER	RNA	0.001	\$0.00	\$0.00	\$0.00	\$0.00
Totals		40.840				\$28,870.00

Commercial

No Commercial Building Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Deed	Book/Page	Valid	Parcels In Sale	Amount
5/22/2020	POTTER LAND COMPANY LLC	POTTER JAMES ALLEN POTTER CURTIS L	180E	EX-EXEMPT DEEDS		/	NO	12	\$0.00
1/25/2018	POTTER JAMES ALLEN POTTER CURTIS L	POTTER JOHN L	34E	AF-AFFIDAVIT		/	NO	54	\$0.00
11/15/2017	POTTER JOHN L	POTTER JOHN L POTTER FRED A	405E	EX-EXEMPT DEEDS		/	NO	7	\$0.00
8/19/2003	POTTER JOHN L	**PARCEL SPLIT	261	Unknown		/	UNKNOWN	1	\$0.00
6/19/2003	**PARCEL SPLIT	POTTER JOHN L	281	Unknown		/	UNKNOWN	2	\$0.00
12/1/1987	POTTER JOHN L	Unknown	578	Unknown		/	YES	1	\$10,035.00

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraised Value (10
A5 - A5	39.4570	0	0	0	100%	\$5,100.00	\$5,100.00	\$5,100.00	\$201
A0 - Row	1.3720	0	0	0	0%	\$0.00	\$0.00	\$0.00	
A9 - Waste	0.0010	0	0	0	100%	\$200.00	\$200.00	\$200.00	
Totals	40.8400								\$201.21

Improvements

No Improvement Records Found.

Tax

2021 Payable 2022 2020 Payable 2021

TRACTS 7: DOCS & MAPS

13-025-008400 - County Auditor Website, Franklin County, OR

http://psakkingcountyauditor.com Parcel Fincal-13-025-008400

	Delinquency	First Half	Second Half	Year Total
CHARGE	\$0.00	\$252.73	\$252.73	\$505.46
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$20.79	-\$20.79	-\$41.58
NON-BUSINESS CREDIT		-\$18.52	-\$18.52	-\$37.04
OWNER DISCOUNT CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$213.42	\$213.42	\$426.84
GRAN RECOVERY	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$2.68	\$2.68	\$5.36
PENALTY / INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$216.10	\$216.10	\$432.20
NET PAID	\$0.00	-\$216.10	-\$216.10	-\$432.20
NET DUE	\$0.00	\$0.00	\$0.00	\$0.00
TAX RATE: 50.394000			ESCROW	\$0.00
EFFECTIVE TAX RATE: 46.248221			SURPLUS	\$0.00

Summary of Yearly Taxes Values

	NET TAX	NET OWED
2021	\$426.84	\$432.20
2020	\$439.48	\$444.84

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$216.10	\$216.10	\$0.00	ksl020222-02022022-93-3
2/3/2021	1-20	\$0.00	\$222.42	\$222.42	\$0.00	ksl020321-02032021-135-26
2/5/2020	1-19	\$0.00	\$223.77	\$223.77	\$0.00	ksl020520-02052020-177-12
2/5/2019	1-18	\$0.00	\$300.61	\$300.61	\$0.00	ksl020519-02052019-116-55

Tax Distributions

2021

TRACTS 7: DOCS & MAPS

13-025-006-00 - County Auditor Website, Paulding County, Ohio

https://pauldingcounty Auditor/Parcel/Parcel-13-025-006-00

Tax Unit Name

Amount Percentage

Special Assessments

Project Name	Paid		Due		Second Half	Adj
	Delinquency	Adjustment	First Half	Adjustment		
15-322 GORDON JT 059-001-1000	\$0.00	\$0.00	\$2.68	-\$2.68	\$2.68	-\$2.68
911					\$10.76	2.63%
HEALTH					\$4.34	1.06%
SENIOR CENTER					\$5.02	1.23%
TRICOMENTAL HEALTH					\$10.76	2.63%
COUNTY GENERAL FUND					\$4.34	1.06%
COUNTY BOND					\$5.02	1.23%

[ADMIN](#) [DISCLAIMER](#)

Data last processed: 2/24/2022 6:07:45 AM (UTC)

© 2021 Paulding County Auditor's Office



Total \$408.84 100%

TRACTS 7: DOCS & MAPS



TRACTS 7: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 2-3N-2E
 County: Paulding
 Township: Crane
 Date: 2/24/2022

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By:
surety
 CUSTOMER-ORIENTED ONLINE MAPS ONLINE
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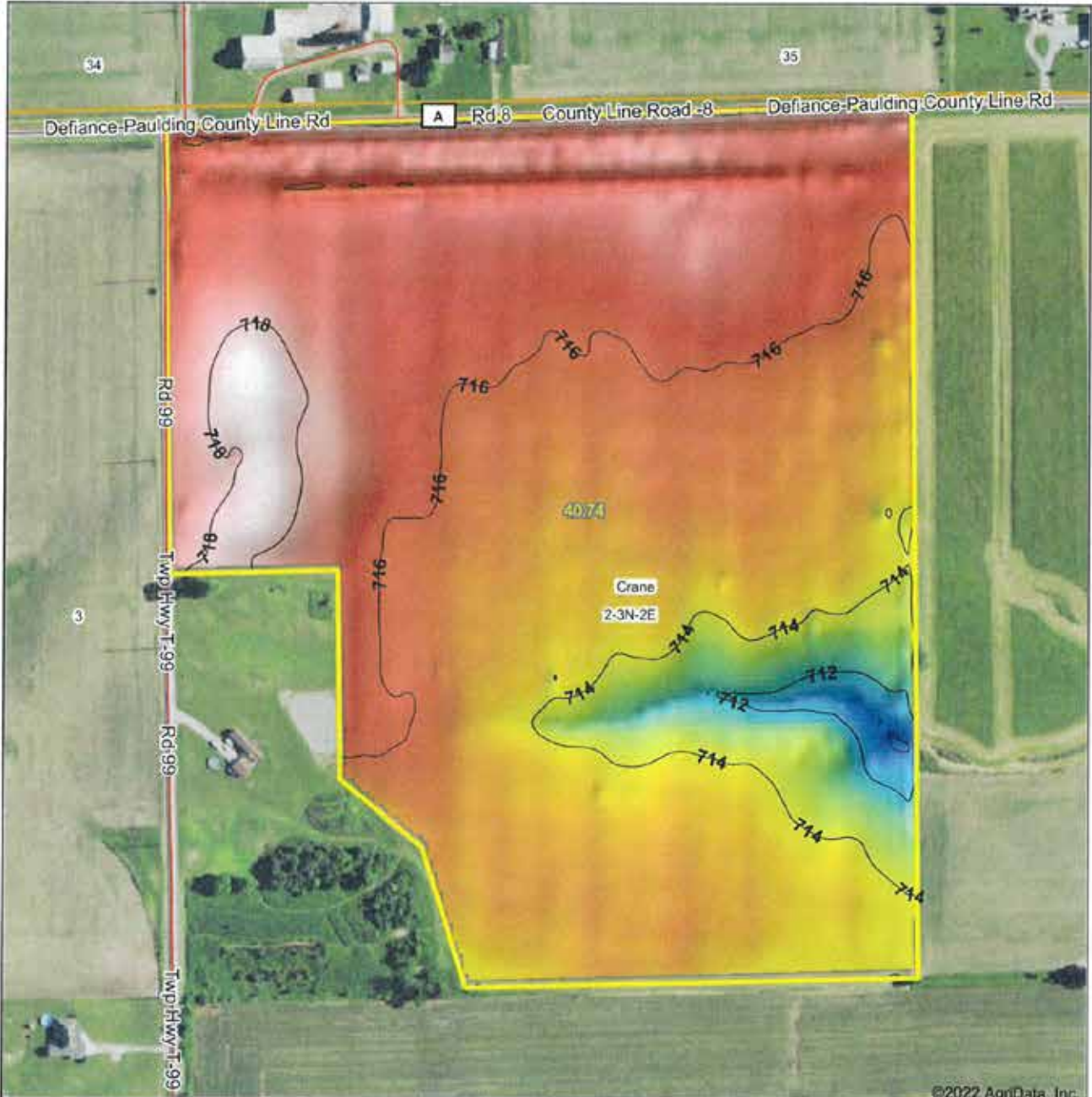


Classification Code	Type	Acres
		Total Acres 0.00

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 7: DOCS & MAPS

Topography Hillshade

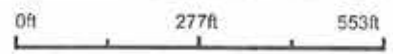


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SCHRADER
Real Estate and Auction Company, Inc.
Maps Provided by
surety
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2021 www.AgridataInc.com

Source: USGS 3 meter dem
Interval(ft): 2
Min: 709.7
Max: 718.6
Range: 8.9
Average: 715.7
Standard Deviation: 1.41 ft

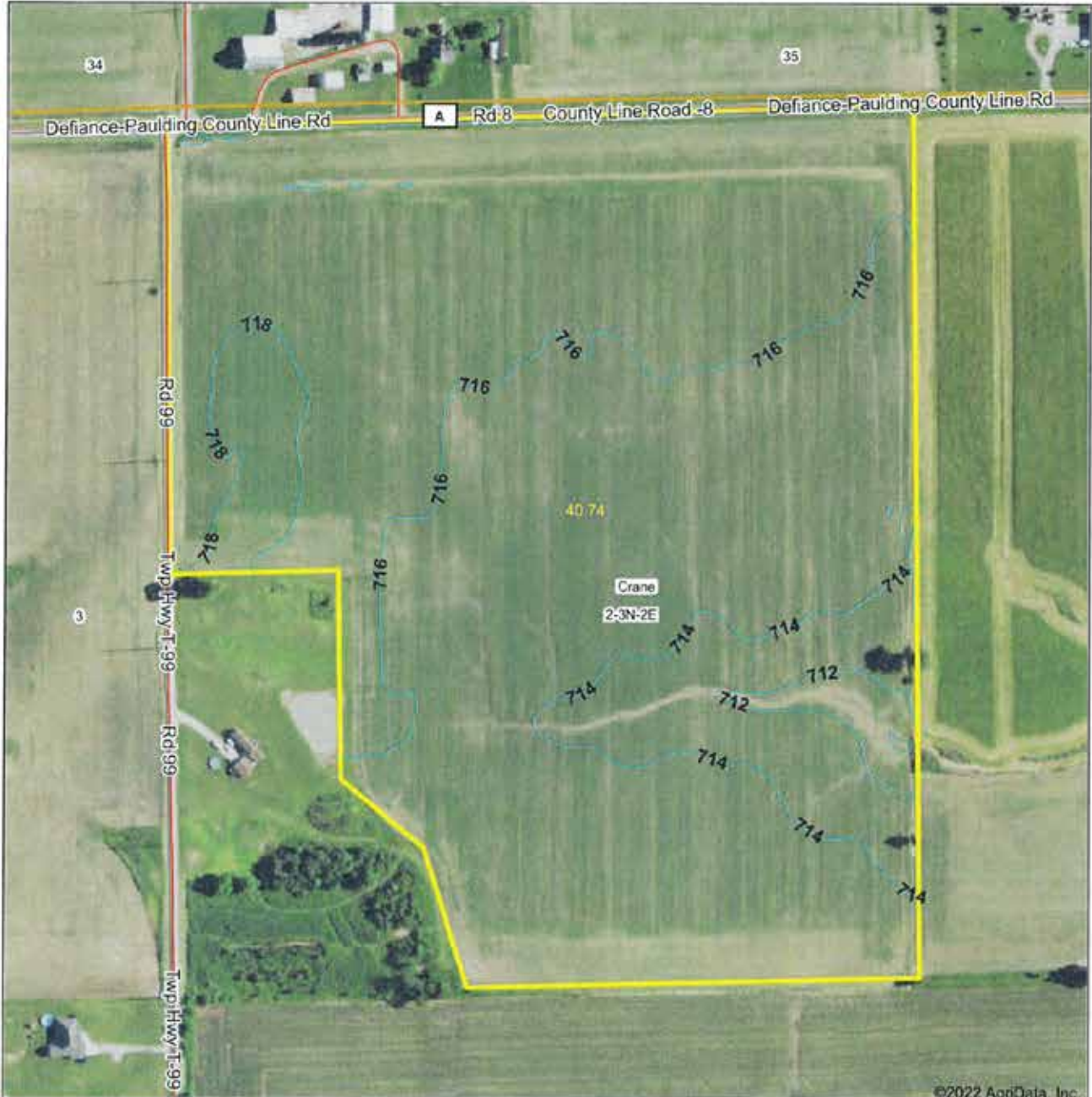


2-3N-2E
Paulding County
Ohio

map center: 41° 15' 2.51", -84° 36' 32.19"

TRACTS 7: DOCS & MAPS

Topography Contours



©2022 AgriData, Inc.



Source: USGS 3 meter dem

Interval(ft): 2.0
Min: 709.7
Max: 718.6
Range: 8.9
Average: 715.7
Standard Deviation: 1.41 ft

0ft 277ft 553ft



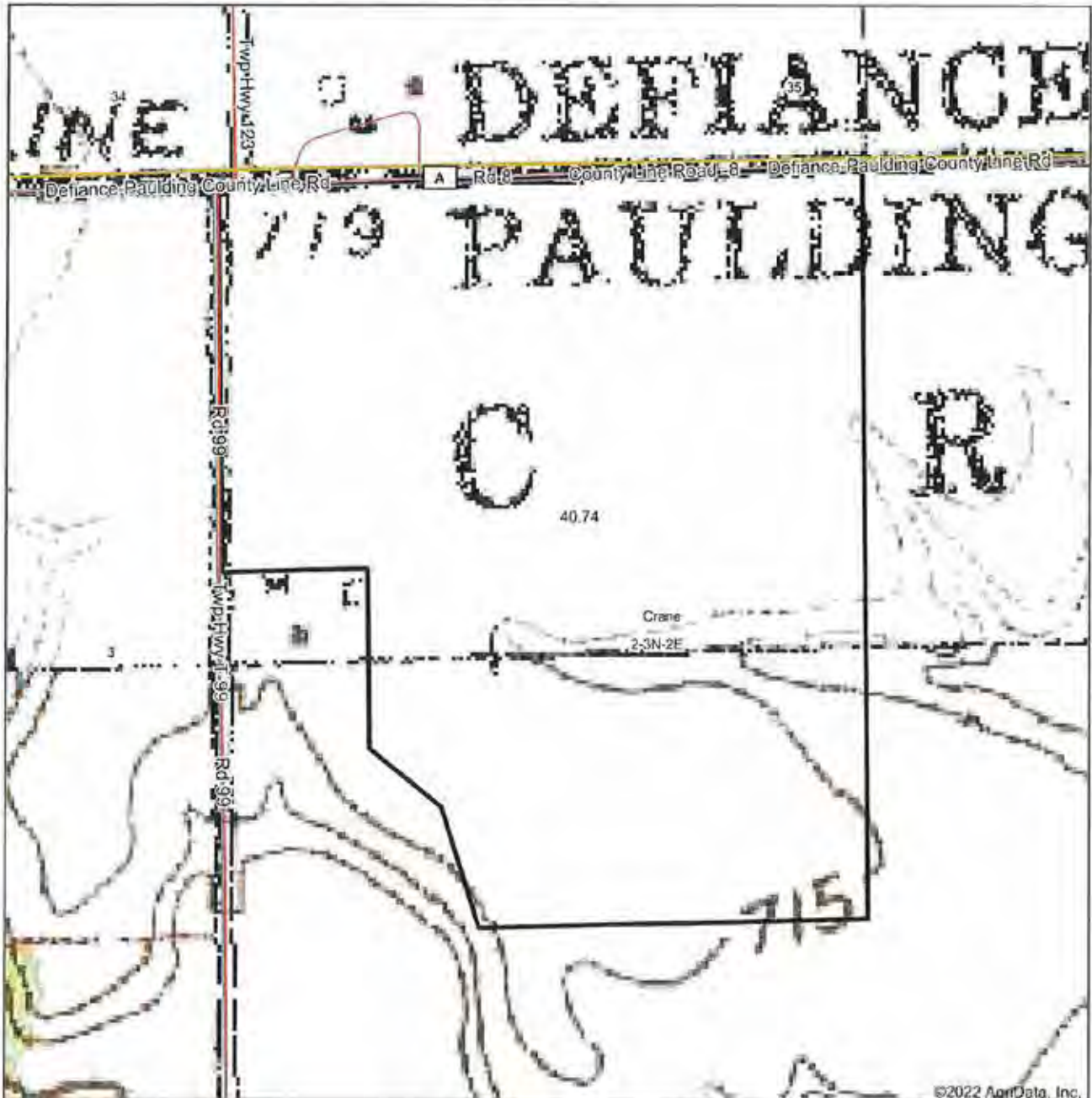
2/24/2022

2-3N-2E
Paulding County
Ohio

Map Center: 41° 15' 2.51", -84° 36' 32.19

TRACTS 7: DOCS & MAPS

Topography Map



SCHRADER
Real Estate and Auction Company, Inc.

map center: 41° 15' 2.51", -84° 36' 32.19"

0ft 321ft 641ft

Maps Provided by
surety
SUPPORTING ONLINE SURETY
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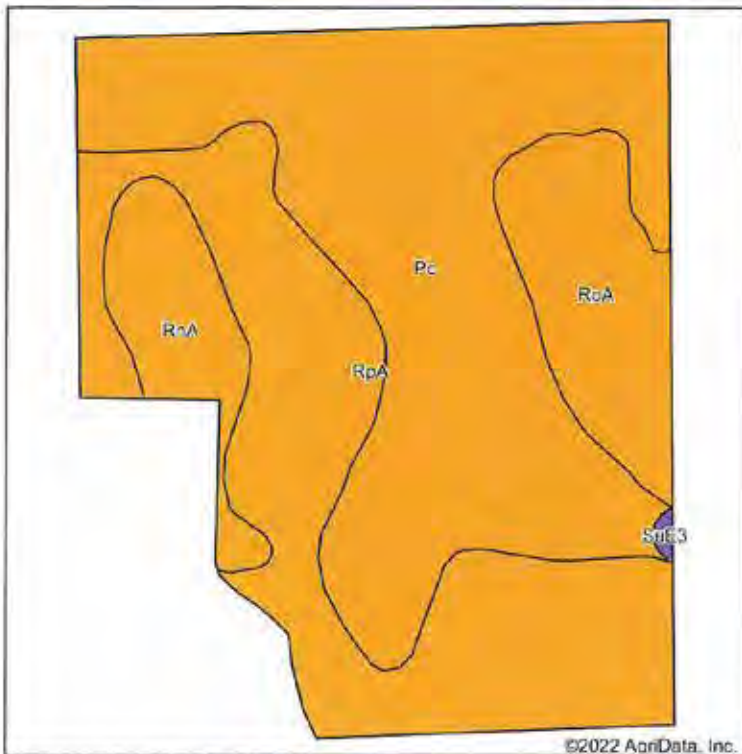
2-3N-2E
Paulding County
Ohio



2/24/2022

TRACTS 7: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.



State: Ohio
 County: Paulding
 Location: 2-3N-2E
 Township: Crane
 Acres: 40.29
 Date: 2/24/2022



Area Symbol: OH125, Soil Area Version: 19

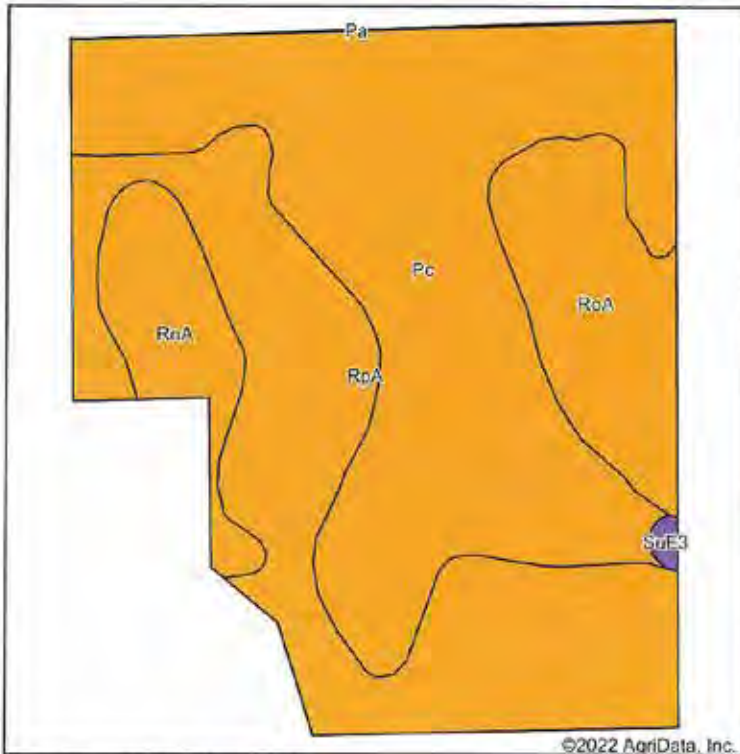
Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Pc	Paulding clay, 0 to 1 percent slopes	19.22	47.7%		IIIW	105	72	38	40	69	
RpA	Roselms silty clay, 0 to 2 percent slopes	13.30	33.0%		IIIW	85	65	30	35	54	
RoA	Roselms silty clay loam, 0 to 2 percent slopes	4.68	11.6%		IIIW	90	65	34	35	56	
RnA	Roselms loam, 0 to 2 percent slopes	3.00	7.4%		IIIW	60	65	34	35	59	
SuE3	St. Clair silty clay, 12 to 25 percent slopes, severely eroded	0.09	0.2%		VIIe					9	
Weighted Average						3.01	95.3	68.2	34.5	37.3	61.6

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS.

TRACTS 7: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.



State: Ohio
 County: Paulding
 Location: 2-3N-2E
 Township: Crane
 Acres: 40.74
 Date: 2/24/2022.



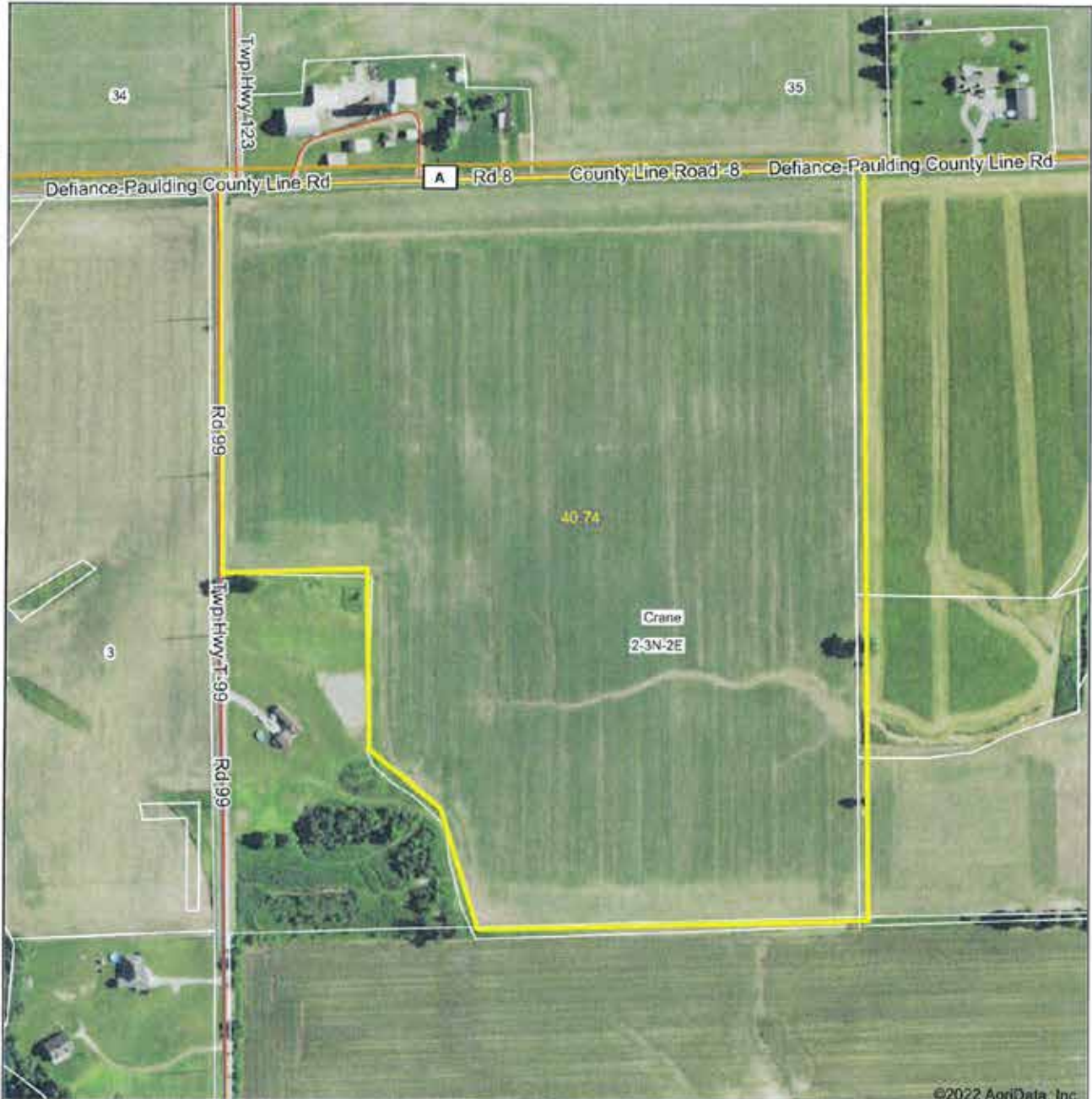
Area Symbol: OH039, Soil Area Version: 20
 Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-IR Class Legend	Non-IR Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI
Pc	Paulding clay, 0 to 1 percent slopes	19.58	48.1%		Illw	105	72	38	40	69
RpA	Roseilms silty clay, 0 to 2 percent slopes	13.02	32.0%		Illw	85	65	30	35	54
RoA	Roseilms silty clay loam, 0 to 2 percent slopes	4.95	12.2%		Illw	90	65	34	35	56
RnA	Roseilms loam, 0 to 2 percent slopes	2.97	7.3%		Illw	90	65	34	35	59
SuE3	St. Clair silty clay, 12 to 25 percent slopes severely eroded	0.14	0.3%		Vlls					0
Pa	Paulding clay, 0 to 1 percent slopes	0.08	0.2%		Illw	105	72	36	40	69
Weighted Average					3.01	95.3	68.2	34.5	37.3	61.7

*eFog PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 7: DOCS & MAPS

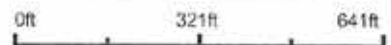
Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 15' 2.51, -84° 36' 32.19



2-3N-2E
Paulding County
Ohio



2/24/2022



Field borders provided by Farm Service Agency as of 5/21/2008.

TRACTS 7: DOCS & MAPS

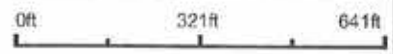
Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 15' 2.51", -84° 36' 32.19"



2-3N-2E
Paulding County
Ohio



2/24/2022



Field borders provided by Farm Service Agency as of 5/21/2008

TRACT 8: DOCUMENTS & MAPS

TRACTS 8: DOCS & MAPS

13-045-027-00 - County Auditor Website, Paulding County, Ohio

https://pauldingcountyauditor.com/Parcel?Parcel=13-045-027-00



Claudia J. Fickel
County Auditor | Paulding County, Ohio

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Search by Parcel, Owner or Address



Parcel
13-045-027-00
101 - CASH - GRAIN OR GENERAL
Taxable
POTTER LAND COMPANY LLC
SOLD: 5/22/2020 \$0.00

Location
RD 192
CRANE TWP
Appraised
\$280,100.00
ACRES: 62.539

[Sketches](#)

No Sketches for this Parcel

[Aerial View](#) [Mini Map](#)



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[IMPROVEMENTS](#) [TAX](#)



Location

TRACTS 8: DOCS & MAPS

13-04S-027-00 County Auditor Website: Franklin County, Ohio

<https://pods.fpcvnet.org/land/ViewParcel?Parcel=13-04S-027-00>

Parcel: **13-04S-027-00**
 Owner: **POTTER LAND COMPANY LLC**
 Address: **RD 192**
000

Deeded Owner Address:

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

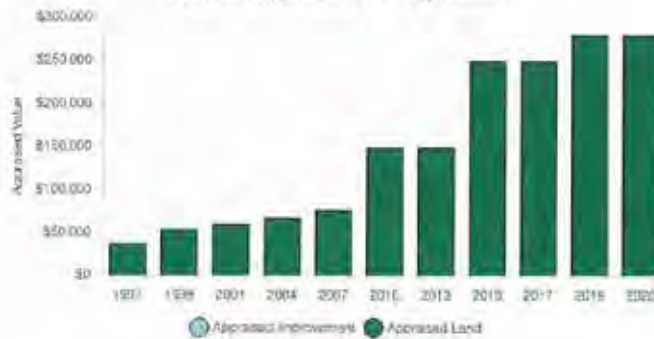
Tax Payer Address:

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land (CAUV)	Improvements	Total	Land (CAUV)	Improvements	Total
2020	\$280,100.00 (\$99,400.00 N)	\$0.00	\$280,100.00	\$98,040.00 (\$34,790.00 N)	\$0.00	\$34,790.00
2019	\$280,100.00 (\$100,420.00 N)	\$0.00	\$280,100.00	\$98,040.00 (\$35,150.00 N)	\$0.00	\$35,150.00
2017	\$249,400.00 (\$156,850.00 N)	\$0.00	\$249,400.00	\$87,290.00 (\$54,830.00 N)	\$0.00	\$54,830.00
2016	\$249,400.00 (\$156,850.00 N)	\$0.00	\$249,400.00	\$87,290.00 (\$54,830.00 N)	\$0.00	\$54,830.00
2015	\$149,400.00 (\$132,870.00 N)	\$0.00	\$149,400.00	\$52,290.00 (\$46,500.00 N)	\$0.00	\$46,500.00
2014	\$149,400.00 (\$59,420.00 N)	\$0.00	\$149,400.00	\$52,290.00 (\$20,800.00 N)	\$0.00	\$20,800.00

Historic Appraised (100%) Values



Legal

Legal Acres	62.536	Intervenor/Minority Int	N
Legal Description	SE1/4 N OF R LESS SH ^CRANE...	Owner Occupied	N
Land Use	101 - Cash - grain or general ...	Foreclosure	N
Waterfront/Pool	00603	Board of Revision	N
Cons/Consul	0	New Construction	N
Excluded	N	Unpaid IO	0
Annual Tax	\$1,480.48	Limited Property	N
Assessing Number	130400		

Notes

No Note Records Found

TRACTS 8: DOCS & MAPS

11/04/2020 10:00 AM County Auditor Website, Building County 1000

https://buildingcountyandtax.com/Forms/11/04/2020

Residential

No Residential Records Found.

Additions

No Addition Records Found.

Agricultural

Land Type	Soil	Acres	Base Rate	Unit Rate	Adj. Rate	CAUV Value (100%)
C - Crop	RT	17.493	\$2,640.00	\$2,640.00	\$2,640.00	\$46,180.00
C - Crop	LA	9.105	\$1,120.00	\$1,120.00	\$1,120.00	\$10,200.00
C - Crop	KN	8.899	\$1,990.00	\$1,990.00	\$1,990.00	\$17,700.00
C - Crop	FB	7.700	\$1,910.00	\$1,910.00	\$1,910.00	\$14,710.00
W - Forestry Credit	STE2	0.021	\$230.00	\$230.00	\$230.00	\$1,380.00
W - Forestry Credit	LA	2.741	\$310.00	\$310.00	\$310.00	\$850.00
C - Crop	SH	2.114	\$1,810.00	\$1,810.00	\$1,810.00	\$3,830.00
Q - Other	STE2	1.376	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	RT	1.292	\$1,640.00	\$1,640.00	\$1,640.00	\$2,120.00
W - Forestry Credit	SH	1.215	\$320.00	\$320.00	\$320.00	\$390.00
W - Forestry Credit	KN	1.124	\$990.00	\$990.00	\$990.00	\$1,110.00
W - Forestry Credit	FB	0.874	\$910.00	\$910.00	\$910.00	\$800.00
Q - Other	BOA	0.658	\$0.00	\$0.00	\$0.00	\$0.00
Q - Other	NPA	0.618	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	W	0.355	\$0.00	\$0.00	\$0.00	\$0.00
C - Crop	STE2	0.282	\$350.00	\$350.00	\$350.00	\$100.00
Y - WATER	LA	0.241	\$0.00	\$0.00	\$0.00	\$0.00
Y - WATER	KN	0.139	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	RQA	0.115	\$230.00	\$230.00	\$230.00	\$30.00
Y - WATER	NI	0.113	\$0.00	\$0.00	\$0.00	\$0.00
Y - WATER	W	0.063	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	NPA	0.003	\$230.00	\$230.00	\$230.00	\$0.00
Totals		62.535				\$99,400.00

Commercial

No Commercial Building Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Deed	Book/Page	Valid	Parcels in Sale	Amount
5/22/2020	POTTER LANG COMPANY LLC	POTTER CURTIS L POTTER JAMES ALLEN	416E	EX-EXEMPT DEEDS		/	NO	12	\$0.00
5/5/2018	POTTER CURTIS L POTTER JAMES ALLEN	POTTER JOHN L	415E	EX-EXEMPT DEEDS		/	NO	3	\$0.00
5/5/2018	POTTER JOHN L	POTTER FREDIA P	417E	EX-EXEMPT DEEDS		/	NO	48	\$0.00
10/5/1999	POTTER FREDIA P	Unknown	426	Unknown		/	YES	1	\$42,000.00

Land

TRACTS 8: DOCS & MAPS

13-015-027-00 - County Auditor Website, Paulding County, Ohio

<http://pauldingcountyauditor.com/Paxel/Paxel-13-015-027-00>

Land Type	Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraised Value (\$)
A5 - A5	51.2720	0	0	0	100%	\$9,100.00	\$9,100.00	\$9,100.00	\$28
A8 - Woodland	10.3550	0	0	0	100%	\$1,800.00	\$1,800.00	\$1,800.00	\$1

Improvements

No Improvement Records Found

Tax

2021 Payable 2022 2020 Payable 2021

	Delinquency	First Half	Second Half	Year Total
CHARGE	\$0.00	\$876.80	\$876.60	\$1,753.20
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$72.12	-\$72.12	-\$144.24
NON-BUSINESS CREDIT		-\$64.24	-\$64.24	-\$128.48
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$740.24	\$740.24	\$1,480.48
CLAIM RECOGNITION	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$0.00	\$0.00	\$0.00
PENALTY / INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$740.24	\$740.24	\$1,480.48
NET PAID	\$0.00	-\$740.24	-\$740.24	-\$1,480.48
NET DUE	\$0.00	\$0.00	\$0.00	\$0.00

TAX RATE: 50.394000

ESCROW: \$0.00

EFFECTIVE TAX RATE: 46.248221

SURPLUS: \$0.00

Summary of Yearly Taxes Values

	NET TAX	NET OWED
2021	\$1,480.48	\$1,480.48
2020	\$1,524.34	\$1,524.34

Tax Payments

Payment Date	Cycle	Price Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$740.24	\$740.24	\$0.00	ksl020222-02022022-93-10
2/3/2021	1-20	\$0.00	\$762.17	\$762.17	\$0.00	ksl020321-02032021-135-17
2/5/2020	1-19	\$0.00	\$776.47	\$776.47	\$0.00	ksl020520-02052020-177-4
2/5/2019	1-18	\$0.00	\$1,135.94	\$1,135.94	\$0.00	ksl020519-02052019-115-50

Tax Distributions

2021

TRACTS 8: DOCS & MAPS

03-648-027-00 - County Auditor Website Building County, Ohio

https://public.auditorcountyauditor.com/Parcel/Parcel=13-018-027-00

Tax Unit Name

LOCAL SCHOOL DIST

UBRARY

OSU EXTENSION

JAIL OPERATING LEVY

JVS

TOWNSHIP

BI

HEALTH

SENIOR CENTER

TRI CO MENTAL HEALTH

COUNTY GENERAL FUND

Amount Percentage

\$772.82 64.50%

\$32.48 2.70%

\$24.34 2.02%

\$46.84 3.91%

\$103.30 8.62%

\$288.74 24.07%

\$37.34 3.10%

\$15.10 1.25%

\$17.38 1.44%

\$37.34 3.10%

\$15.10 1.25%

Special Assessments

No Special Assessment Records Found.

[Discrepancies / Questions About This Parcel?](#)

[ADMIN](#) [DISCLAIMER](#)

Data Last Processed: 2/24/2022 6:07:46 AM (UTC)

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TRACTS 8: DOCS & MAPS



TRACTS 8: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 4-3N-2E
 County: Paulding
 Township: Crane
 Date: 2/24/2022

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By:
surety
 CUSTOMIZED ONLINE MAPPING
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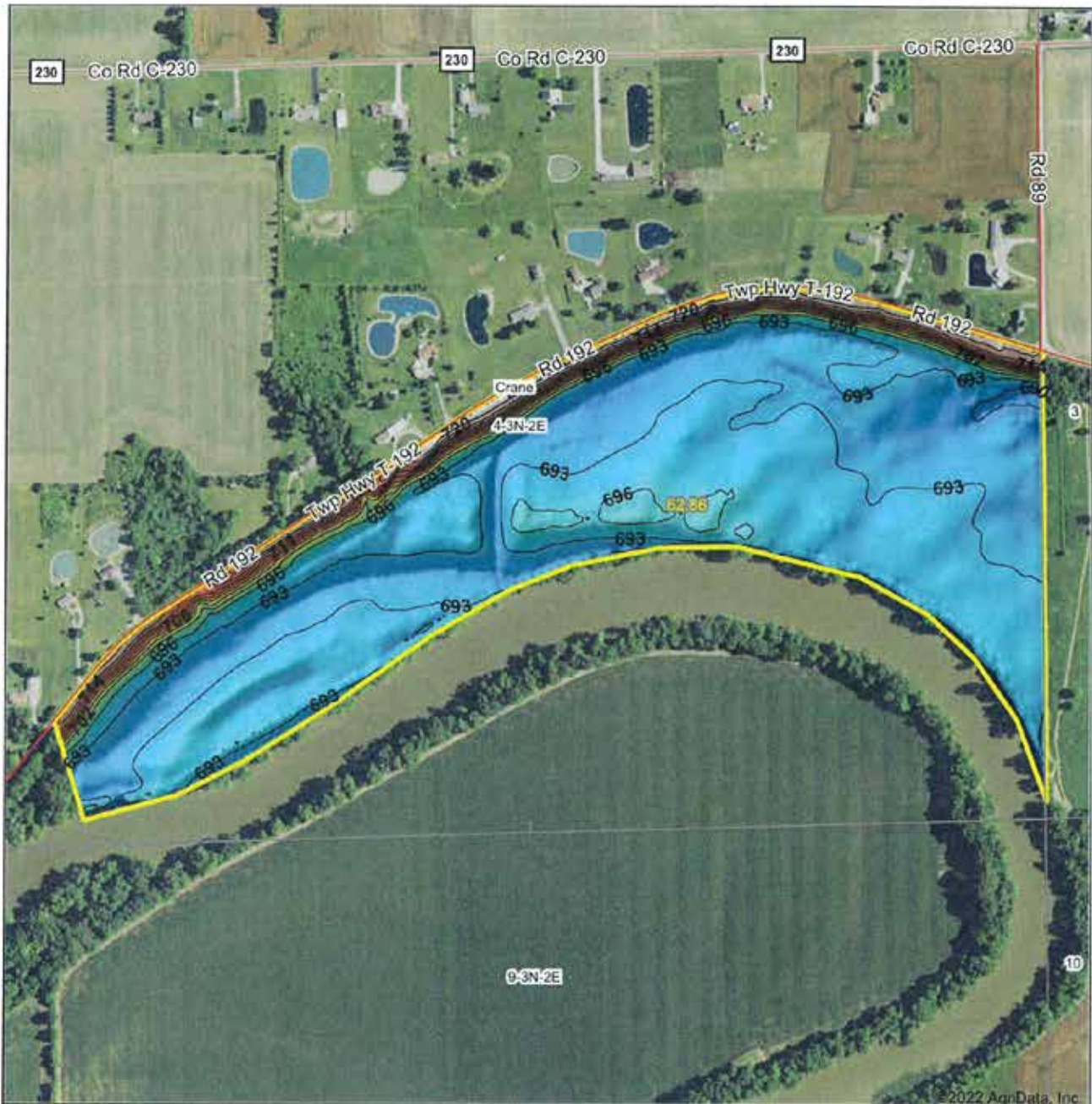
0ft 826ft 1653ft

Classification Code	Type	Acres
R2UBH	Riverine	1.74
PF01/EM1C	Freshwater Forested/Shrub Wetland	1.43
Total Acres		3.17

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 8: DOCS & MAPS

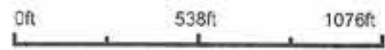
Topography Hillshade



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Source: USGS 3 meter dem
Interval(ft): 3
Min: 685.3
Max: 722.7
Range: 37.4
Average: 695.9
Standard Deviation: 7.32 ft



2/24/2022

4-3N-2E
Paulding County
Ohio

map center: 41° 14' 24.53, -84° 38' 14.15

TRACTS 8: DOCS & MAPS

Topography Contours



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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 685.3
Max: 722.7
Range: 37.4
Average: 695.9
Standard Deviation: 7.32 ft

0ft 538ft 1076ft



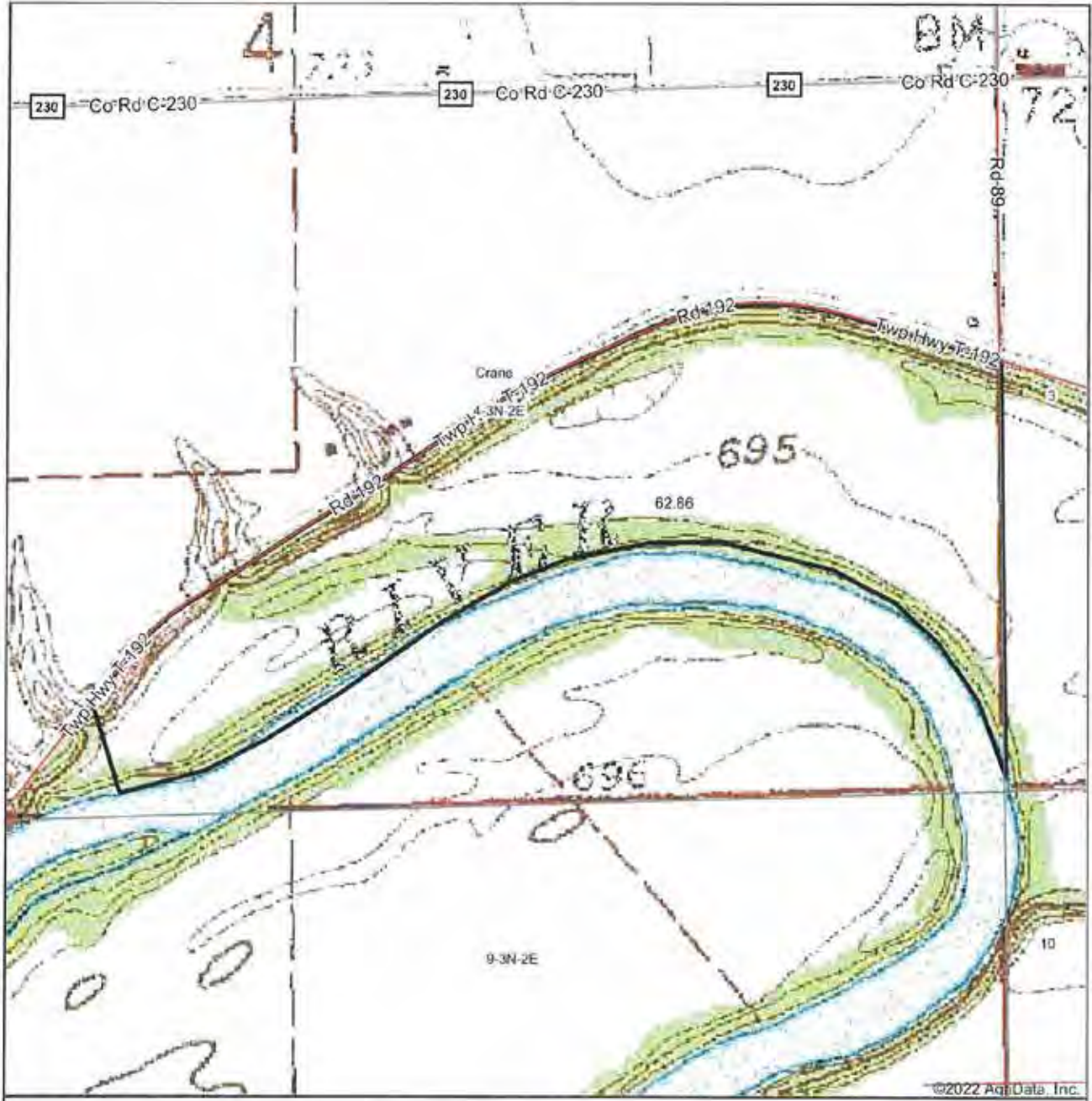
2/24/2022

4-3N-2E
Paulding County
Ohio

Map Center: 41° 14' 24.53, -84° 38' 14.15

TRACTS 8: DOCS & MAPS

Topography Map



SCHRADER
Real Estate and Auction Company, Inc.

map center: 41° 14' 24.53, -84° 38' 14.15



4-3N-2E
Paulding County
Ohio

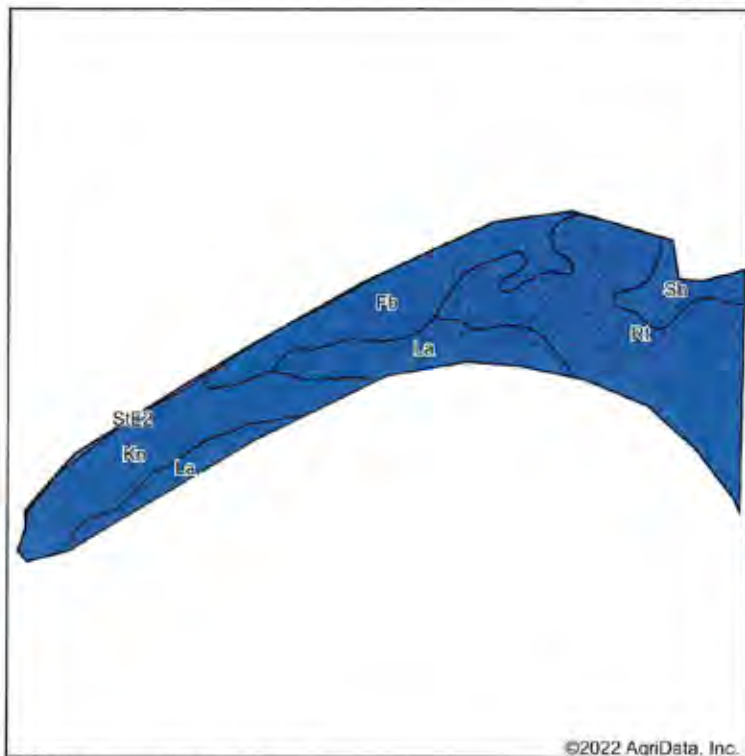


Map Provided By
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SUSTAINED ONLINE MAPPING
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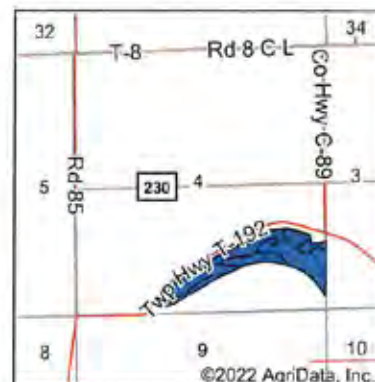
2/24/2022

TRACTS 8: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.



State: Ohio
 County: Paulding
 Location: 4-3N-2E
 Township: Crane
 Acres: 45.19
 Date: 2/24/2022



Area Symbol: OH125, Soil Area Version: 19

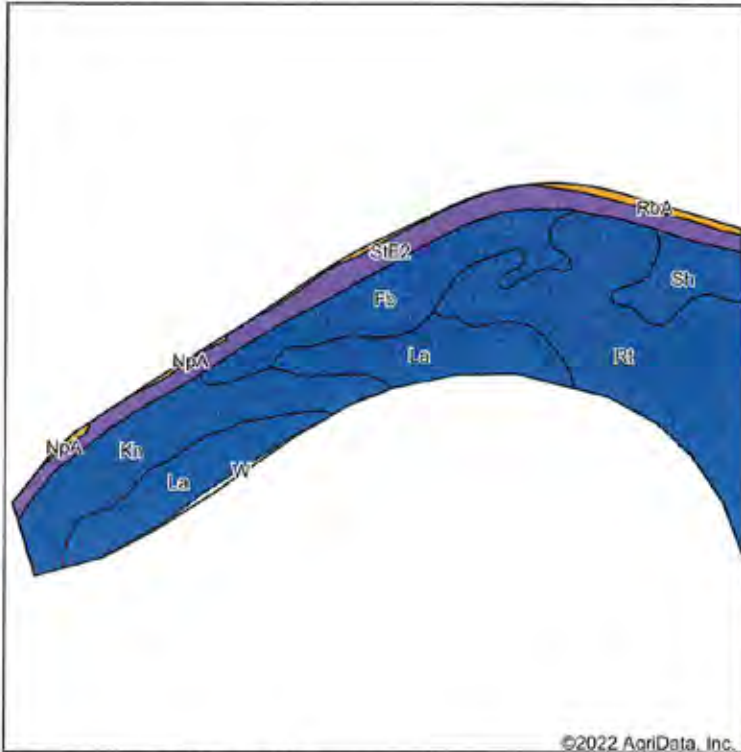
Code	Soil Description	Acres	Percent of Field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Rt	Rossburg silt loam, occasionally flooded	17.28	38.2%		IIW	125	78	45	60	86	
Kn	Knoxdale silt loam, occasionally flooded	9.43	20.8%		IIW	120	74	42	45	78	
Fb	Flatrock silt loam, occasionally flooded	8.33	18.4%		IIW	115	74	42	45	78	
La	Landes loam, occasionally flooded	7.38	16.3%		IIW	100	75	36	42	70	
Sh	Shoals silt loam, occasionally flooded	2.35	5.2%		IIW	115	74	42	46	76	
STE2	St. Clair silty clay loam, 18 to 35 percent slopes, eroded	0.42	0.9%		VIIe					0	
Weighted Average						2.05	116.3	75	41.8	46	78.9

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)

Soils data provided by USDA and NRCS.

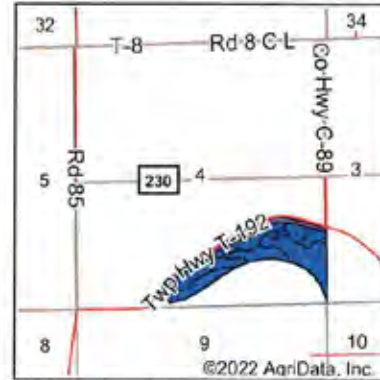
TRACTS 8: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.

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State: Ohio
 County: Paulding
 Location: 4-3N-2E
 Township: Crane
 Acres: 62.86
 Date: 2/24/2022

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Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Ri	Rosburg silt loam, occasionally flooded	19.00	30.2%		Ilw	125	78	45	50	86	
La	Lendes loam, occasionally flooded	12.17	19.4%		Ilw	100	75	36	42	70	
Kn	Knoxdale silt loam, occasionally flooded	10.20	15.2%		Ilw	120	74	42	45	78	
Fb	Flatrock silt loam, occasionally flooded	8.63	13.7%		Ilw	115	74	42	45	78	
StE2	St. Clair silty clay loam, 18 to 35 percent slopes, eroded	7.74	12.3%		Vlie					0	
Sh	Shoals silt loam, occasionally flooded	3.34	5.3%		Ilw	115	74	42	45	76	
RoA	Roselms silty clay loam, 0 to 2 percent slopes	0.76	1.2%		Illw	90	65	34	35	56	
NpA	Nappanee silty clay loam, 0 to 2 percent slopes	0.61	1.0%		Illw	108	80	40	48	70	
W	Water	0.41	0.7%							0	
Weighted Average						2.62	100.6	65.8	36.2	40	68.3

*eFOTG PI. Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 8: DOCS & MAPS

Aerial Map



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Map Center: 41° 14' 24.53, -84° 38' 14.15

0ft 582ft 1164ft

4-3N-2E
Paulding County
Ohio



2/24/2022

Maps Provided By
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Field borders provided by Farm Service Agency as of 5/21/2008

TRACTS 8: DOCS & MAPS

Aerial Map



Map Center: 41° 14' 24.53, -84° 38' 14.15



4-3N-2E
Paulding County
Ohio



Field borders provided by Farm Service Agency as of 5/21/2009

TRACT 9: DOCUMENTS & MAPS

TRACTS 9: DOCS & MAPS

13-025-013-05 - County Auditor Website, Paulding County, Ohio

<https://pauldingcountyauditor.com/Parcel/Parcel=13-025-013-05>



Claudia J. Fickel
County Auditor | Paulding County, Ohio

[HOME](#) [SEARCH](#) [MAP](#) [INFO](#) [TOOLS](#)

Search by Parcel, Owner or Address



Parcel

13-025-013-05

ED1 - CASH - GRAIN OR GENERAL

Owner

POTTER LAND COMPANY LLC

SOLD: 12/6/2020 \$276,000.00

Assessment

CR 105

CRANE TWP

Value

\$228,300.00

ACRES: 49.824

[Sketches](#)

No Sketches for this Parcel

[EagleView](#)

[Mini Map](#)

TRACT 9



CLICK TO INTERACT

[LOCATION](#) [VALUATION](#) [LEGAL](#) [NOTES](#) [RESIDENTIAL](#) [AGRICULTURAL](#) [COMMERCIAL](#) [SALES](#) [LAND](#)
[IMPROVEMENTS](#) [TAX](#)



Location

TRACTS 9: DOCS & MAPS

13-02S-013-05 - County Auditor Website, Building County 1300

<https://prod1ng.com/ynalib.com/Parcel/Parcel=13-02S-013-05>

Parcel: **13-02S-013-05**
 Owner: **POTTER LAND COMPANY LLC**
 Address: **CR 105**
###

Deeded Owner Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

Tax Payer Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State, Zip: **SHERWOOD OH 43556**

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land (CAUV)	Improvements	Total	Land (CAUV)	Improvements	Total
2021	\$228,300.00 (\$26,340.00 N)	\$0.00	\$228,300.00	\$79,910.00 (\$9,220.00 N)	\$0.00	\$9,220.00

Historic Appraised (100%) Values



Legal

Legal Acres	45.824	Market/aid Reduction	N
Legal Description	E PT E1/2SW1/4^CRANE TWP ...	Owner Occupied	N
Legal Use	101 - Cash - grain or general ...	Forcible Sale	N
Neighborhood	00800	Board of Revision	N
Code Cause	0	New Construction	N
Exp Lien	N	Lender ID	0
Annual Tax	\$392.36	Divided Property	N
Routing Number	130200		

Notes

No Note Records Found.

Residential

No Residential Records Found.

TRACTS 9: DOCS & MAPS

13-025-013-05 - County Auditor Website, Paulding County, Ohio

<http://pauldingcountyohio.com/Pages/Tracts-13-025-013-05>

Additions

No Addition Records Found.

Agricultural

Land Type	Soil	Acres	Base Rate	Unit Rate	Adj. Rate	CAUV Value (100%)
C - Crop	ROA	28.463	\$380.00	\$380.00	\$380.00	\$10,260.00
C - Crop	PC	12.982	\$1100.00	\$1,140.00	\$1,140.00	\$14,800.00
C - Crop	ROB	1.470	\$350.00	\$350.00	\$350.00	\$510.00
C - Crop	SUE3	1.392	\$350.00	\$350.00	\$350.00	\$490.00
W - Forestry Credit	ROA	0.830	\$230.00	\$230.00	\$230.00	\$190.00
O - Other	ROA	0.813	\$0.00	\$0.00	\$0.00	\$0.00
O - Other	ROB	0.327	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	SUE3	0.274	\$230.00	\$230.00	\$230.00	\$60.00
O - Other	PC	0.144	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	PC	0.100	\$260.00	\$260.00	\$260.00	\$260.00
Totals		46.824				\$26,340.00

Commercial

No Commercial Building Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Deed	Book/Page	Valid	Parcels in Sale	Amount
12/8/2020	POTTER LAND COMPANY LLC	J F MINCK FAMILY FARM	475	WD-WARRANTY DEED		/	YES	1	\$278,000.00

Land

Land Type	Acres	Actual Frontage	Effective frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraised Value (
A5 - A5	44.3370	0	0	0	100%	\$5,100.00	\$5,100.00	\$5,100.00	\$2
A0 - Row	12950	0	0	0	0%	\$0.00	\$0.00	\$0.00	
AB - Woodland	12010	0	0	0	100%	\$1,800.00	\$1,800.00	\$1,800.00	
Totals	46.8240								\$228,

Improvements

No Improvement Records Found.

Tax

2021 Payable 2022

TRACTS 9: DOCS & MAPS

13-025-013-05 - County Auditor Website, Paulding County, Ohio

<https://pauldingcountyauditor.com/Parcel/Parcel-13-025-013-05>

	Delinquency	First Half	Second Half	Year Total
CHARGE	\$0.00	\$232.32	\$232.32	\$464.64
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$19.11	-\$19.11	-\$38.22
NON-BUSINESS CREDIT		-\$17.03	-\$17.03	-\$34.06
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOHSTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$196.18	\$196.18	\$392.36

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$196.18	\$196.18	\$0.00	ks1020222-02022022-03-15
NET PAID		\$0.00	\$196.18	\$196.18	\$0.00	-\$392.36

Tax Distributions

2021

Tax Unit Name	Amount	Percentage
LOCAL SCHOOL DIST	\$204.88	54.52%
LIBRARY	\$8.60	2.29%
OSU EXTENSION	\$0.44	1.13%
JAIL OPERATING LEVY	\$12.44	3.51%
JVS	\$27.52	7.27%
TOWNSHIP	\$79.14	21.06%
RR	\$9.80	2.63%
HEALTH	\$6.00	1.06%
SENIOR CENTER	\$6.60	1.22%
TRI CO MENTAL HEALTH	\$9.90	2.63%
COUNTY GENERAL FUND	\$6.00	1.06%
COUNTY BONDS	\$4.00	1.22%
Total	\$375.82	100%

Special Assessments

No Special Assessment Records Found.

[Discrepancies / Questions About This Parcel?](#)

[ADMIN](#) [DISCLAIMER](#)

Data Last Processed: 2/24/2022 6:07:45 AM (UTC)

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TRACTS 9: DOCS & MAPS



TRACTS 9: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 2-3N-2E
 County: Paulding
 Township: Crane
 Date: 2/24/2022

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 Real Estate and Auction Company, Inc.

Map Provided By
surety
 CUSTOMER ONLINE MAPS™
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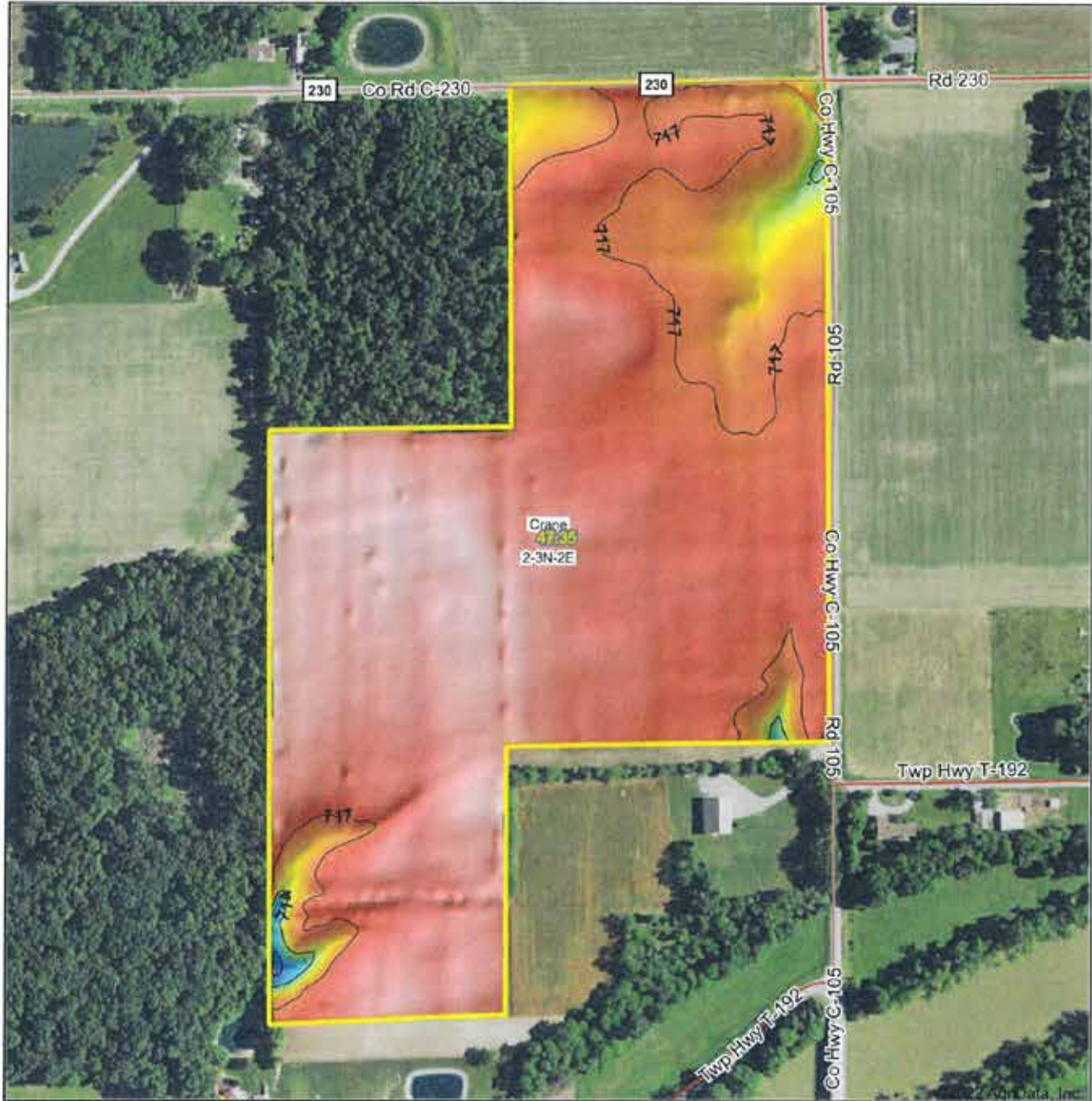


Classification Code	Type	Acres
		Total Acres 0.00

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 9: DOCS & MAPS

Topography Hillshade



Low Elevation High

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Source: USGS 3 meter dem
Interval (ft): 3
Min: 710.4
Max: 719.9
Range: 9.5
Average: 717.7
Standard Deviation: 1.08 ft

0ft 378ft 755ft



2/24/2022

2-3N-2E
Paulding County
Ohio

map center: 41° 14' 30.5, -84° 36' 15.44

TRACTS 9: DOCS & MAPS

Topography Contours



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Source: USGS 3 meter dem
Interval(ft): 3.0
Min: 710.4
Max: 719.9
Range: 9.5
Average: 717.7
Standard Deviation: 1.08 ft

0ft 378ft 755ft



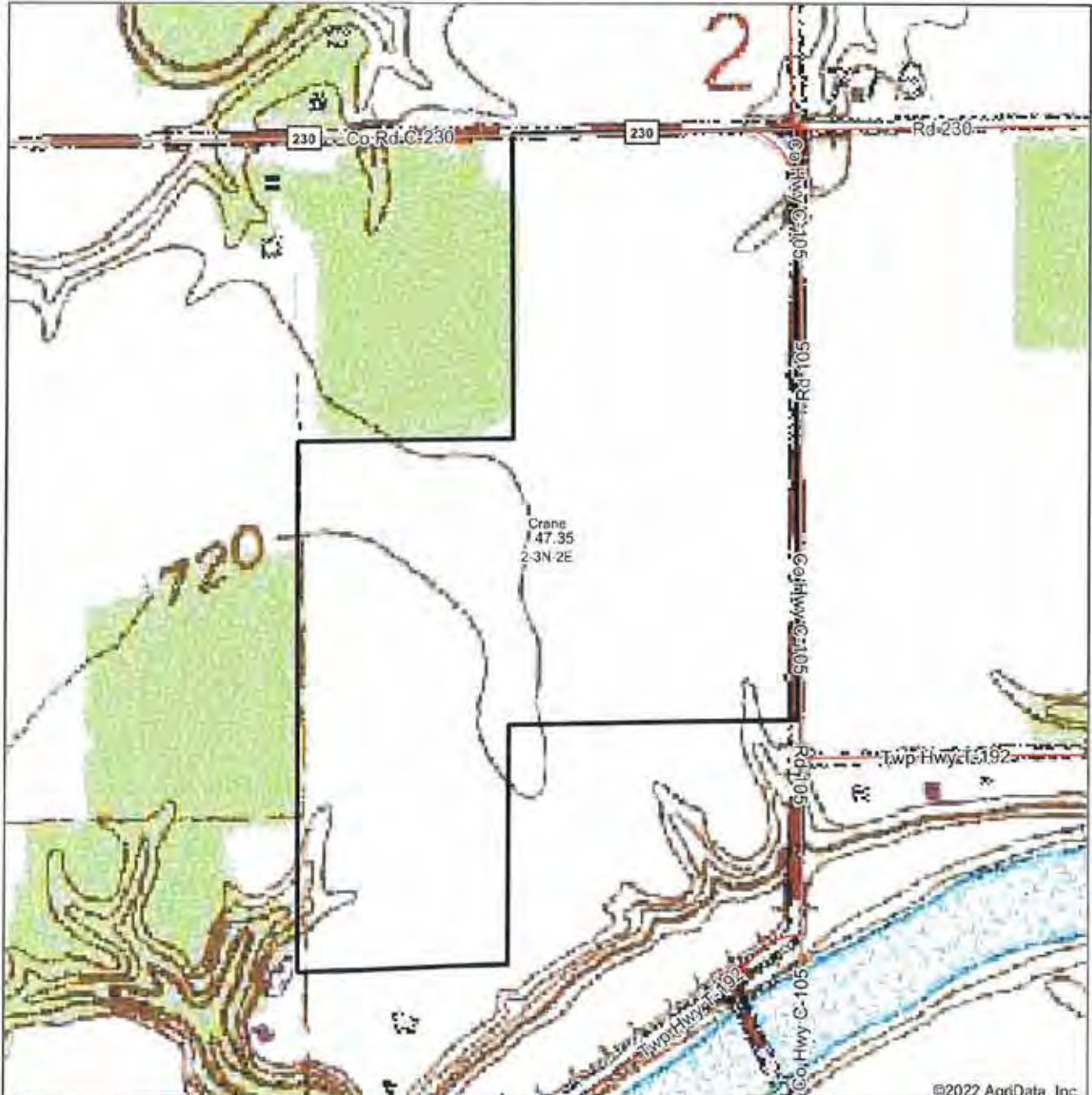
2/24/2022

2-3N-2E
Paulding County
Ohio

Map Center: 41° 14' 30.5, -84° 36' 15.44

TRACTS 9: DOCS & MAPS

Topography Map



SCHRADER
Real Estate and Auction Company, Inc.

map center: 41° 14' 30.5, -84° 36' 15.44

0ft 421ft 843ft

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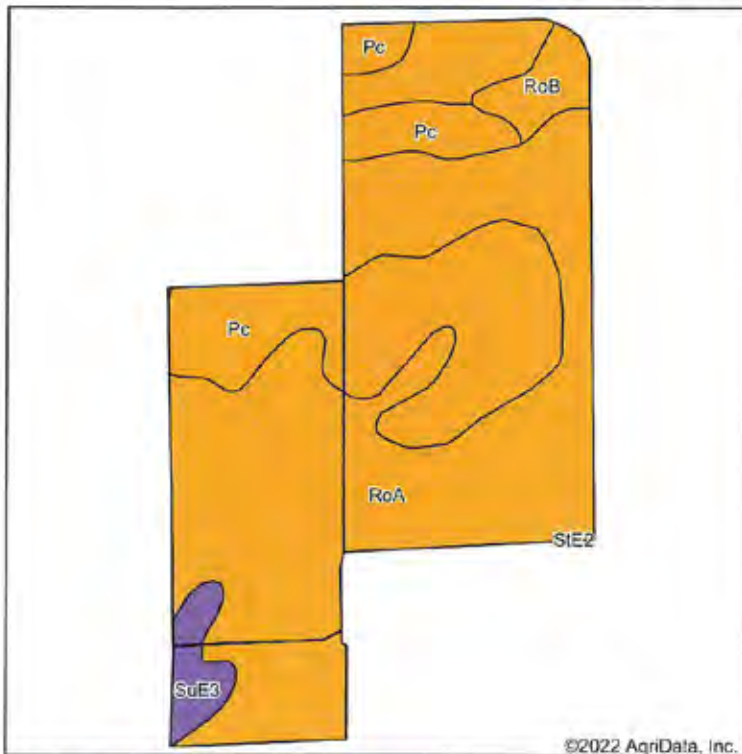
2-3N-2E
Paulding County
Ohio



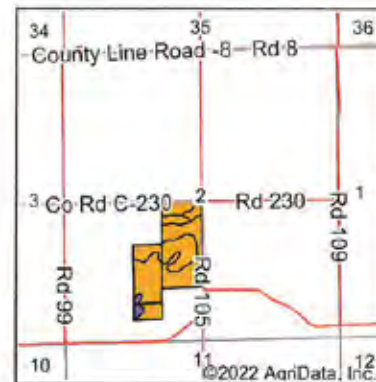
2/24/2022

TRACTS 9: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.



State: Ohio
 County: Paulding
 Location: 2-3N-2E
 Township: Crane
 Acres: 47.12
 Date: 2/24/2022

SCHRADER
 Real Estate and Auction Company, Inc.

Maps Provided By:
surety
 CUSTOMER ONLINE MAPPING
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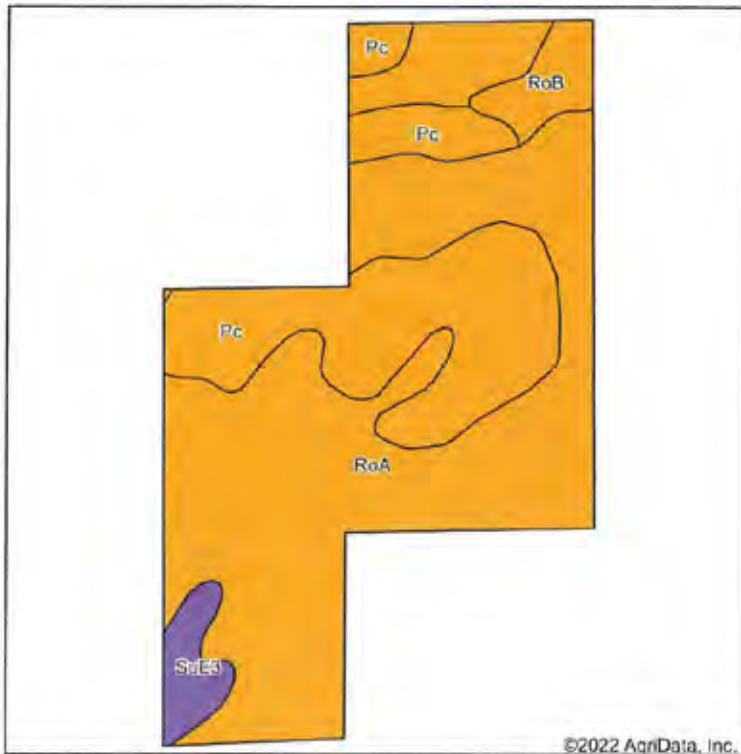
Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
RoA	Roselms silty clay loam, 0 to 2 percent slopes	30.57	64.9%		IIIw	90	65	34	35	56	
Pc	Paulding clay, 0 to 1 percent slopes	13.53	28.7%		IIIw	105	72	38	40	69	
RoB	Roselms silty clay loam, 2 to 6 percent slopes	1.55	3.3%		IIIe	80	55	30	30	54	
SuE3	St. Clair silty clay, 12 to 25 percent slopes, severely eroded	1.47	3.1%		VIIe					0	
Weighted Average						3.12	91.2	64.7	34	35.2	57.9

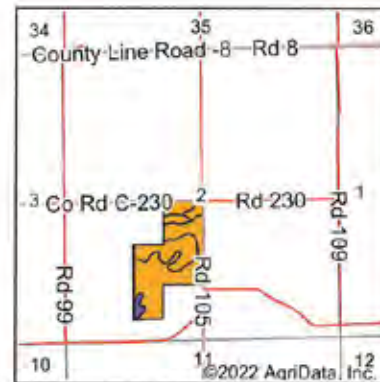
*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 9: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.



State: Ohio
 County: Paulding
 Location: 2-3N-2E
 Township: Crane
 Acres: 47.35
 Date: 2/24/2022

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Maps Provided By
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 CUSTOMER ONLINE MAPPING
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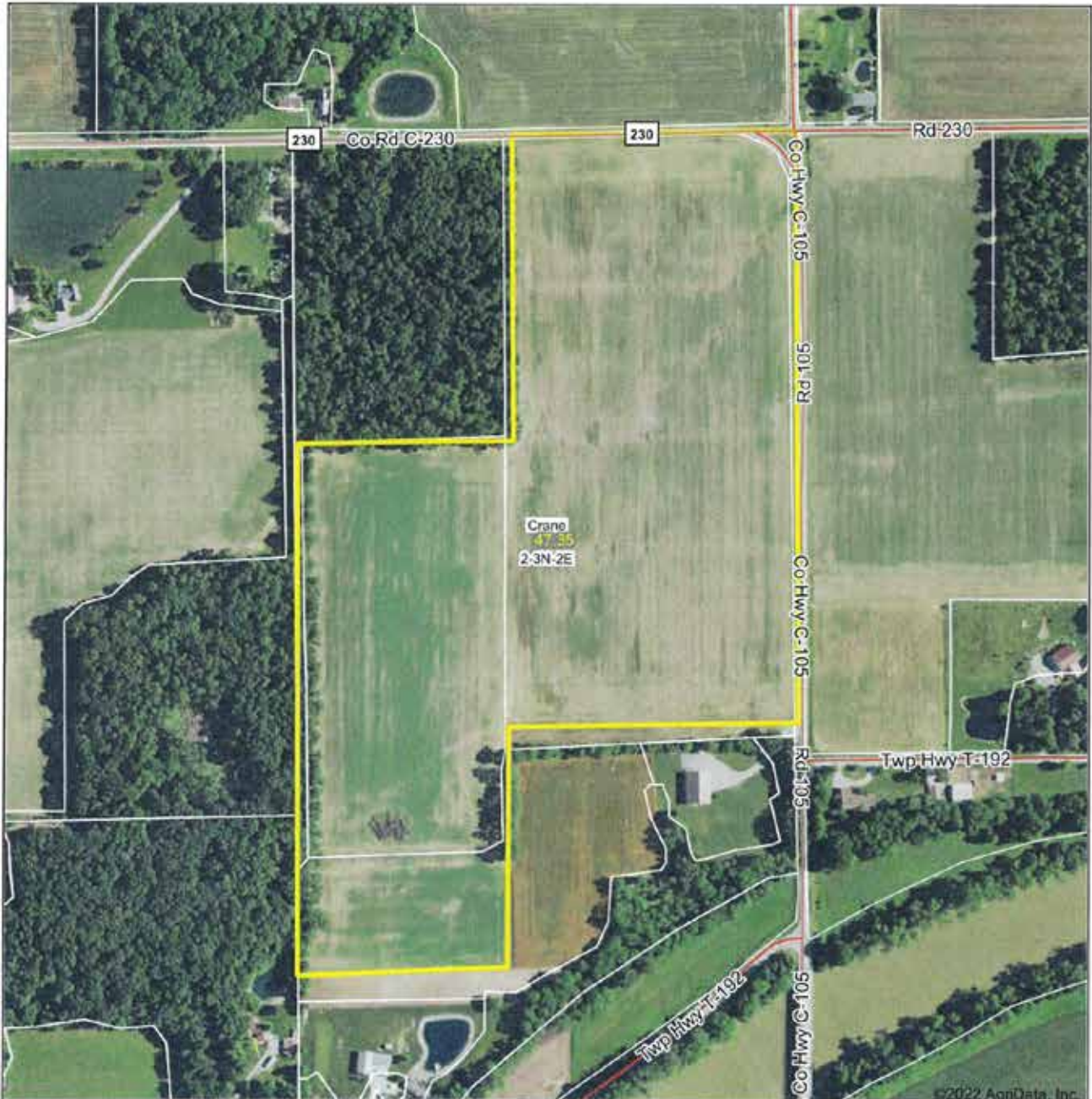
Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
RoA	Roselms silty clay loam, 0 to 2 percent slopes	30.48	64.4%		IIIw	90	65	34	35	56	
Pc	Paulding clay, 0 to 1 percent slopes	13.37	28.2%		IIIw	105	72	38	40	69	
RoB	Roselms silty clay loam, 2 to 6 percent slopes	1.82	3.8%		IIIe	80	55	30	30	54	
SuE3	St. Clair silty clay, 12 to 25 percent slopes, severely eroded	1.88	3.5%		VIIe					0	
Weighted Average						3.14	90.7	64.3	33.8	35	57.6

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

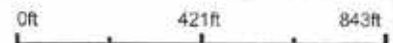
TRACTS 9: DOCS & MAPS

Aerial Map



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Map Center: 41° 14' 30.5, -84° 36' 15.44



Maps Provided by
surety
CUSTOMIZED ONLINE MAPPING
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2-3N-2E
Paulding County
Ohio



2/24/2022

Field borders provided by Farm Service Agency as of 5/21/2008.

TRACTS 9: DOCS & MAPS

Aerial Map



Map Center: 41° 14' 30.5, -84° 36' 15.44



2-3N-2E
Paulding County
Ohio



Field borders provided by Farm Service Agency as of 5/2/2008

TRACT 10: DOCUMENTS & MAPS

TRACTS 10: DOCS & MAPS



Claudia J. Fickel
County Auditor | Paulding County,
Ohio

HOME SEARCH MAP INFO TOOLS

Search by Parcel, Owner or Address

Parcel
13-015-009-00

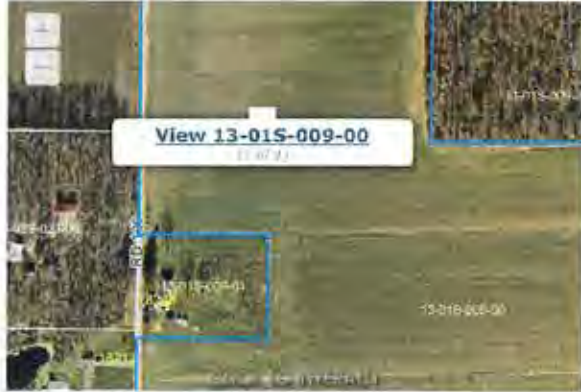
RD 109

POTTER LAND COMPANY LLC

\$238,100.00

Sketches
No Sketches for this Parcel

EagleView My Map MAP



TRACT #10

ORGANIZATION: MANUFACTURE (185A) | OTHER RESIDENTIAL (200) | RESIDENTIAL (200) | COMMERCIAL (200) | FARM (200)



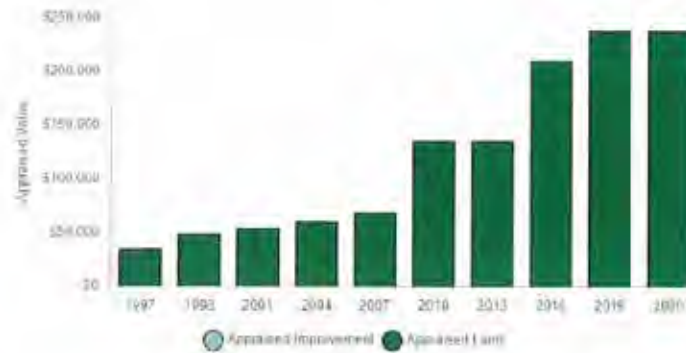
Information	Decedent Owner Address	Tax Payer Address
Parcel: 13-015-009-00	Mailing Name: POTTER LAND COMPANY LLC	Mailing Name: POTTER LAND COMPANY LLC
Owner: POTTER LAND COMPANY LLC	Mailing Address: 12379 US 127	Mailing Address: 12379 US 127
Address: RD 109	City/State: SHERWOOD OH 43556	City/State: SHERWOOD OH 43556
Municipality: UNINCORPORATED	Zip: SHERWOOD OH 43556	Zip: SHERWOOD OH 43556
Township: CRANE TWP		
School District: PAULDING EVSD		

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land (CAUV)	Improvements	Total	Land (CAUV)	Improvements	Total
2020	\$238,100.00 (\$40,310.00 <input type="checkbox"/>)	\$0.00	\$238,100.00	\$83,340.00 (\$14,110.00 <input type="checkbox"/>)	\$0.00	\$14,110.00
2019	\$238,100.00 (\$40,540.00 <input type="checkbox"/>)	\$0.00	\$238,100.00	\$83,340.00 (\$14,190.00 <input type="checkbox"/>)	\$0.00	\$14,190.00
2018	\$210,100.00 (\$58,390.00 <input type="checkbox"/>)	\$0.00	\$210,100.00	\$73,540.00 (\$20,440.00 <input type="checkbox"/>)	\$0.00	\$20,440.00
2013	\$135,400.00 (\$55,830.00 <input type="checkbox"/>)	\$0.00	\$135,400.00	\$47,390.00 (\$19,540.00 <input type="checkbox"/>)	\$0.00	\$19,540.00
2011	\$135,400.00 (\$23,430.00 <input type="checkbox"/>)	\$0.00	\$135,400.00	\$47,390.00 (\$8,200.00 <input type="checkbox"/>)	\$0.00	\$8,200.00
2007	\$69,100.00 (\$7,850.00 <input type="checkbox"/>)	\$0.00	\$69,100.00	\$24,180.00 (\$2,750.00 <input type="checkbox"/>)	\$0.00	\$2,750.00

Historic Appraised (100%) Values

TRACTS 10: DOCS & MAPS



Legal

Legal acres	48.380	Homestead Reduction	N
Legal Description	PT W1/2 SW1/4 ACRAVE TWP ...	Owner Occupied	N
Land Use	101 - Cash - grain or general...	Foreclosure	N
Neighborhood	00600	Board of Revision	N
Card Count	0	New Construction	N
Tax Lien	N	Lender ID	0
Annual Tax	\$600.46	Divided Property	N
Parcel Number	130100		

Notes

No Note Records Found.

Residential

No Residential Records Found.

Additions

No Addition Records Found.

Agricultural

Land Type	Soil	Acres	Base Rate	Unit Rate	Adj. Rate	CAUV Value (100%)
C - Crop	ROA	25.569	\$360.00	\$360.00	\$360.00	\$9,200.00
C - Crop	PC	14.824	\$1,140.00	\$1,140.00	\$1,140.00	\$16,870.00
C - Crop	ME	3.645	\$2,720.00	\$2,720.00	\$2,720.00	\$9,650.00
C - Crop	TN	1.001	\$2,000.00	\$2,000.00	\$2,000.00	\$3,800.00
C - Crop	FTA	0.833	\$910.00	\$910.00	\$910.00	\$760.00
O - Other	ROA	0.529	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	PC	0.415	\$260.00	\$260.00	\$260.00	\$110.00
O - Other	ME	0.301	\$0.00	\$0.00	\$0.00	\$0.00
C - Crop	ROB	0.260	\$350.00	\$350.00	\$350.00	\$90.00
O - Other	FTA	0.105	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	ROA	0.116	\$230.00	\$230.00	\$230.00	\$30.00
O - Other	ROB	0.090	\$0.00	\$0.00	\$0.00	\$0.00
Totals		48.380				\$40,310.00

Commercial

No Commercial Building Records Found.

TRACTS 10: DOCS & MAPS

Tracts

Date	Buyer	Seller	Conveyance Number	Deed Type	Deed	Book/Page	Valid	Parcels In Sale	Amount
5/22/2020	POTTER LAND COMPANY LLC	POTTER CURTIS	18CE	EX-EXEMPT DEEDS		/	NO	12	\$0.00
3/5/1996	POTTER CURTIS	Unknown	86	Unknown		/	YES	1	\$13,000.00

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraised Value
A5 - A5	46.6830	0	0	0	100%	\$5,100.00	\$5,100.00	\$5,100.00	\$238,000.00
A0 - Row	1.6970	0	0	0	0%	\$0.00	\$0.00	\$0.00	\$0.00
Totals	48.3800								\$238,000.00

Improvements

No Improvement Records Found.

Tax

2021 Payable 2022 2020 Payable 2021

	Delinquency	First Half	Second Half	Year Total
CHANGE	\$0.00	\$355.53	\$355.53	\$711.06
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$29.25	-\$29.25	-\$58.50
NON-BUSINESS CREDIT		-\$26.05	-\$26.05	-\$52.10
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$300.23	\$300.23	\$600.46
CALV RECOUPMENT	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$0.00	\$0.00	\$0.00
PENALTY / INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$300.23	\$300.23	\$600.46
NET PAID	\$0.00	-\$300.23	-\$300.23	-\$600.46
NET DUE	\$0.00	\$0.00	\$0.00	\$0.00
TAX RATE: 50.394000			ESCROW	\$0.00
EFFECTIVE TAX RATE: 46.248221			SURPLUS	\$0.00

Summary of Yearly Taxes Values

	NET TAX	NET OWED
2020	\$600.46	\$600.46
2021	\$618.24	\$618.24

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$300.23	\$300.23	\$0.00	ksl020222-02022022-93-12
2/3/2021	1-20	\$0.00	\$309.12	\$309.12	\$0.00	ksl020321-02032021-135-19

TRACTS 10: DOCS & MAPS

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/5/2020	1-19	\$0.00	\$313.46	\$313.46	\$0.00	ks1020520-02052020-177-2
2/5/2019	1-18	\$0.00	\$423.46	\$423.46	\$0.00	ks1020519-02052019-116-52

Tax Distributions

2021

Tax Unit Name	Amount	Percentage
LOCAL SCHOOL DIST	\$393.58	64.52%
LIBRARY	\$13.18	2.29%
OSU EXTENSION	\$9.88	1.72%
JAE OPERATING LEVY	\$19.04	3.31%
JVS	\$41.78	7.28%
TOWNSHIP	\$121.12	21.06%
BII	\$15.14	2.63%
HEALTH	\$6.10	1.03%
SENIOR CENTER	\$7.05	1.23%
TRI CO MENTAL HEALTH	\$15.14	2.63%
COUNTY GENERAL FUND	\$6.10	1.03%
COUNTY BONDS	\$7.05	1.23%
Total	\$575.14	100%

Special Assessments

No Special Assessment Records Found.

[Discrepancies / Questions About This Parcel?](#)

Data Last Processed: 2/16/2022 6:07:51 AM (UTC)



TRACTS 10: DOCS & MAPS

13-015-009-00 - County Auditor Website, Paulding County, Ohio

https://pauldingcountyauditor.com/?parcel=13-015-009-00



Claudia J. Fickel
County Auditor | Paulding County, Ohio

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Search by Parcel, Owner or Address



13-015-009-00

101 - CASH - DRAIN OR OTHER...

Map

POTTER LAND COMPANY LLC

SOLD: 5/22/2020 \$0.00

Address

RD 109

CRANE TWP

Assessed

\$238,100.00

ACRES: 48.330

[Sketches](#)

No Sketches for this Parcel

[Aerial View](#)

[Mini Map](#)



CLICK TO INTERACT

[LOCATION](#) [VALUATION](#) [LEGAL](#) [NOTES](#) [RESIDENTIAL](#) [AGRICULTURAL](#) [COMMERCIAL](#) [SALES](#) [LAND](#)
[IMPROVEMENTS](#) [TAX](#)



Location

TRACTS 10: DOCS & MAPS

13-015-00940 - County Auditor Website: Paulding County, Ohio

<https://publicaccess.auditor.state.oh.us/Parcel/13.015.00940>

Parcel: **13-015-009-00**
 Owner: **POTTER LAND COMPANY LLC**
 Address: **RD 109**
000

Deeded Owner Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State Zip: **SHERWOOD OH 43556**

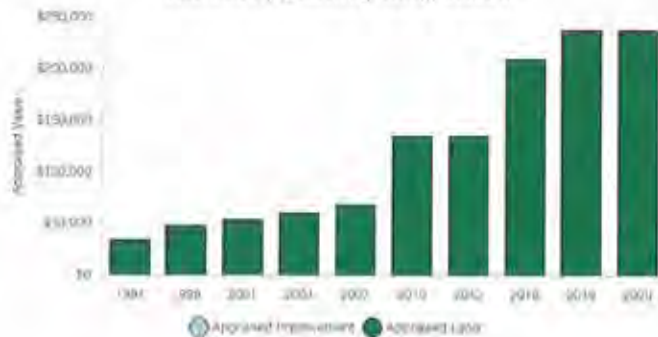
Tax Payer Address

Mailing Name: **POTTER LAND COMPANY LLC**
 Mailing Address: **12379 US 127**
 City, State Zip: **SHERWOOD OH 43556**

Valuation

Year	Appraised (100%)			Assessed (35%)		
	Land (CAUV)	Improvements	Total	Land (CAUV)	Improvements	Total
2020	\$238,100.00 (\$40,310.00 N)	\$0.00	\$238,100.00	\$83,340.00 (\$14,110.00 N)	\$0.00	\$14,110.00
2019	\$238,100.00 (\$40,540.00 N)	\$0.00	\$238,100.00	\$83,340.00 (\$14,190.00 N)	\$0.00	\$14,190.00
2018	\$210,100.00 (\$58,390.00 N)	\$0.00	\$210,100.00	\$73,540.00 (\$20,440.00 N)	\$0.00	\$20,440.00
2017	\$135,400.00 (\$55,830.00 N)	\$0.00	\$135,400.00	\$47,390.00 (\$19,540.00 N)	\$0.00	\$19,540.00
2016	\$135,400.00 (\$23,430.00 N)	\$0.00	\$135,400.00	\$47,390.00 (\$8,200.00 N)	\$0.00	\$8,200.00
2015	\$69,100.00 (\$7,850.00 N)	\$0.00	\$69,100.00	\$24,190.00 (\$2,750.00 N)	\$0.00	\$2,750.00

Historic Appraised (100%) Values



Legal

Legal Acres	48.380	Homestead Exclusion	N
Legal Description	PT W1/2 SW1/4 ACRANE TWP...	Owner Occupied	N
Land Use	101 - Cash - grain or general...	Foreclosure	N
LegalReference	00500	Board of Review	N
Board Order	0	New Construction	N
Taxable	N	Transfer In	0
Assessed For	\$600.46	Disabled Property	N
Tract(s) Number	130100		

Notes

No Note Records Found.

TRACTS 10: DOCS & MAPS

13-015-000-00 - County Auditor Website, Paulding County, Ohio

<https://pauldingcountyohio.com/Parcel/Finder?Parcel=13-015-000-00>

Residential

No Residential Records Found.

Additions

No Addition Records Found.

Agricultural

Land Type	Soil	Acres	Base Rate	Unit Rate	Adj. Rate	CADY Value (100%)
C - Crop	ROA	25.569	\$380.00	\$380.00	\$380.00	\$9,200.00
C - Crop	PC	14.624	\$1,140.00	\$1,140.00	\$1,140.00	\$16,670.00
C - Crop	ME	3.846	\$2,720.00	\$2,720.00	\$2,720.00	\$9,850.00
C - Crop	TN	1.901	\$2,000.00	\$2,000.00	\$2,000.00	\$3,800.00
C - Crop	FTA	0.533	\$90.00	\$90.00	\$90.00	\$700.00
C - Other	ROA	0.229	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	PC	0.415	\$260.00	\$260.00	\$260.00	\$100.00
C - Other	ME	0.301	\$0.00	\$0.00	\$0.00	\$0.00
C - Crop	ROB	0.260	\$350.00	\$350.00	\$350.00	\$90.00
C - Other	FTA	0.190	\$0.00	\$0.00	\$0.00	\$0.00
W - Forestry Credit	ROA	0.119	\$230.00	\$230.00	\$230.00	\$30.00
C - Other	ROB	0.080	\$0.00	\$0.00	\$0.00	\$0.00
Totals		48.380				\$40,310.00

Commercial

No Commercial Building Records Found.

Sales

Date	Buyer	Seller	Conveyance Number	Deed Type	Guid	Back/Page	Valid	Parcels in Sale	Amount
5/22/2020	POTTER LAND COMPANY LLC	POTTER CURTIS I	1806	EX-EXEMPT DEEDS		/	NO	12	\$0.00
3/5/1996	POTTER CURTIS I	Unknown	88	Unknown		/	YES	1	\$13,000.00

Land

Land Type	Acres	Actual Frontage	Effective Frontage	Depth	Depth Factor	Base Rate	Unit Rate	Adj. Rate	Appraised Value (10
A5 - A5	46.6830	0	0	0	100%	\$5,100.00	\$5,100.00	\$5,100.00	\$236,
A0 - Row	1.6970	0	0	0	0%	\$0.00	\$0.00	\$0.00	
Totals	48.3800								\$238,00

Improvements

No Improvement Records Found.

Tax

2021 Payable 2022 2020 Payable 2021

TRACTS 10: DOCS & MAPS

11-015-009-00 - County Auditor Web-46, Paulding County, Ohio

<https://auditor.pauldingcountyauditor.com/Parcel?Parcel=11-015-009-00>

	Delinquency	First Half	Second Half	Year Total
CHARGES	\$0.00	\$355.53	\$355.53	\$711.06
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$29.25	-\$29.25	-\$58.50
REAR-BUSINESS CREDIT		-\$26.05	-\$26.05	-\$52.10
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALE CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$300.23	\$300.23	\$600.46
COPY EQUIPMENT	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$0.00	\$0.00	\$0.00
RENTAL / INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$300.23	\$300.23	\$600.46
NET PAID	\$0.00	-\$300.23	-\$300.23	-\$600.46
NET DUE	\$0.00	\$0.00	\$0.00	\$0.00
TAX RATE: 60.394000			SCHOOLY	\$0.00
EFFICIENT TAX RATE: 46.248221			SURPLUS	\$0.00

Summary of Yearly Taxes Values

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$300.23	\$300.23	\$0.00	ksl020222-02022022-93-12
2/3/2021	1-20	\$0.00	\$309.12	\$309.12	\$0.00	ksl020321-02032021-135-19
2/5/2020	1-19	\$0.00	\$313.46	\$313.46	\$0.00	ksl020520-02052020-177-2
2/5/2019	1-18	\$0.00	\$423.46	\$423.46	\$0.00	ksl020519-02052019-116-52

Tax Distributions

2021

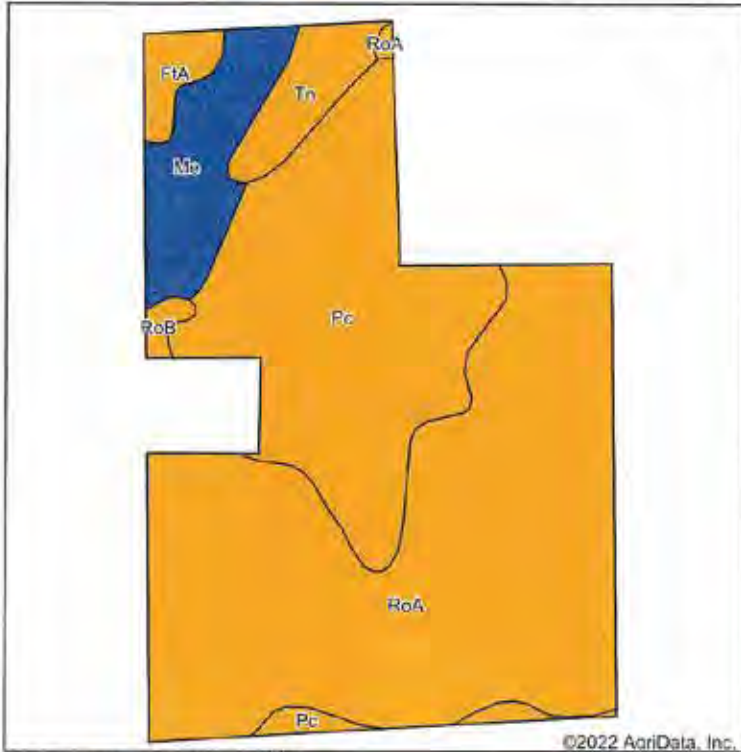
Tax Unit Name	Amount	Percentage
LOCAL SCHOOL DIST	\$313.56	54.52%
LIBRARY	\$13.16	2.29%
OSU EXTENSION	\$9.98	1.72%
RAIL OPERATING LEVY	\$89.04	3.30%
JVS	\$41.78	7.26%
TOWNSHIP	\$121.12	21.06%
BI	\$15.14	2.63%
HEALTH	\$9.10	1.66%
SENIOR CENTER	\$7.06	1.23%
TRI CO MENTAL HEALTH	\$15.14	2.63%
COUNTY GENERAL FUND	\$9.10	1.66%
COUNTY BONDS	\$7.06	1.23%
Total	\$575.14	100%

TRACTS 10: DOCS & MAPS



TRACTS 10: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS

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State: Ohio
 County: Paulding
 Location: 1-3N-2E
 Township: Crane
 Acres: 47.34
 Date: 2/24/2022

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Maps Provided By
surety
 SURVEYING & MAPPING
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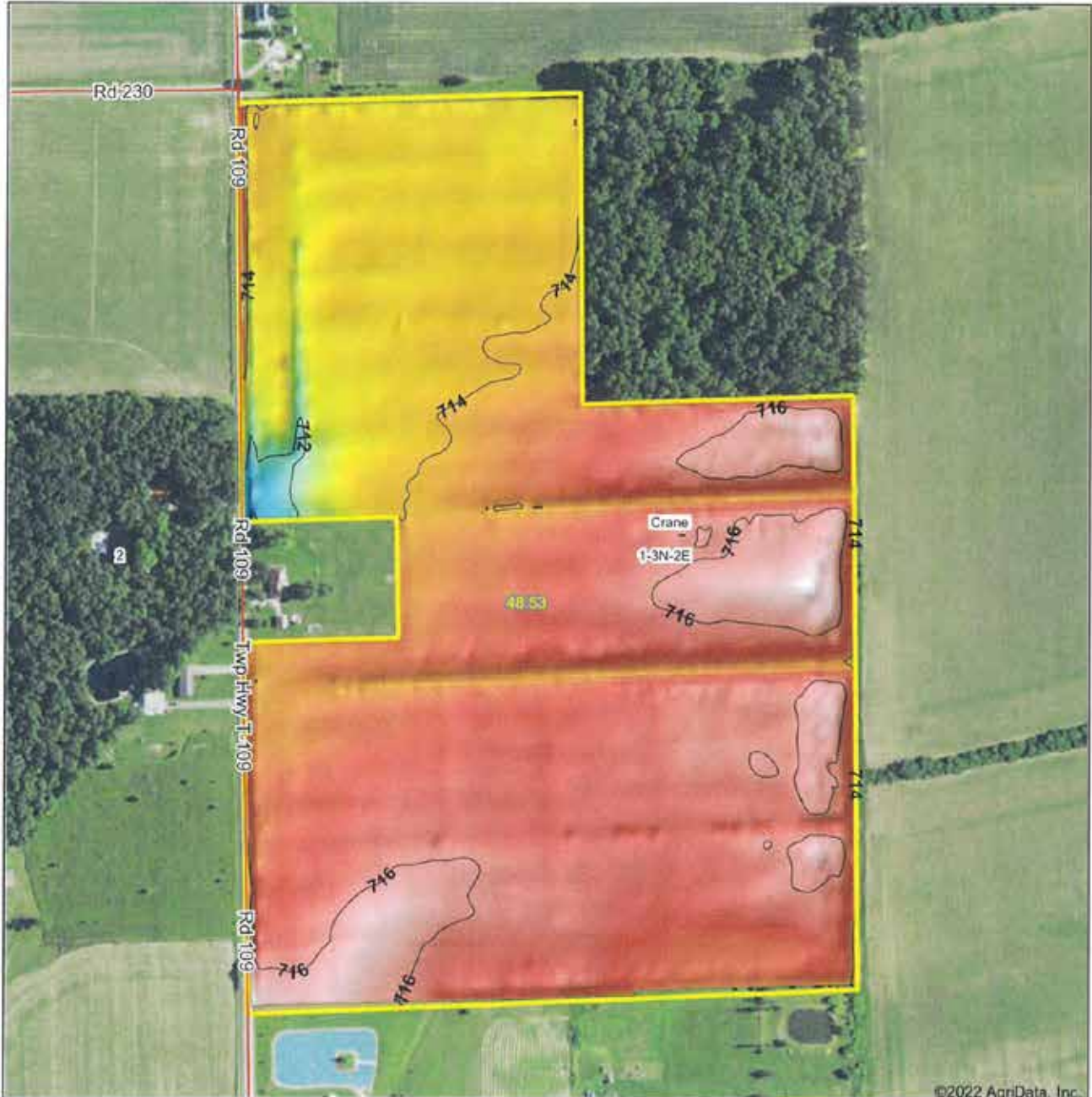
Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI
RoA	Roselms silty clay loam, 0 to 2 percent slopes	25.63	54.1%		IIIw	90	65	34	35	56
Pc	Paulding clay, 0 to 1 percent slopes	14.60	30.8%		IIIw	105	72	38	40	69
Ma	Marmill loam	3.81	8.0%		IIw	135	85	48	32	92
Tn	Toledo silty clay loam	1.98	4.2%		IIIw	120	80	44	46	78
FtA	Fulton loam, 0 to 2 percent slopes	0.92	2.1%		IIIw	105	75	38	42	67
RoB	Roselms silty clay loam, 2 to 6 percent slopes	0.33	0.7%		IIIe	80	55	30	30	54
Weighted Average						2.92	59.7	69.5	36.8	64

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS

TRACTS 10: DOCS & MAPS

Topography Hillshade



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Real Estate and Auction Company, Inc.
Maps Provided By
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Source: USGS 3 meter dem
Interval(ft): 2
Min: 709.4
Max: 717.2
Range: 7.8
Average: 714.9
Standard Deviation: 1.02 ft

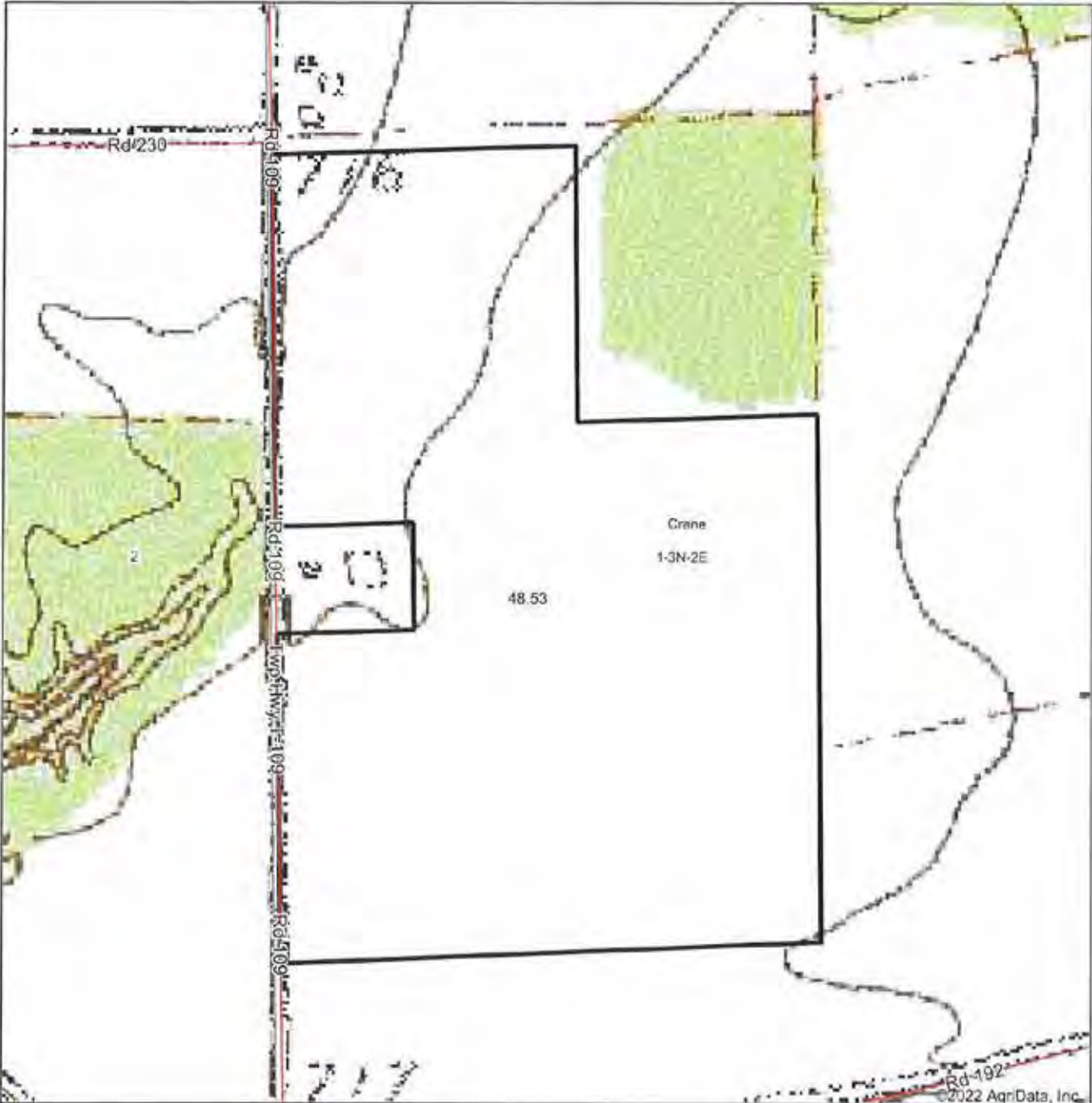


1-3N-2E
Paulding County
Ohio

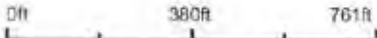
map center: 41° 14' 31.26, -84° 35' 23.19

TRACTS 10: DOCS & MAPS

Topography Map



map center: 41° 14' 31.26, -84° 35' 23.19

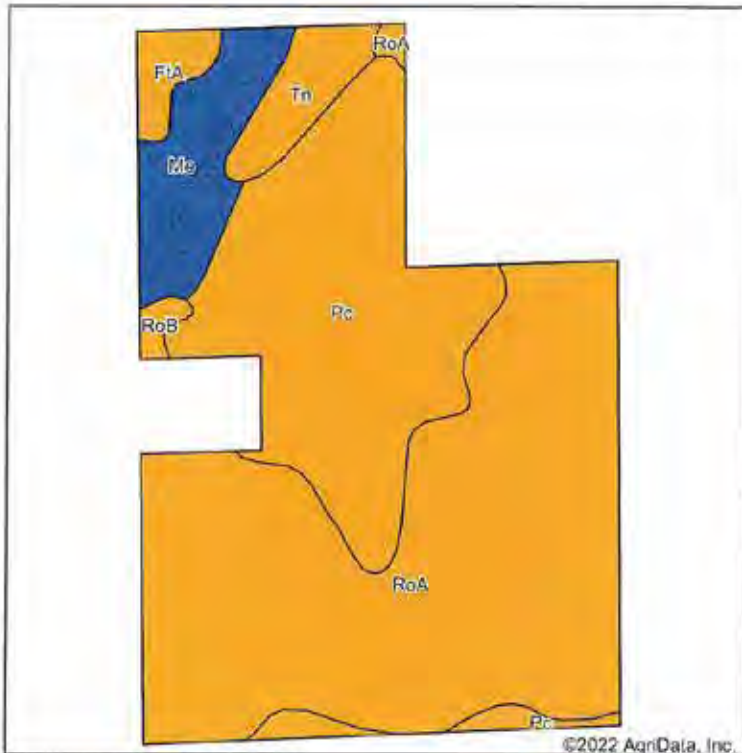


1-3N-2E
Paulding County
Ohio



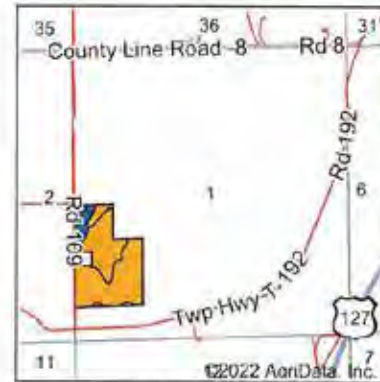
TRACTS 10: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS.

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State: Ohio
 County: Paulding
 Location: 1-3N-2E
 Township: Crane
 Acres: 48.53
 Date: 2/24/2022

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Maps Provided By:

surety
 SUSTAINABLE ONLINE MAPPING INC.
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Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of total	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
RoA	Roselms silty clay loam, 0 to 2 percent slopes	25.28	54.2%		IIIw	90	95	34	35	56	
Pc	Paulding clay, 0 to 1 percent slopes	15.10	31.1%		IIIw	105	72	38	40	60	
Me	Merrill loam	3.65	7.9%		Iw	135	85	48	52	92	
Tn	Toledo silty clay loam	1.91	3.9%		IIIw	120	90	44	48	78	
F1A	Fulton loam, 0 to 2 percent slopes	1.03	2.1%		IIIw	105	75	38	42	67	
RoB	Roselms silty clay loam, 2 to 8 percent slopes	0.35	0.7%		IIIe	80	55	30	30	54	
Weighted Average						2.92	99.7	69.5	36.8	36.5	64

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS

TRACTS 10: DOCS & MAPS

Aerial Map



SCHRADER
Real Estate and Auction Company, Inc.

Map Center: 41° 14' 31.26, -84° 35' 23.19

0ft 380ft 761ft

Maps Provided By
surety
SURTHERED ONLINE MAPPING INC.
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1-3N-2E
Paulding County
Ohio



Field borders provided by Farm Service Agency as of 9/21/2008

TRACTS 10: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 1-3N-2E
 County: Paulding
 Township: Crane
 Date: 2/24/2022

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Maps Provided By:
surety
 CUSTOMIZED ONLINE MAPPING
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0ft 533ft 1066ft

Classification Code	Type	Acres
		Total Acres 0.00

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 10: DOCS & MAPS

Topography Contours



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Maps Provided by
surety
CUSTOMER-ORIENTED ONLINE MAPPROVIDER
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Source: USGS 3 meter dem
Interval(ft): 2.0
Min: 709.4
Max: 717.2
Range: 7.8
Average: 714.9
Standard Deviation: 1.02 ft

0ft 336ft 673ft



2/24/2022

1-3N-2E
Paulding County
Ohio

Map Center: 41° 14' 31.26, -84° 35' 23.19

TRACTS 10: DOCS & MAPS

Aerial Map



SCHRADER
Real Estate and Auction Company, Inc.

Map Center: 41° 14' 31.26, -84° 35' 23.19

0ft 360ft 761ft

Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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1-3N-2E
Paulding County
Ohio



Flood borders provided by Farm Service Agency as of 5/21/2008.

TRACT 11: DOCUMENTS & MAPS

TRACTS 11: DOCS & MAPS



Claudia J. Fickel
County Auditor | Paulding County, Ohio

[HOME](#) [SEARCH](#) [MAP](#) [INFO](#) [TOOLS](#)

Search by Parcel, Owner or Address



16-075-008-00

101 - CASH - GRAIN OR GENERA...

Expires

POTTER LAND COMPANY LLC

SOLD: 5/22/2020 \$0.00

Address

RD 232

EMERALD TWP

Acquisition

\$363,800.00

ACRES: 73.775

Sketches

No Sketches for this Parcel

EagleView

Mini Map

TRACT 11



CLICK TO INTERACT

[LOCATION](#) [VALUATION](#) [LEGAL](#) [NOTES](#) [RESIDENTIAL](#) [AGRICULTURAL](#) [COMMERCIAL](#) [SALES](#) [LAND](#)
[IMPROVEMENTS](#) [TAX](#)



Location

TRACTS 11: DOCS & MAPS

	Delinquency	First Half	Second Half	Year Total
CHARGE	\$0.00	\$525.27	\$525.27	\$1,050.54
ADJUSTMENT		\$0.00	\$0.00	\$0.00
REDUCTION		-\$53.81	-\$53.81	-\$107.62
NON-BUSINESS CREDIT		-\$42.69	-\$42.69	-\$85.38
OWNER OCCUPANCY CREDIT		\$0.00	\$0.00	\$0.00
HOMESTEAD		\$0.00	\$0.00	\$0.00
SALES CREDIT		\$0.00	\$0.00	\$0.00
NET TAX	\$0.00	\$428.77	\$428.77	\$857.54
GAIN RECOUPMENT	\$0.00	\$0.00	\$0.00	\$0.00
SPECIAL ASSESSMENTS	\$0.00	\$0.00	\$0.00	\$0.00
PENALTY / INTEREST	\$0.00	\$0.00	\$0.00	\$0.00
NET OWED	\$0.00	\$428.77	\$428.77	\$857.54
NET PAID	\$0.00	-\$428.77	-\$428.77	-\$857.54
NET DUE	\$0.00	\$0.00	\$0.00	\$0.00

TAX RATE: 45.204000

ESCROW \$0.00

EFFECTIVE TAX RATE: 40.573481

SURPLUS \$0.00

Summary of Yearly Taxes Values

Tax Payments

Payment Date	Cycle	Prior Paid	First Half Paid	Second Half Paid	Surplus Paid	Receipt Number
2/2/2022	1-21	\$0.00	\$428.77	\$428.77	\$0.00	ksl020222-02022022-93-14
2/3/2021	1-20	\$0.00	\$443.27	\$443.27	\$0.00	ksl020321-02032021-135-23
2/5/2020	1-19	\$0.00	\$446.41	\$446.41	\$0.00	ksl020520-02052020-177-7
2/5/2019	1-18	\$0.00	\$710.52	\$710.52	\$0.00	ksl020519-02052019-116-57

Tax Distributions

2021

Tax Unit Name	Amount	Percentage
LOCAL SCHOOL DIST	\$516.22	63.27%
LIBRARY	\$21.68	2.66%
OSU EXTENSION	\$16.26	1.99%
JAIL OPERATING LEVY	\$31.36	3.84%
JVS	\$68.88	8.44%
TOWNSHIP	\$68.14	8.35%
911	\$24.94	3.06%
HEALTH	\$10.10	1.24%
SENIOR CENTER	\$11.62	1.42%
TRICG MENTAL HEALTH	\$24.94	3.06%
COUNTY GENERAL FUND	\$10.30	1.24%
COUNTY BONDS	\$11.62	1.42%
Total	\$815.86	100%

Special Assessments

No Special Assessment Records Found.

TRACTS 11: DOCS & MAPS



TRACTS 11: DOCS & MAPS

Wetlands Map



State: Ohio
 Location: 7-3N-3E
 County: Paulding
 Township: Emerald
 Date: 2/24/2022



Maps Provided By

 CUSTOMER ONLINE MAPPING
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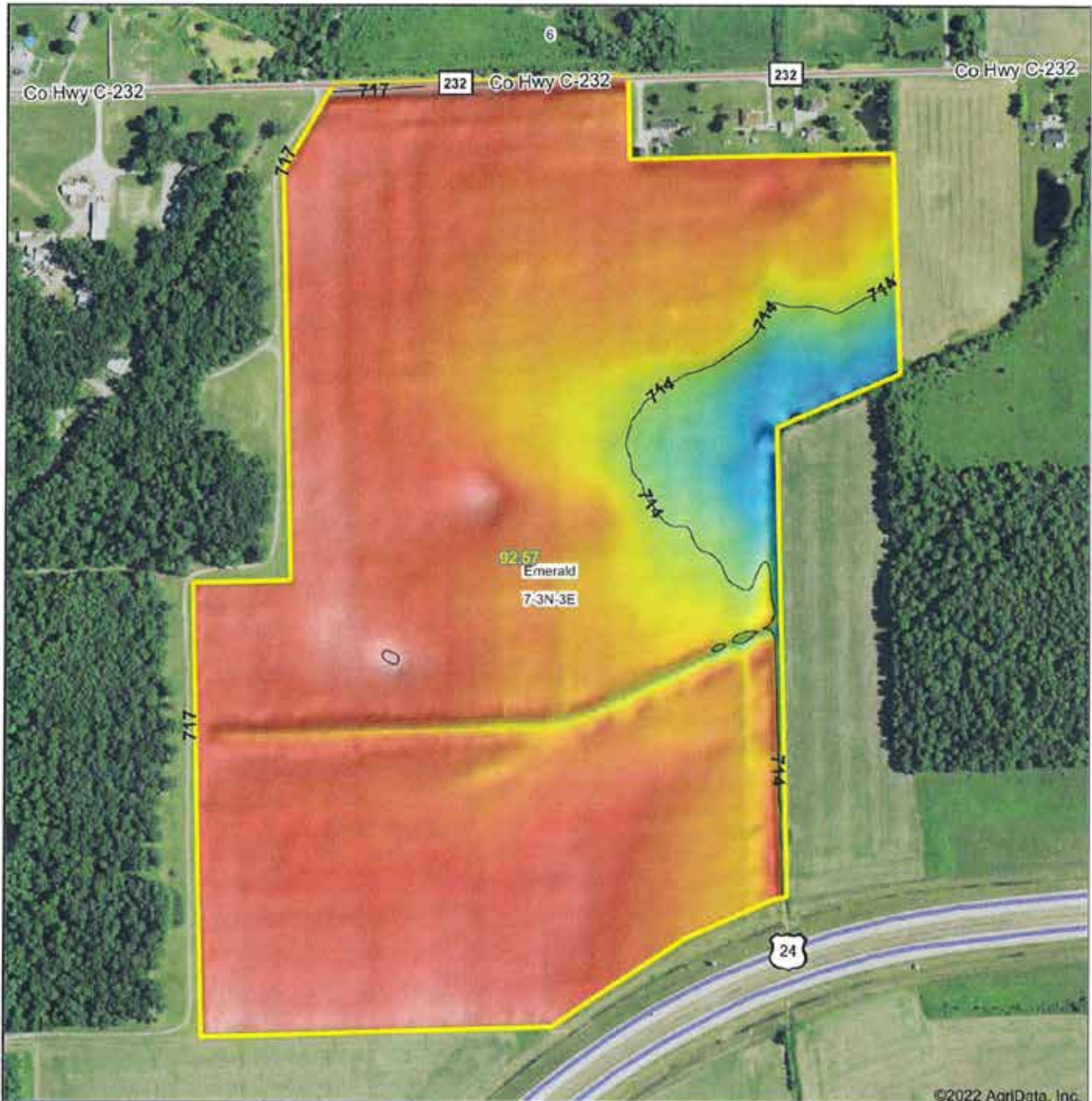


Classification Code	Type	Acres
R4SBC	Riverine	0.66
Total Acres		0.66

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

TRACTS 11: DOCS & MAPS

Topography Hillshade



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Low Elevation High



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Maps Provided by

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CUSTOMER ONLINE MAPPING

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Source: USGS 3 meter dem

Interval(ft): 3

Min: 711.4

Max: 717.6

Range: 6.2

Average: 715.6

Standard Deviation: 0.89 ft

0ft 439ft 878ft



2/24/2022

7-3N-3E
Paulding County
Ohio

map center: 41° 14' 2.41, -84° 34' 0.82

TRACTS 11: DOCS & MAPS

Topography Contours



©2022 AgriData, Inc.



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Source: USGS 3 meter dem

Interval(ft): 3.0

Min: 711.4

Max: 717.6

Range: 6.2

Average: 715.6

Standard Deviation: 0.89 ft



2/24/2022

7-3N-3E
Paulding County
Ohio

Map Center: 41° 14' 2.41, -84° 34' 0.82

TRACTS 11: DOCS & MAPS

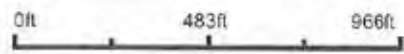
Topography Map



©2022 AgriData, Inc.



map center: 41° 14' 2.41, -84° 34' 0.82



7-3N-3E
Paulding County
Ohio

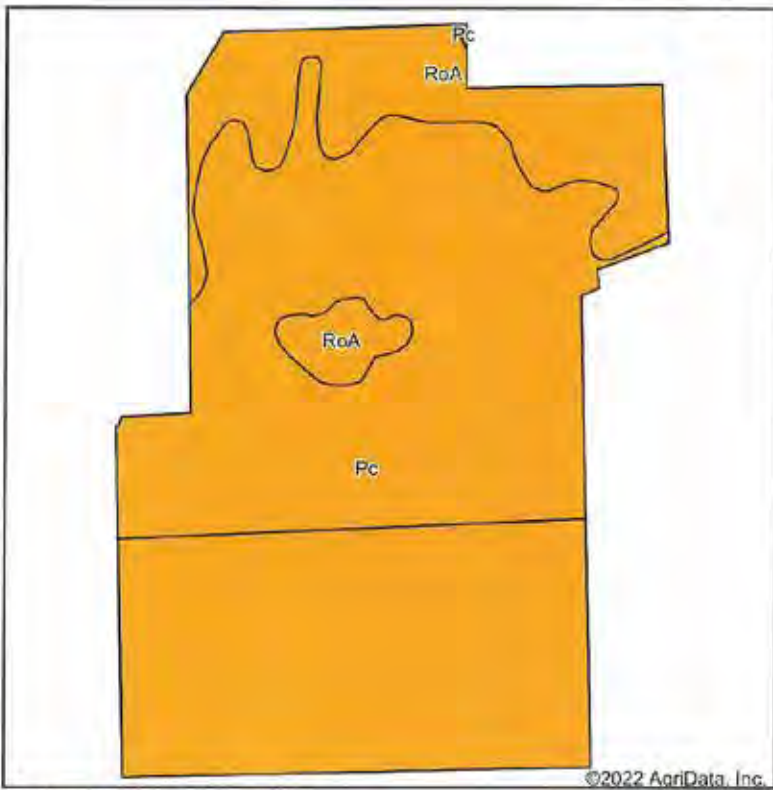


2/24/2022



TRACTS 11: DOCS & MAPS

Soils Map



State: Ohio
 County: Paulding
 Location: 7-3N-3E
 Township: Emerald
 Acres: 95.66
 Date: 2/24/2022



Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI	
Pc	Paulding clay, 0 to 1 percent slopes	78.86	82.4%		IIIw	105	72	38	40	69	
RoA	Rosbms silt clay loam, 0 to 2 percent slopes	16.80	17.6%		IIIw	90	65	34	35	59	
Weighted Average						3.00	102.4	70.8	37.3	39.1	66.7

*eFotg PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 11: DOCS & MAPS

Soils Map



Soils data provided by USDA and NRCS



State: Ohio
 County: Paulding
 Location: 7-3N-3E
 Township: Emerald
 Acres: 92.57
 Date: 2/24/2022



Area Symbol: OH125, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Non-Irr Class	Corn Bu	Oats Bu	Soybeans Bu	Winter wheat Bu	*eFOTG PI
Pc	Paulding clay, 0 to 1 percent slopes	75.10	81.1%		Illw	105	72	38	40	69
RoA	Roseboms silty clay loam, 0 to 2 percent slopes	17.47	18.9%		Illw	90	65	34	35	56
Weighted Average						3.00	102.2	70.7	37.2	39.1

*eFOTG PI: Obtained from the NRCS eFOTG (<http://efotg.sc.egov.usda.gov>)
 Soils data provided by USDA and NRCS.

TRACTS 11: DOCS & MAPS

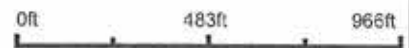
Aerial Map



©2022 AgriData, Inc.



Map Center: 41° 14' 2.41, -84° 34' 0.82



7-3N-3E
Paulding County
Ohio



2/24/2022



Field borders provided by Farm Service Agency as of 5/23/2008

TRACTS 11: DOCS & MAPS

Aerial Map



Map Center: 41° 14' 2.41, -84° 34' 0.82

0ft 483ft 966ft



7-3N-3E
Paulding County
Ohio



2/24/2022

Field borders provided by Farm Service Agency as of 5/21/2008.

PHOTOS

PHOTOS

TRACTS 1 & 2



TRACT 3



PHOTOS

TRACT 3



TRACT 4



PHOTOS

TRACTS 5 & 6



TRACT 6



PHOTOS

TRACT 7



TRACT 8



PHOTOS

TRACT 9



TRACT 10



PHOTOS

TRACT 11



TRACT 11





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260-244-7606 or 800-451-2709

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