

77.5 ± Acres

Blanchard Twp. Hardin County

\$5,200/ Acre



Total Acres:	77.5
Tillable Acres:	28.5
Wooded Acres:	40.6
Grasslands:	7
Soil Types:	Latty, Blount, Pewamo, Fulton, and Del Rey
Annual Taxes:	\$2,272.01
Parcel Number:	011900240000

77 acres of land, situated in northern Hardin County. Great potential for a recreational tract of land. Has natural water with creek and evidence of wildlife, deer, and turkey. Only 20 minutes south of Findlay and 10 minutes north of Kenton, OH. Great recreational piece with income potential.



Devin Dye

419-303-5891
devindye@gmail.com

Dye Real Estate & Land Company
3021 Harding Hwy. Suite E
Lima, OH 45804
www.dyerealestate.com



77.5 ± Acres

Blanchard Twp. Hardin County

Aerial Map




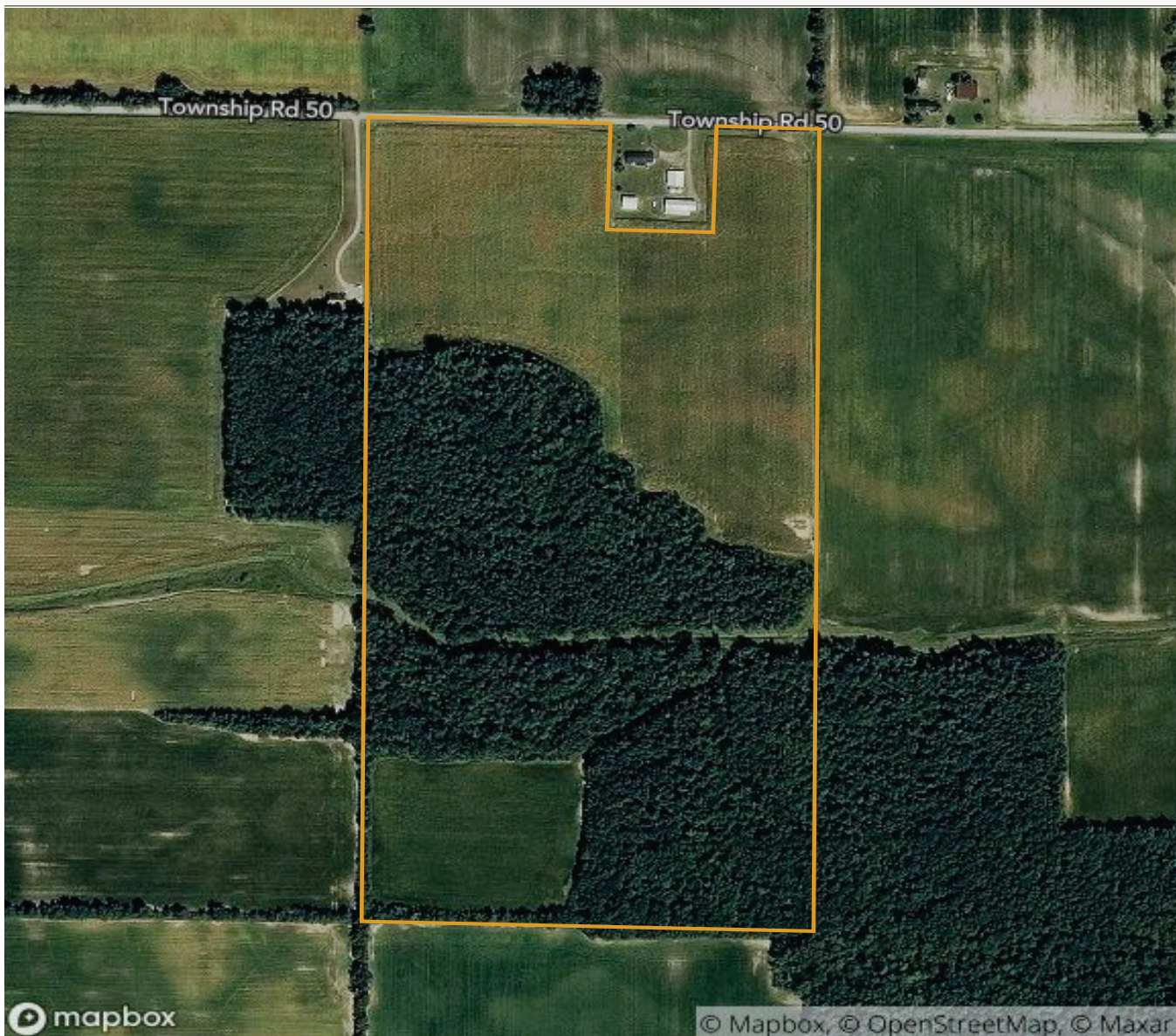
Fields | Ownership February 20, 2020

1 field, 78 acres in Hardin County, OH

TOWNSHIP/SECTION 3S 11E - 29

Hardin County, OH

FIELD	ACRES	LOCATION	OWNER (LAST UPDATED)	OWNER ADDRESS
	77.96	3S 11E - 29 APN: 011900240000	N/A (07/31/2019)	N/A



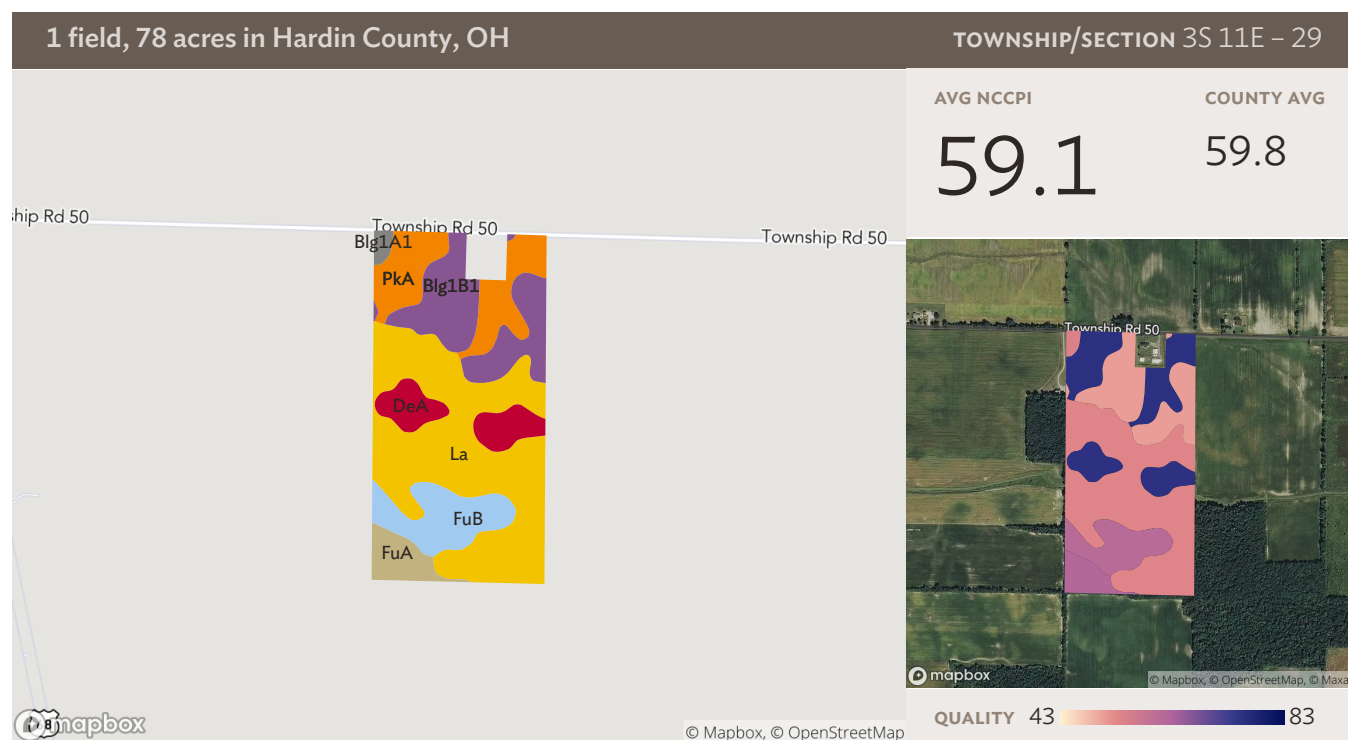
77.5 ± Acres

Blanchard Twp. Hardin County

Soil Map



Fields | Soil Survey February 20, 2020



Source: NRCS Soil Survey

All fields

78 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	PERCENTAGE OF FIELD	SOIL CLASS	NCCPI
La	Latty silty clay loam	34.49	44.2%	3	53.5
Blg1B1	Blount silt loam, ground moraine, 2 to 4 percent slopes	13.43	17.2%	2	50.8
PkA	Pewamo silty clay loam, 0 to 1 percent slopes	11.39	14.6%	2	75.6
FuB	Fulton silt loam, 2 to 6 percent slopes	8.31	10.7%	3	60.9
DeA	Del Rey silt loam, 0 to 3 percent slopes	6.13	7.9%	2	75.3
FuA	Fulton silt loam, 0 to 2 percent slopes	3.32	4.3%	3	61.6
Blg1A1	Blount silt loam, ground moraine, 0 to 2 percent slopes	0.89	1.1%	2	54.3
77.96					59.1



Plat Map

Copyright © 2013 Mapping Solutions

SEE PAGE 11

HANCOCK COUNTY

DUNKIRK

BRIDGEPORT

SEE PAGE 15