

BLANCHARD TWP  
RIVERDALE SD

00020

Hardin County, Ohio  
Michael T. Bacon, Auditor

02-010008.0000  
A08

AGR  
2025

sale

Eff Rate:- 37.34 — 32.22 — 32.62 — 32.56 — a/r

2022 FORESTVIEW FARMS LAND	2017-07-13
2023 FORESTVIEW FARMS LAND	2017-07-13
2024 FORESTVIEW FARMS LAND	2017-07-13
2025 FORESTVIEW FARMS LAND L	2017-07-13 PT E2 SE4 S3 61.34A
CR20	23
	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	61.3400	61.3400	61.3400	61.3400	
Land100%	328970	359400	359400	359400	359400
Bldg100%					0
Totl100%	328970t	359400t	359400t	359400t	359400t
Cauv100%	85710	166740	166740	166740	166730
Tax Value:					
Land 35%	30000	58360	58360	58360	125790
Bldg 35%					0
Totl 35%	30000t	58360t	58360t	58360t	125790t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1014.46	1701.94	1725.10	1722.06	
Cauv Sav	2879.02	1966.46	1993.26	1989.70	
Sp-Asmnt	252.90	256.90	337.20	337.20	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
309	23	2017-07-13	FORESTVIEW FARMS LAND LLC	23 *	0	235800	0
91	1	1994-02-04	MESSMER JOHN M & SANDRA	1WD *	16000	0	54710
1029	1	1988-12-16		1WD	130000	62600	0

Year	Land	Bldg	Total	Net Tax
2021	30000	0	30000	1108.34
2020	30000	0	30000	1111.06

p r o j e c t		ben acres	/ %	factor
169	KEIPER JOINT - BLANCHARD			XA/2025
497	KEIPER JT DITCH - HANCOCK CO			XA/2015
921	BLANCHARD RIVER MAINT			XA/2023

CR 20

PUB PAVED ST/RD

Neighborhood:  
Code: 100  
Dwl/Gar/NC% 1.2500

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	38.0943	6030	229710	2660	101330
C 52	PKA PEWAMO SICL 0-1% SL	16.9950	6490	110300	3560	60500
W 1	BOA BLOUNT SILT LOAM 0-	3.2157	3610	11610	770	2480
W 52	PKA PEWAMO SICL 0-1% SL	1.4496	5370	7780	1670	2420
980	ROAD ROAD	1.5854				

61.34 359400 (100%) 166730 CAUV # 4128  
125790 ( 35%) 58360

Call Back:

Sign: PSN Date: 2015-10-14 Lister:

02-010008.0000-v082020R