

BLANCHARD TWP  
RIVERDALE SD

00020

Hardin County, Ohio  
Michael T. Bacon, Auditor

02-010020.0000  
A13

AGR  
2025

sale

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

2022	HOSTUTLER WILLIAM M J	2020-02-07
2023	HOSTUTLER WILLIAM M J	2020-02-07
2024	HOSTUTLER WILLIAM M J	2020-02-07
2025	HOSTUTLER WILLIAM M JR	2020-02-07 PT NE4 S3 35.51A
	0409 CR 175	1SD
	FOREST OH 45843	\$385,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	111	111	111	111	111	111
Acres	35.5100	35.5100	35.5100	35.5100	35.5100	161550
Land100%	146600	161540	161540	161540	161540	204940
Bldg100%	173630	204940	204940	204940	204940	366490t
Totl100%	320230t	366490t	366490t	366490t	264200t	59250
Cauv100%	30000	59260	59260	59260		

Orig Tax Year 1999  
Parent: 02-010009.0000

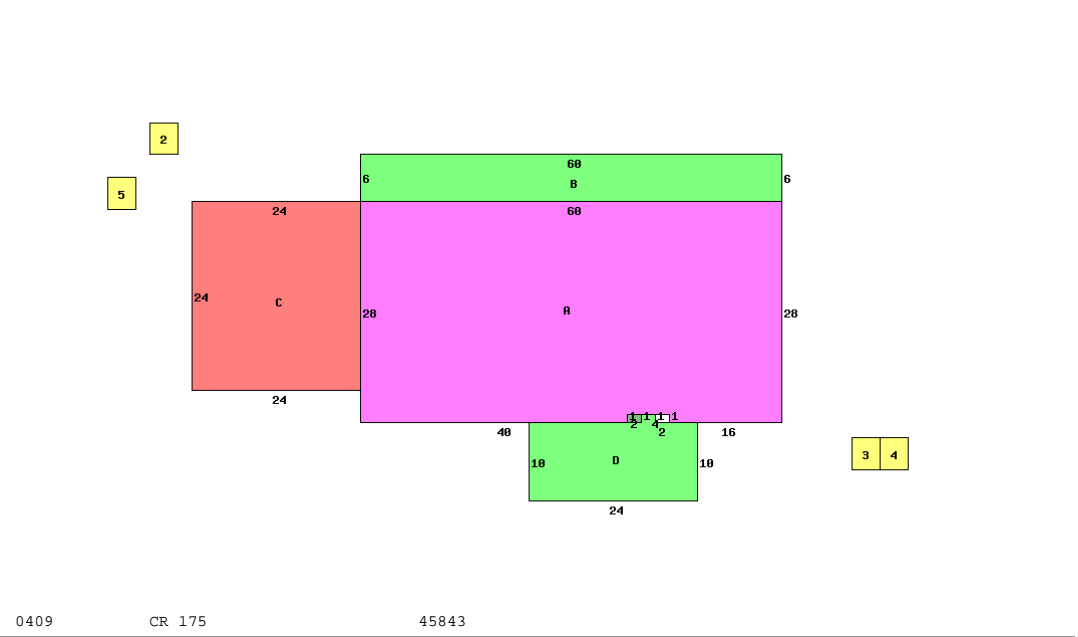
Tax Value:	10500	20740	20740	20740	20740	56540
Land 35%	60770	71730	71730	71730	71730	71730
Bldg 35%	71270t	92470t	92470t	92470t	92470t	128270t
Totl 35%	62660	73580	73580	72650	72650	
Hmstd35%	55.18	56.30	56.26	55.44	55.44	hmstd 5250 1 67400 b
Owner Oc						
Hmstd RB	2354.84	2640.38	2677.16	2673.14	2673.14	
Net Tax	1379.98	1044.04	1058.24	1056.38		
Cauv Sav	94.54	98.54	120.04	120.04		
Sp-Asmnt						

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		1676			
	OFF	P		360	10800	b	PORCH
1	F	A		576		c	ADDIN
	PAT	P		244	730	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
49	1	2020-02-07	HOSTUTLER WILLIAM M JR &	1SD	385000	146000	149800
380	1	1998-07-07	FRYSINGER DARYL L & JODI	1WD	63750	0	0

Year	Land	Bldg	Total	Net Tax
2021	10500	60770	71270	2572.42
2020	10500	60770	71270	2263.22

Project	ben acres	%	factor
169 KEIPER JOINT - BLANCHARD			XA/2025
497 KEIPER JT DITCH - HANCOCK CO			XA/2015
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023



0409 CR 175 45843

Occupancy 1 Single Family		*DWELLING COMPUTATIONS
Story Height 1		Sq-Ft Value
Floor Level	Main	FRAME 2252 150190
	Basement	1676 31010
	Subtotal	181200
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	D	Air Conditioning 3940
Unfinished Wall	X	Plumbing 2100
Floor/Carpet	X	Extra Features 11530
Floor/Concrete	X	Total Value 198770
Number of Rooms	1 6	
Bedrooms	3	PUB ELECTRIC
Central Heat	A	PRIV WATER
FORCED AIR		PRIV SEWER
Central A/C	A	PUB PAVED ST/RD
Plumbing		Neighborhood:
Standard	1	Code: 100
Extra 3 Fixture	1	Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	2252	2252		C-	1998AV	178890	.22		174420
2 Pole Build	F	30X60	1800		C	1999AV	21600	.55		9720
3 POND	*1.32AC		0			OLD/	0			0
4 P	OFF	14X14	196		C	2000AV	5880	.55		2650
5 Garage		24X36	864		C	2014AV	20740	.30		18150
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-	3.4622	6030	20880		2660				9210
C 52	PKA PEWAMO SICL 0-1% SL	3.1637	6490	20530		3560				11260
W 1	BOA BLOUNT SILT LOAM 0-	25.2929	3610	91310		770				19480
W 52	PKA PEWAMO SICL 0-1% SL	2.5748	5370	13830		1670				4300
670	HSITE HOMESITE	1.0000	15000	15000		15000				15000
980	ROAD ROAD	.0164								
		35.51		161550	(100%)	59250				CAUV # 2912
				56540	( 35%)	20740				