

BLANCHARD TWP
RIVERDALE SD

00020

Hardin County, Ohio
Michael T. Bacon, Auditor

02-080008.0000
H07

AGR
2025

sale

2022 VAN SCHOIK JOYCE
2023 VAN SCHOIK JOYCE
2024 VAN SCHOIK JOYCE
2025 VAN SCHOIK TIM E ETAL
CR 175

2017-06-02
2017-06-02
2017-06-02
2024-09-05 PT S 1/2 S10 48.15A
4AF
\$0

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

Tax Year 2022 2023 2024 2025
Prop Cls 110 110 110 110
Acres 48.1500 48.1500 48.1500 48.1500
Land100% 253510 277000 277000 277000
Bldg100% 0
Totl100% 253510t 277000t 277000t 277000t
Cauv100% 62430 123910 123910 123910

Tax Value:
Land 35% 21850 43370 43370 43370
Bldg 35% 0
Totl 35% 21850t 43370t 43370t 43370t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 738.86 1264.80 1282.02 1279.74
Cauv Sav 2261.58 1562.54 1583.82 1581.02
Sp-Asmnt 32.79 76.98 77.21 85.79

CAMA
110
276990
276990t
123920

2026 FULKS GARY L & DEBRA
CR 175

2025-03-13
1SD

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
98	1	2025-03-13	FULKS GARY L & DEBRA A	1SD	577800	277000	0
403	4	2024-09-05	VAN SCHOIK TIM E ETAL	4AF *	0	277000	0
253	5	2017-06-02	VAN SCHOIK JOYCE	5AF *	0	182110	0
231	5	2011-06-13	VAN SCHOIK HAR	5SD *	0	148840	0
Year	Land	Bldg	Total	Net Tax			
2021	21850	0	21850	807.26			
2020	21850	0	21850	809.24			

p r o j e c t			ben acres / % factor				
130	HIGGINS - BLANCHARD	XA/2025					
169	KEIPER JOINT - BLANCHARD	XA/2025					
921	BLANCHARD RIVER MAINT	XA/2023					
497	KEIPER JT DITCH - HANCOCK CO	XA/2015					
235	KELLOGG #983 - BLANCHARD	XA/2025					

CR 175

PUB PAVED ST/RD
Topo: ROLLING

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-	32.7943	6030	197750	2660	87230
C 39	PM	PEWAMO SILTY CLAY L	7.7585	6490	50350	3560	27620
C 52	PKA	PEWAMO SICL 0-1% SL	1.0559	6490	6850	3560	3760
W 1	BOA	BLOUNT SILT LOAM 0-	4.4270	3610	15980	770	3410
W 39	PM	PEWAMO SILTY CLAY L	.7288	5370	3910	1670	1220
W 52	PKA	PEWAMO SICL 0-1% SL	.3814	5370	2050	1670	640
C 51	WSTL	WASTE LAND	.8390	120	100	50	40
980	ROAD	ROAD	.1651				

48.15 276990 (100%) 123920 CAUV # 4698
96950 (35%) 43370

Call Back: Sign: PSN Date: 2015-10-20 Lister: 02-080008.0000-v082020R