

GOSHEN TWP
RIVERDALE SD

00140

Hardin County, Ohio
Michael T. Bacon, Auditor

15-040001.0000
A45

AGR
2025

sale		Eff Rate:- 40.56 — 35.00 — 37.38 — 37.32 — a/r	
2022 COURTAD RAY EUGENE & 2023 COURTAD RAY EUGENE & 2024 COURTAD RAY EUGENE ET 2025 COURTAD RAY EUGENE ETAL CR 205	2019-04-11 2019-04-11 2023-09-11 2024-11-18 N 1/2 NW 1/4 S8 77.45A 3AF \$0	Tax Year 2022 2023 2024 2025 Prop Cls 110 110 110 199 Acres 77.4500 77.4500 77.4500 77.4500 Land100% 432800 472830 472830 472830 Bldg100% 1400 1400 1400 1410 Totl100% 432800t 472830t 474230t 474230t Cauv100% 125400 234030 234030 234030	CAMA 199 472840 1410 474250t 234040
2026 COURTAD NATHAN L & RAY CR 205	2025-10-06 3WD	Tax Value: Land 35% 43890 81910 81910 81910 Bldg 35% 490 490 490 490 Totl 35% 43890t 81910t 82400t 82400t Hmstd35% Owner 0c Hmstd RB Net Tax 1623.78 2609.88 2821.88 2816.92 Cauv Sav 3980.54 2663.08 2862.30 2857.24 Sp-Asmnt 129.62 133.62 129.62 129.62	165490 490 165990t

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
440	3	2025-10-06	COURTAD NATHAN L & RAY E	3WD *	0	472830	1400
501	3	2024-11-18	COURTAD RAY EUGENE ETAL	3AF *	0	472830	0
379	3	2023-09-11	COURTAD RAY EUGENE ETAL T	3AF *	0	432800	0
5	3	2023-01-05	COURTAD DONALD PAUL ETAL	3WD *	0	432800	0
135	3	2019-04-11	COURTAD RAY EUGENE & DONA	30C *	0	432800	940
507	3	2018-12-21	COURTAD RAY EUGENE & DONA	3WD *	0	432800	940
	3	2002-01-25	COURTAD RAY EUGENE & DON	3WD *	0	164200	940
1214	3	1995-12-08	COURTAD M RAY & EVELYN P	1WD	128700	75310	1510
1213	3	1995-12-08	SHERMAN SHIRLEY ETAL	3CT *	0	75310	1510

Year	Land	Bldg	Total	Net Tax
2021	43890	330	44220	1774.64
2020	43890	330	44220	1779.12

p r o j e c t		ben acres / % factor	
240 FEWELL - TYMOCHTEE CREEK	XA/2025		

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PUB PAVED ST/RD		CR 205	
Neighborhood: Code: Dwl/Gar/NC%		1400 1.2400	
1 Flat Barn		SHB+Cons DixHt FtxFt 32X46 Area 1472 Unit Rate Grade D Blt/Renov Cond 1900AV Replace Value 14130 Phy Dpr .80 Fnc Dpr .50 True Value 1410	
Tab # S O I L		Acres Mkt/Ac Market Au/Ac Cauv	
C 1 BOA BLOUNT SILTY LOAM 0-		37.8774 6030 228400 2660 100750	
C 39 PM PEWAMO SILTY CLAY L		37.2255 6490 241590 3560 132520	
C 51 WSTL WASTE LAND		1.0000 120 50 50	
W 1 BOA BLOUNT SILTY LOAM 0-		.3623 3610 1310 770 280	
W 39 PM PEWAMO SILTY CLAY L		.2640 5370 1420 1670 440	
980 ROAD ROAD		.7208	
77.45		472840 (100%) 234040 CAUV # 4650	
165490 (35%) 81910			
Call Back:		Sign: PSN Date: 2015-04-30 Lister:	
		15-040001.0000-v082020R	