

JACKSON TWP  
RIVERDALE SD

00190

Hardin County, Ohio  
Michael T. Bacon, Auditor

20-030010.0000  
F44

RES  
2024

sale

Eff Rate:- 41.83 — 38.35 — 33.09 — 33.46 — a/r

|                 |                        |            |
|-----------------|------------------------|------------|
| 2021            | CROOKS KARISSA TANILL  | 2007-01-09 |
| 2022            | CROOKS KARISSA TANILL  | 2007-01-09 |
| 2023            | CROOKS KARISSA TANILL  | 2007-01-09 |
| 2024            | CROOKS KARISSA TANILLE | 2007-01-09 |
| 1492            | CR 175                 | 1SD        |
| FOREST OH 45843 |                        | \$103,774  |

|          |        |        |         |         |         |
|----------|--------|--------|---------|---------|---------|
| Tax Year | 2021   | 2022   | 2023    | 2024    | CAMA    |
| Prop Cls | 511    | 511    | 511     | 511     | 511     |
| Acres    | 4.2900 | 4.2900 | 4.2900  | 4.2900  |         |
| Land100% | 21260  | 21260  | 29460   | 29460   | 29450   |
| Bldg100% | 57510  | 57510  | 153630  | 153630  | 153620  |
| Totl100% | 78770t | 78770t | 183090t | 183090t | 183070t |
| Cauv100% |        |        |         |         |         |

|                 |                  |            |
|-----------------|------------------|------------|
| 2026            | SHADY NICHOLAS P | 2025-01-28 |
| 1492            | CR 175           | 1WD        |
| FOREST OH 45843 |                  |            |

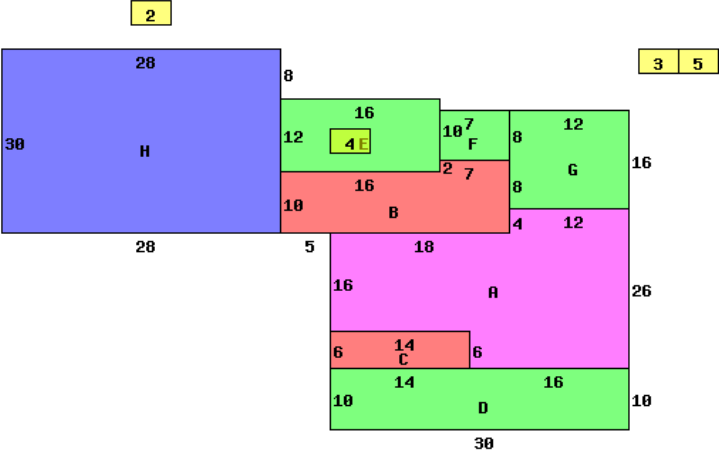
|            |         |        |         |         |        |
|------------|---------|--------|---------|---------|--------|
| Tax Value: |         |        |         |         |        |
| Land 35%   | 7440    | 7440   | 10310   | 10310   | 10310  |
| Bldg 35%   | 20130   | 20130  | 53770   | 53770   | 53770  |
| Totl 35%   | 27570t  | 27570t | 64080t  | 64080t  | 64070t |
| Hmstd35%   | 23850   | 23850  | 57990   | 57990   |        |
| Owner Oc   | 21.70   | 19.62  | 42.16   | 42.10   |        |
| Hmstd RB   |         |        |         |         |        |
| Net Tax    | 1031.28 | 946.90 | 1891.80 | 1916.18 |        |
| Sp-Asmnt   | 21.00   | 21.00  | 27.52   | 23.52   |        |

|                       |                                                        |                                              |      |                                                             |                                      |                                      |                                                                      |
|-----------------------|--------------------------------------------------------|----------------------------------------------|------|-------------------------------------------------------------|--------------------------------------|--------------------------------------|----------------------------------------------------------------------|
| SHB+<br>1HB<br>1<br>1 | CONS<br>F<br>F/C<br>F/C<br>OPP<br>PAT<br>DK<br>DK<br>F | TYPE<br>M<br>A<br>A<br>P<br>P<br>P<br>P<br>G | FACT | SQ-FT<br>624<br>244<br>84<br>300<br>192<br>56<br>192<br>840 | VALUE<br>9000<br>580<br>840<br>20160 | a<br>b<br>c<br>d<br>e<br>f<br>g<br>h | *MAIN<br>ADDTN<br>ADDTN<br>PORCH<br>PORCH<br>PORCH<br>PORCH<br>GRAGE |
|-----------------------|--------------------------------------------------------|----------------------------------------------|------|-------------------------------------------------------------|--------------------------------------|--------------------------------------|----------------------------------------------------------------------|

|       |    |            |                          |               |        |         |         |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date  | To                       | Type/Invalid? | Sale\$ | co:land | co:bldg |
| 38    | 1  | 2025-01-28 | SHADY NICHOLAS P         | 1WD           | 300000 | 29460   | 153630  |
| 9     | 1  | 2007-01-09 | CROOKS KARISSA TANILLE & | 1SD           | 103774 | 18570   | 39540   |
| 642   | 1  | 2005-09-22 | SHEETS WILLIAM           | 1SD           | 70000  | 17110   | 35340   |
| 698   | 3  | 1988-08-26 |                          | 3WD           | 19500  | 0       | 24940   |

|      |      |       |       |         |
|------|------|-------|-------|---------|
| Year | Land | Bldg  | Total | Net Tax |
| 2020 | 7440 | 20130 | 27570 | 1033.70 |
| 2019 | 7230 | 17580 | 24810 | 909.68  |

|               |                        |           |  |     |        |
|---------------|------------------------|-----------|--|-----|--------|
| p r o j e c t |                        | ben acres |  | / % | factor |
| 130           | HIGGINS - BLACHARD     | XA/2024   |  |     |        |
| 921           | BLANCHARD RIVER MAINT  | XA/2023   |  |     |        |
| 500           | HARDIN COUNTY LANDFILL | XA/2024   |  |     |        |



1492 CR 175 45843

|                           |            |                        |           |
|---------------------------|------------|------------------------|-----------|
| Occupancy 1 Single Family |            | *DWELLING COMPUTATIONS |           |
| Story Height              | 1H         | Sq-Ft                  | Value     |
| Floor Level               |            |                        |           |
|                           | Main       | FRAME                  | 952 99940 |
|                           | Part Upper | FRAME                  | 624 30930 |
|                           | Basement   |                        | 312 6070  |
|                           | Subtotal   |                        | 136940    |
| Metal                     | Roof       | GABLE                  |           |
|                           | B 1 2 U A  |                        |           |
| Plaster/Drywall           | X X        | Garages and Carports   | 20160     |
| Unfinished Wall           | X          | Extra Features         | 13300     |
| Floor/Pine                | X X        | Total Value            | 170400    |
| Floor/Carpet              | X          |                        |           |
| Number of Rooms           | 1 5 2      | PUB ELECTRIC           |           |
| Bedrooms                  | 2          | PRIV WATER             |           |
|                           |            | PRIV SEWER             |           |
|                           |            | PUB PAVED ST/RD        |           |
| Central Heat              | A          |                        |           |
| FORCED AIR                |            |                        |           |
| Plumbing                  |            | Neighborhood:          |           |
| Standard                  | 1          | Code:                  | 2000      |
|                           |            | Dwl/Gar/NC%            | 1.2500    |

|               |          |           |       |           |        |           |          |         |         |         |            |
|---------------|----------|-----------|-------|-----------|--------|-----------|----------|---------|---------|---------|------------|
| Bldg Type     | SHB+Cons | DixHt     | Area  | Unit Rate | Grade  | Blt/Renov | Cond     | Replace | Phy Dpr | Fnc Dpr | True Value |
| 1 DWELLING    | 1HB F    | 1576      |       |           | C      | OLD/VG    |          | 170400  | .30     |         | 149100     |
| 2 Flat Barn   |          | 34X90     | 3060  |           | D      | OLD/FR    |          | 29380   | .80     | .50     | 2940       |
| 3 P           | DK       | 12X16     | 192   |           | C      | 2007AV    |          | 2880    | .45     |         | 1580       |
| 4 HOTTUB      | *PP      |           | 0     |           |        | OLD/      |          | 0       |         |         | 0          |
| 5 POND        | *.25A    |           | 0     |           |        | 2007      |          | 0       |         |         | 0          |
|               | acres/   | effective | depth | depth     | actual | effective | extended | true    |         |         |            |
|               | frontage | frontage  | depth | factor    | rate   | rate      | value    | value   |         |         |            |
| homesite      | 1.0000   |           |       |           | 15000  | 15000     | 15000    | 15000   |         |         |            |
| small acreage | 2.8900   |           |       |           | 5000   | 5000      | 14450    | 14450   |         |         |            |
| road          | .4000    |           |       |           |        |           |          |         |         |         |            |