JACKSON TWP
RIVERDALE SD 00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-040002.0000 RES
F04 2025

sale

2022	HOLLAND CHARITY ANNE	2016-10-07
2023	HOLLAND CHARITY ANNE	2016-10-07
2024	HOLLAND CHARITY ANNE	2016-10-07
2025	HOLLAND CHARITY ANNE ET	2016-10-07 PT SE 1/4 S12 3.00A
	1699 TR 195	1WD
		$0
	FOREST OH 45843	

2027	HOLLAND CHARITY ANNE &	2026-02-24
	1699 TR 195	1AF
	FOREST OH 45843	

Eff Rate: – 38.35 — 33.09 — 33.46 — 33.41 — a/r

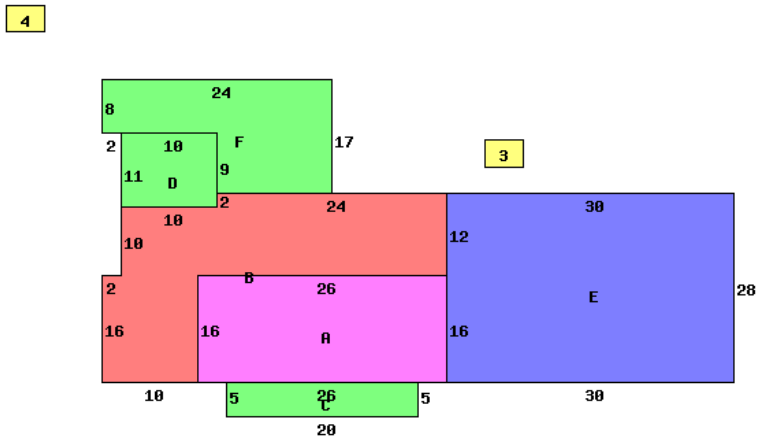
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	25000	25000	25000	25000
Bldg100%	66230	100490	100490	100490	100490
Totl100%	84830t	125490t	125490t	125490t	125490t
Cauv100%					
Tax Value:					
Land 35%	6510	8750	8750	8750	8750
Bldg 35%	23180	35170	35170	35170	35170
Totl 35%	29690t	43920t	43920t	43920t	43920t
Hmstd35%	27590	36490	36490	36490	
Owner Oc	22.70	26.52	26.50	26.44	hmstd 5250 l 31240 b
Hmstd RB					
Net Tax	1018.14	1299.00	1315.70	1313.68	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		416		a	*MAIN
1	F/C	A		548		b	ADDTN
	OFP	P		100	3000	c	PORCH
	EFP	P		110	4400	d	PORCH
	F2	G		840	20160	e	GRAGE
	DK	P		300	4500	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
98	1	2026-02-24	HOLLAND CHARITY ANNE &	1AF	*	0	25000	100490
416	1	2016-10-07	HOLLAND CHARITY ANNE ETAL	1WD	*	0	16510	60770
846	1	1993-09-17	BASH ROBERT SAMUEL & KAR	1WD		56000	0	38630
392	0	1988-05-31			*	50000	0	33600

Year	Land	Bldg	Total	Net Tax
2021	6510	23180	29690	1108.84
2020	6510	23180	29690	1111.44

p r o j e c t		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			



1699 TR 195 45843

Occupancy 1 Single Family

Story Height 1H
Floor Level

			Sq-Ft	Value
	Main	FRAME	964	101200
	Part Upper	FRAME	416	22960
	Subtotal			124160
Metal	Roof	GABLE		

*DWELLING COMPUTATIONS

	B 1	2 U A
Plaster/Drywall	X	X
Panelled Wall	X	X
Floor/Carpet	X	X
Number of Rooms	4	2
Bedrooms	1	2
Central Heat	A	
GEOTHERMAL		
Central A/C	A	
Plumbing		
Standard	1	

Air Conditioning	2460
Garages and Carports	20160
Extra Features	11900
Total Value	158680

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 2000
Dwl/Gar/NC% 1.2500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1H F/C		1380		C	1932AV	158680	.55		89260
2	Shed	*NV		0			OLD/	0			0
3	POND	*.23A		0			OLD/	0			0
4	Pole Build		30X48	1440		C	2011AV	17280	.35		11230

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	2.0000				5000	5000	10000	10000

Call Back: Sign: PSN Date: 2015-11-10 Lister: 20-040002.0000-v082020R