

JACKSON TWP
RIVERDALE SD

00190

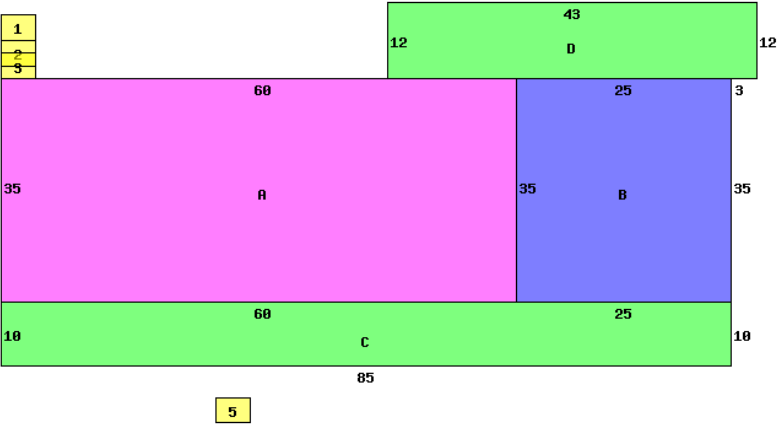
Hardin County, Ohio
Michael T. Bacon, Auditor

20-060042.0000
G13.01

RES
2025

2022 THAMES ED & PEGGY		2020-03-26	Tax Year				2022	2023	2024	2025	CAMA
2023 THAMES ED & PEGGY		2020-03-26	Prop Cls				599	511	511	511	511
2024 THAMES ED & PEGGY		2020-03-26	Acres				6.8440	6.8440	6.8440	6.8440	
2025 THAMES ED & PEGGY		2020-03-26 PT NW4 SE4 S14 6.844A	Land100%				24710	35200	35200	35200	35190
16606 SR 81		1SD	Bldg100%				30430	328770	328770	328770	328780
FOREST OH 45843		\$55,000	Totl100%				55140t	363970t	363970t	363970t	363970t
			Cauv100%								
			Tax Value:								
		Orig Tax Year 2021	Land 35%				8650	12320	12320	12320	12320
		Parent: 20-060030.0000	Bldg 35%				10650	115070	115070	115070	115070
			Totl 35%				19300t	127390t	127390t	127390t	127390t
			Hmstd35%					110800	110800	108370	
2026 THAMES EDDIE F & PEGGY		2025-01-06	Owner Oc					80.54	80.44	78.52	hmstd 5250 l 103120 b
16606 SR 81		3QC	Hmstd RB					270.10	292.34	302.34	
FOREST OH 45843			Net Tax				676.60	3494.00	3520.24	3506.18	
			Sp-Asmnt					4.00			

SHB+ 1 B	CONS M M OFF PAT	TYPE M G P	FACT	SQ-FT 2100 875 850 516	VALUE 24500 25500 1550	a b c d	*MAIN GRAGE PORCH PORCH			
Sale# 11 131	#p 3 1	sale date 2025-01-06 2020-03-26	To THAMES THAMES	EDDIE F & PEGGY ED & PEGGY	Type/Invalid? CO 3QC 1SD	*	Sale\$ 0 55000	co:land 35200 0	co:bldg 328770 0	
Year 2021 2020	Land 4650 1230	Bldg 0 0	Total 4650 1230	Net Tax 1071.38 47.10						
p r o j e c t								ben acres	/ %	factor
921 BLANCHARD RIVER MAINT								XA/2023		



Occupancy 1 Single Family				*DWELLING COMPUTATIONS				DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True	
Story Height	1			Sq-Ft	Value	1	Bldg Type	SHB+Cons	FtxFt	Area	Grade	Cond	Value	Dpr	Value
Floor Level		Main	FRAME	2100	143030	2	Pole Build		42X60	2520	C	2021AV	30240	.10	27220
		Basement		2100	38700	3	P	CAN	8X60	480	C	2021AV	3840	.10	3460
		Subtotal			181730	4	P	CAN	8X60	480	C	2021AV	3840	.10	3460
Metal						5	DWELLING	1 B M		2100	C	2022AV	240520	.02	294640
							POND	*.1A		0		2022AV	0		0
Plaster/Drywall	D	B 1 2 U A		Air Conditioning	3740			acres/	effective	depth	depth	actual	effective	extended	true
Unfinished Wall	X			Plumbing	3500			frontage	frontage		factor	rate	rate	value	value
Floor/Hardwood	X			Garages and Carports	24500	small acreage		5.6070				5000	3600	20190	20190
Floor/Carpet	X			Extra Features	27050	road		.2370							
Number of Rooms	1 6			Total Value	240520	homesite		1.0000				15000	15000	15000	15000
Bedrooms	3														
Central Heat	A			Neighborhood:											
FORCED AIR				Code:	2000										
Central A/C	A			Dwl/Gar/NC%	1.2500										
Plumbing															
Standard	1														
Extra 3 Fixture	1														
Extra 2 Fixture	1														