JACKSON TWP
RIVERDALE SD 00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-070029.0000 RES
H07 2026

sale

2023 FABO TERRI L	2014-09-29	
2024 FABO TERRI L	2014-09-29	
2025 FABO TERRI L	2014-09-29	
2026 FABO TERRI L	2014-09-29	PT NE4 NE4 S23 1.072A
3111 TR 185	5CT	
	$0	
FOREST OH 45843		

Orig Tax Year 1996
Parent: 20-070001.0000

2027 FABO JOSEPH R ETAL	2025-06-24	
3111 TR 185	1QC	
FOREST OH 45843		

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

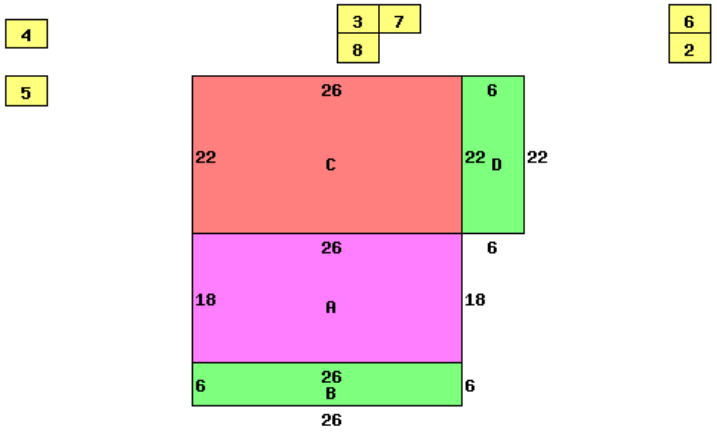
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.0720	1.0720	1.0720	1.0720	1.0720			
Land100%	15370	15370	15370	15370		15370	17600	17610
Bldg100%	115110	115110	115110	115110		115110	141770	141760
Totl100%	130490t	130490t	130490t	130490t		130490t	159370t	159370t
Cauv100%								
Tax Value:								
Land 35%	5380	5380	5380	5380		5380	6160	6160
Bldg 35%	40290	40290	40290	40290		40290	49620	49620
Totl 35%	45670t	45670t	45670t	45670t		45670t	55780t	55780t
Hmstd35%	38580	38580	38580	38580		38580	48710	
Owner Oc	28.04	28.00	27.96	27.96	27.96	hmstd 5250 l	33330 b	
Hmstd RB								
Net Tax	1350.28	1367.66	1365.58	1365.58	1365.58			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		468		a	*MAIN
	OP	P		156	4680	b	PORCH
1	F/C	A		572		c	ADDTN
	OFP	P		132	3960	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
276	1	2025-06-24	FABO JOSEPH R ETAL	1QC *	0	15370	115110
481	5	2014-09-29	FABO TERRI L	5CT *	0	10710	52830
663	1	1995-07-19	FABO JOE & TERRI MURRAY	1WD	20000	0	0

Year	Land	Bldg	Total	Net Tax
2022	4480	26400	30880	1061.42
2021	4480	26400	30880	1156.02

project		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			



3111 TR 185 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1040	104680
	Part Upper	FRAME	468	25060
	Subtotal			129740
Metal	Roof	GABLE		

B 1 2 U A

Panelled Wall	X	X	Air Conditioning	2710
Floor/Hardwood	X	X	Extra Features	8640
Floor/Carpet	X	X	Total Value	141090
Floor/Tile-Lino	L			
Number of Rooms	5	2		
Bedrooms	1	2	PUB ELECTRIC	
			PRIV WATER	
			PRIV SEWER	
Central Heat	A		PUB PAVED ST/RD	
FORCED AIR				
Central A/C	A		Neighborhood:	
Plumbing			Code:	2000
Standard	1		Dwl/Gar/NC%	1.6000

	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		1508		C-	OLD/GD	126980	.40		121900
2	Pole Build			30X66	1980		C	OLD/GD	23760	.60		9500
3	Pole Build		M 0	28X36	1008		C	1993AV	12100	.60		4840
4	Shed	*NV	0	8X10	80			OLD/AV	0			0
5	Shed	*SV	0	12X18	216			OLD/AV	400			400
6	Lean-To			30X48	1440		C	1992AV	11520	.65		4030
7	Pole Build			10X14	140		D	1993AV	1340	.60		540
8	Lean-To			8X24	192		D	2000AV	1230	.55		550

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	.0720				5000	5000	360	360

Call Back: Sign: PSN Date: 2015-11-05 Lister: 20-070029.0000-v082020R