

JACKSON TWP
RIVERDALE SD

00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-090002.0000
A03

AGR
2025

sale

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

2022 FORESTVIEW FARMS LAND	2017-07-13
2023 FORESTVIEW FARMS LAND	2017-07-13
2024 FORESTVIEW FARMS LAND	2017-07-13
2025 FORESTVIEW FARMS LAND L CR 195	2017-07-13 NE 1/4 SE 1/4 S25 40.00A 23 \$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	40.0000	40.0000	40.0000	40.0000	
Land100%	224570	245340	245340	245340	245340
Bldg100%					0
Totl100%	224570t	245340t	245340t	245340t	245340t
Cauv100%	65370	121860	121860	121860	121870
Tax Value:					
Land 35%	22880	42650	42650	42650	85870
Bldg 35%					0
Totl 35%	22880t	42650t	42650t	42650t	85870t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	802.10	1287.18	1303.38	1301.36	
Cauv Sav	1953.38	1304.40	1320.80	1318.78	
Sp-Asmnt	59.32	102.88	98.88	108.76	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
309	23	2017-07-13	FORESTVIEW FARMS LAND LLC	23 *	0	160310	0
680	1	2003-11-17	MESSMER JOHN M & SANDRA	1FD	87000	68690	0
Year	Land	Bldg	Total	Net Tax			
2021	22880	0	22880	873.86			
2020	22880	0	22880	875.88			

project	ben acres	/	%	factor
127 BUCK RUN - BLANCHARD				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
235 KELLOGG #983 - BLANCHARD				XA/2025
340 STEINLE - BLANCHARD RIVER				XA/2025

CR 195

PUB PAVED ST/RD

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

Tab #	S	O	I	L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT	SILT	LOAM 0-	17.3259	6030	104480	2660	46090
C 2	BOB	BLOUNT	SILT	LOAM, 2	1.7658	5770	10190	2360	4170
C 39	PM	PEWAMO	SILTY	CLAY L	20.1043	6490	130480	3560	71570
W 1	BOA	BLOUNT	SILT	LOAM 0-	.0423	3610	150	770	30
W 39	PM	PEWAMO	SILTY	CLAY L	.0075	5370	40	1670	10
980	ROAD	ROAD			.7542				

40 245340 (100%) 121870 CAUV # 4128
85870 (35%) 42650

Call Back: Sign: PSN Date: 2015-10-14 Lister: 20-090002.0000-v082020R