JACKSON TWP
RIVERDALE SD 00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-090021.0000 AGR
J01.01 2025

sale

2024 KELLOGG WILLIAM L TRU
2025 KELLOGG WILLIAM L TRUST N PT NE4 NW4 S25 3.00A
T TR 50
$0

Orig Tax Year 2026
Parent: 20-090005.0000

2026 WK & 3JS LLC 2025-05-15
17392 TR 50 3FD

FOREST OH 45843

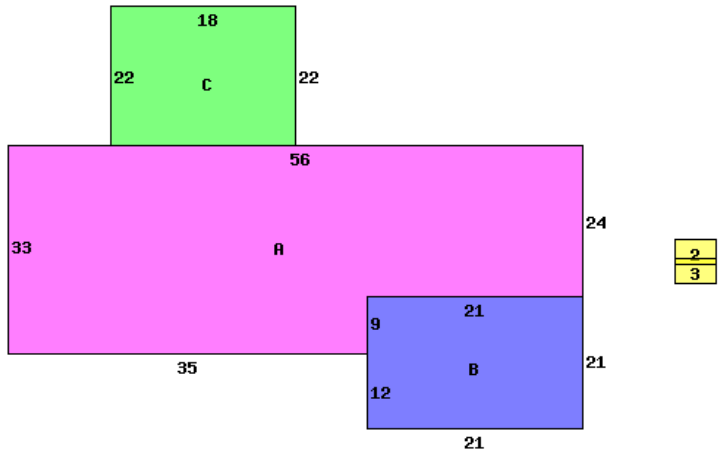
Eff Rate:- 33.46 33.41 a/r

Tax Year	2024	2025	2025	2026	CAMA
Prop Cls	111	111	111	111	111
Acres			3.0000	3.0000	
Land100%		0	19890	19890	26100
Bldg100%		0	265660	265660	265650
Totl100%			285540t	285540t	291750t
Cauv100%					19890
Tax Value:					
Land 35%			6960	6960	9140
Bldg 35%			92980	92980	92980
Totl 35%			99940t	99940t	102110t
Hmstd35%		68030	68030	68030	
Owner Oc		49.30	hmstd 5250 l	62780 b	
Hmstd RB					
Net Tax		3000.16			
Sp-Asmnt		21.00			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1659		a	*MAIN
1	B	G		441	12350	b	GRAGE
	PAT	P		396	1190	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
207	3	2025-05-15	WK & 3JS LLC	3FD *	0	0	0
109	1	2025-03-19	KELLOGG WILLIAM L TRUSTEE	1FD *	0	0	0

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
235 KELLOGG #983 - BLANCHARD	XA/2025			



17392 TR 50 45843

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	1659	136800
	Basement		1659	30690
	Subtotal			167490
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		X	Fireplaces	2000
Unfinished Wall	X		Air Conditioning	2970
Floor/Carpet		X	Plumbing	2800
Floor/Concrete	X		Garages and Carports	12350
Number of Rooms	1	5	Extra Features	1190
Bedrooms		2	Total Value	188800
Fireplace				
Openings	1		Neighborhood:	
Stacks	1		Code:	2000
Central Heat		A	Dwl/Gar/NC%	1.2500
FORCED AIR				
Central A/C		A		
Plumbing				
Standard	1			
Extra 3 Fixture	1			
Extra Fixture	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value		
1	DWELLING	1 B B		1659		C	1994AV	188800	.24		179360		
2	Pole Build		60X100	6000		C	2019AV	90000	.15		76500	ELECTRIC	CONCRET FL
3	P	OFP		384		C	2019AV	11520	.15		9790		

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	1.8400	6030	11100	2660	4890
C 670	HSITE	HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD	ROAD	.1600				
			3		26100	(100%)	19890
					9140	(35%)	6960

CAUV # 0