

JACKSON TWP
RIVERDALE SD

00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-110027.0000
B41

RES
2025

sale

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

2022 OATES DIANE SUE &	2016-03-21	
2023 OATES DIANE SUE &	2016-03-21	
2024 OATES DIANE SUE &	2016-03-21	
2025 OATES DIANE SUE &	2016-03-21 PT S2 NE4 S35 1.00A	
5457 TR 185	1WD	
FOREST OH 45843	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.0000	1.0000	1.0000	1.0000	
Land100%	12600	15000	15000	15000	15000
Bldg100%	153940	179890	179890	179890	179890
Totl100%	166540t	194890t	194890t	194890t	194890t
Cauvl00%					

Orig Tax Year 2000
Parent: 20-110015.0000

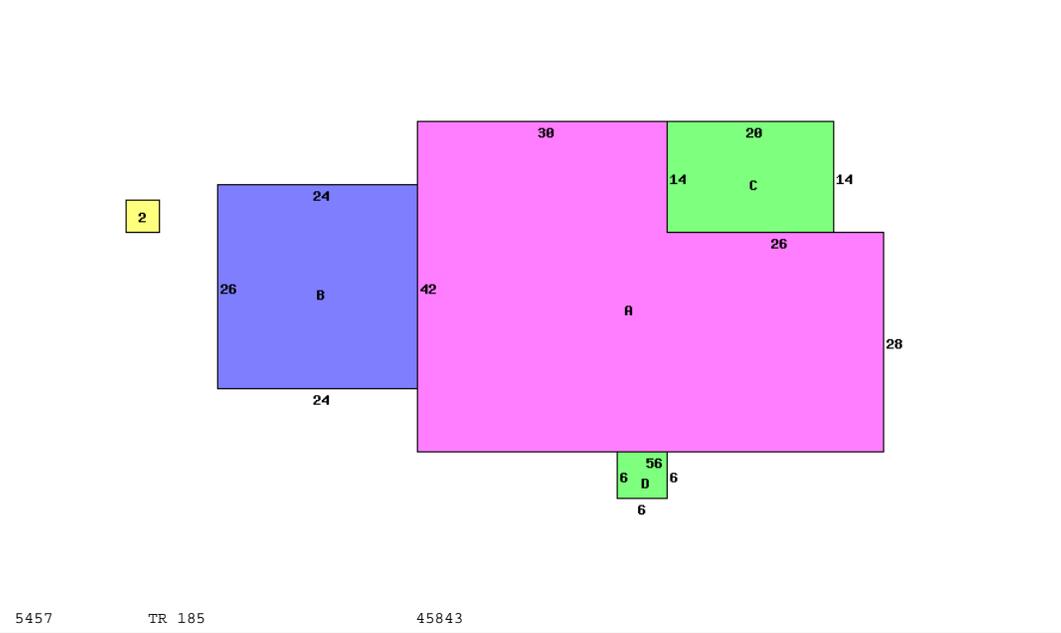
Tax Value:					
Land 35%	4410	5250	5250	5250	5250
Bldg 35%	53880	62960	62960	62960	62960
Totl 35%	58290t	68210t	68210t	68210t	68210t
Hmstd35%				65130	
Owner Oc				47.20	hmstd 5250 l 59880 b
Hmstd RB					
Net Tax	2043.48	2058.58	2084.50	2034.08	
Sp-Asmnt	18.00	22.00	18.00	21.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1988		a	*MAIN
	F	G		624	14980	b	GRAGE
	EFP	P		280	11200	c	PORCH
	STP	P		36	140	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
117	1	2016-03-21	OATES DIANE SUE &	1WD *	0	10510	118230
38	1	2014-01-29	FLOWERS DENNIS E	1AF *	12914	10510	118230
213	1	1999-04-22	FLOWERS DENNIS E & CAROL	1SD	8000	0	0

Year	Land	Bldg	Total	Net Tax
2021	4410	53880	58290	2226.28
2020	4410	53880	58290	2231.46

p r o j e c t		ben acres	/	%	factor
500	HARDIN COUNTY LANDFILL				XA/2025
921	BLANCHARD RIVER MAINT				XA/2023
235	KELLOGG #983 - BLANCHARD				XA/2025



5457 TR 185 45843

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1988	137030
Metal	Subtotal	137030
	Main	FRAME
	Roof	GABLE
Plaster/Drywall	D	Air Conditioning 3520
Unfinished Wall	X	Plumbing 2100
Floor/Carpet	X	Garages and Carports 14980
Floor/Concrete	X	Extra Features 11340
Floor/Tile-Lino	X	Total Value 168970
Number of Rooms	1 7	
Bedrooms	3	
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Central A/C	A	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	Neighborhood:
Extra 3 Fixture	1	Code: 2000
		Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1988		C	1999GD	168970	.19		171080
2 Pole Build	M	34X48	1632		2000AV	19580	.55		8810
homesite	1.0000	effective frontage	depth	actual factor	effective rate	extended value	true value		

homesite	1.0000	effective frontage	depth	actual factor	effective rate	extended value	true value
					15000	15000	15000