

JACKSON TWP
RIVERDALE SD

Hardin County, Ohio
Michael T. Bacon, Auditor

20-120005.0000
B08

AGR
2025

00190

sale

2022 BREIDENBACH SPENCER E
2023 BREIDENBACH SPENCER E
2024 BREIDENBACH SPENCER E
2025 BREIDENBACH SPENCER ETA
CR 195

2020-09-04
2020-09-04
2020-09-04
2020-09-04 PT SE 1/4 NE 1/4 S36
2FD 40.00A
\$330,000

Eff Rate:- 38.35 — 33.09 — 33.46 — 33.41 — a/r
Tax Year 2022 2023 2024 2025
Prop Cls 110 110 110 110
Acres 40.0000 40.0000 40.0000 40.0000
Land100% 225910 246800 246800 246800
Bldg100% 0
Totl100% 225910t 246800t 246800t 246800t
Cauv100% 67940 125060 125060 125060
Tax Value:
Land 35% 23780 43770 43770 43770
Bldg 35%
Totl 35% 23780t 43770t 43770t 43770t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 833.66 1320.98 1337.60 1335.54
Cauv Sav 1938.30 1285.98 1302.16 1300.16
Sp-Asmnt 59.32 102.86 98.86 323.96

CAMA
110
246810
246810t
125070

86380
0
86380t

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
400	2	2020-09-04	BREIDENBACH SPENCER ETAL	2FD	330000	225910	0
357	3	2003-07-29	PFEIFFER LOIS J TRUSTEE	30C *	0	70260	0
144	3	2003-03-27	PFEIFFER LOIS J	3AF *	0	70260	0
448	3	2000-10-30	PFEIFFER HENRY F & LOIS	3SD *	0	63830	0
519	0	1986-07-09			0	0	82000

Year	Land	Bldg	Total	Net Tax
2021	23780	0	23780	908.22
2020	23780	0	23780	910.34

p r o j e c t	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-	15.0533	6030	90770	2660	40040
C 39	PM PEWAMO SILTY CLAY L	23.7360	6490	154050	3560	84500
W 1	BOA BLOUNT SILT LOAM 0-	.2597	3610	940	770	200
W 39	PM PEWAMO SILTY CLAY L	.1955	5370	1050	1670	330
980	ROAD ROAD	.7555				

40 246810 (100%) 125070 CAUV # 4331
86380 (35%) 43770

Call Back: Sign: PSN Date: 2015-10-14 Lister:

20-120005.0000-v082020R