

JACKSON TWP
RIVERDALE SD

00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-140018.0000
L50

RES
2025

sale

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

2022 BARTHOLOMEW STEPHONY	1991-05-20				
2023 BARTHOLOMEW STEPHONY	1991-05-20				
2024 BARTHOLOMEW STEPHONY	1991-05-20				
2025 FAIRCHILD BRENDAN N ETA	2024-11-18	PT SW 1/4 S6	2.469A		
0648 TR 195	1AF				
FOREST OH 45843	\$0				
2026 ROBINSON BRIAN & NICOLE	2025-09-29				
0648 TR 195	1SD				
FOREST OH 45843					

Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	2.4700	2.4700	2.4700	2.4700	511
Land100%	17000	22340	22340	22340	22350
Bldg100%	64770	87510	87510	87510	87520
Totl100%	81770t	109860t	109860t	109860t	109870t
Cauv100%					
Tax Value:					
Land 35%	5950	7820	7820	7820	7820
Bldg 35%	22670	30630	30630	30630	30630
Totl 35%	28620t	38450t	38450t	38450t	38450t
Hmstd35%	22010	34490			
Owner Oc	18.12	25.08	25.04		
Hmstd RB	299.56	270.10	292.34		
Net Tax	685.64	865.24	857.64	1173.22	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		913		a	*MAIN
1 Q	F/C	A		448		b	ADDTN
	OFF	P		352	10560	c	PORCH
	OFF	P		357	10710	d	PORCH

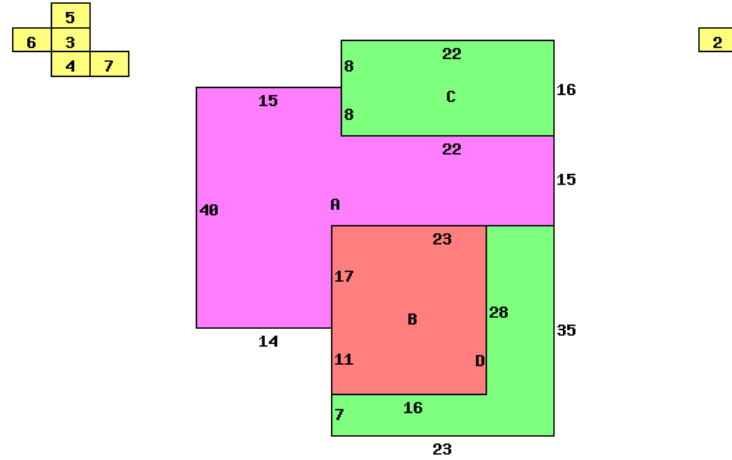
gas fireplace

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
429	1	2025-09-29	ROBINSON BRIAN & NICOLE	M LSD	145000	22340	87510
503	1	2024-11-18	FAIRCHILD BRENDAN N ETAL	1AF *		0	87510
377	1	1991-05-20		1UN *	49000	0	28710

Year	Land	Bldg	Total	Net Tax
2021	5950	22670	28620	746.82
2020	5950	22670	28620	748.56

Project

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



0648 TR 195 45843

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height	1Q			
Floor Level	Main	FRAME	1361	108250
	Qtr Story	FRAME	448	7890
	Basement		456	8730
	Subtotal			124870
Metal	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	X			-1420
Unfinished Wall	X			21270
Floor/Pine	X			144720
Number of Rooms	1 5	2		
Bedrooms	1	2		
Floor/Wall	X			
Plumbing				
Standard	1			
		PUB ELECTRIC		
		PRIV WATER		
		PRIV SEWER		
		PUB PAVED ST/RD		
		Neighborhood:		
		Code:		2000
		Dwl/Gar/NC%		1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F	1361	1361		C	1920AV	144720	.55		81410
2 Shed	*NV CB 0	40X81	3240		C	1950VP	0			0
3 Crib/Grana	*SV 0	14X42	588			OLD/	600			600
4 P	OFF	14X18	252		D	OLD/AV	6050	.65		2120
5 Lean-To		14X42	588		E	OLD/AV	2350	.65		820
6 Shed	*PP	8X14	64			OLD/AV	0			0
7 Shed	*NV	6X12	72			OLD/FR	0			0
8 Lean-To		20X42	840		C	OLD/AV	6720	.65		2350
9 Lean-To		8X10	80		C	OLD/AV	640	.65		220
homesite	1.0000	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
small acreage	1.4700	15000	5000	15000	15000	15000	15000	15000		