JACKSON TWP
RIVERDALE SD 00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-140019.0000 RES
L46 2026

## sale

| | | |
|---|---|---|
| 2023 | BROWN MICHAEL A & JUL | 2017-07-11 |
| 2024 | BROWN MICHAEL A & JUL | 2017-07-11 |
| 2025 | BROWN MICHAEL A & JUL | 2017-07-11 |
| 2026 | BROWN MICHAEL A & JULIA | 2017-07-11 PT NW 1/4 S6 1.105A |
| | 0222 TR 195 | 1SD |
| | | $75,000 |
| | FOREST OH 45843 | |

## Eff Rate: – 33.09 — 33.46 — 33.41 — 33.41 — a/r

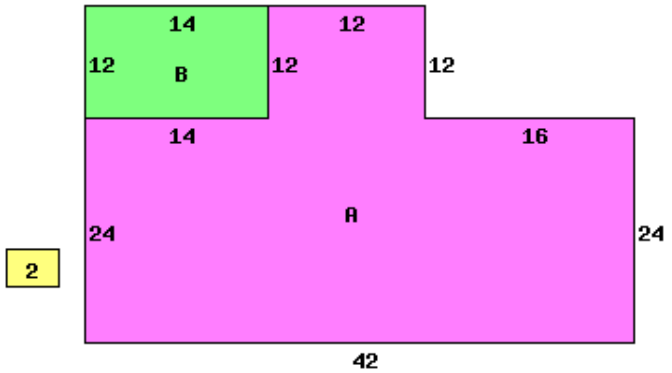
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 0 | 511 | 511 | 511 |
| Acres | 1.1100 | 1.1100 | 1.1100 | 1.1100 | 1.1100 | | | |
| Land100% | 15540 | 15540 | 15540 | 15540 | | 15540 | 17800 | 17800 |
| Bldg100% | 91140 | 91140 | 91140 | 91140 | | 91140 | 114770 | 114760 |
| Totl100% | 106690t | 106690t | 106690t | 106690t | | 106690t | 132570t | 132560t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 5440 | 5440 | 5440 | 5440 | | 5440 | 6230 | 6230 |
| Bldg 35% | 31900 | 31900 | 31900 | 31900 | | 31900 | 40170 | 40170 |
| Totl 35% | 37340t | 37340t | 37340t | 37340t | | 37340t | 46400t | 46400t |
| Hmstd35% | | | 34770 | 34770 | | 34770 | 43830 | |
| Owner Oc | | | 25.20 | 25.20 | 25.20 | hmstd 5250 l | 29520 b | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1126.92 | 1141.10 | 1114.16 | 1114.16 | 1114.16 | | | |
| Sp-Asmnt | 22.00 | 18.00 | 18.00 | 18.00 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1152 | | a | *MAIN |
| | OFP | P | | 168 | 5040 | b | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 324 | 1 | 2017-07-11 | BROWN MICHAEL A & JULIA A | 1SD | 75000 | 10830 | 63230 |
| 364 | 1 | 2010-09-22 | RETTIG FLORENCE J | 1AF * | 0 | 10830 | 66830 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 4530 | 27360 | 31890 | 1117.98 |
| 2021 | 4530 | 27360 | 31890 | 1217.98 |

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




0222 TR 195 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1152 | 102060 |
| | Subtotal | | | 102060 |
| Metal | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Extra Features | 5040 |
| Floor/Carpet | X | Total Value | 107100 |
| Number of Rooms | 5 | | |
| Bedrooms | 2 | PUB ELECTRIC | |
| | | PRIV WATER | |
| Central Heat | A | PRIV SEWER | |
| FORCED AIR | | PUB PAVED ST/RD | |
| Plumbing | | | |
| Standard | 1 | Neighborhood: | |
| | | Code: | 2000 |
| | | Dwl/Gar/NC% | 1.6000 |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1 F/C | | 1152 | | C- | 1980AV | 96390 | .30 | | 107960 |
| 2 | Pole Build | | 30X54 | 1620 | | C | 1980AV | 19440 | .65 | | 6800 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 17250 | 17250 | 17250 | 17250 |
| small acreage | .1100 | | | | 5000 | 5000 | 550 | 550 |

Call Back: Sign: PSN Date: 2015-11-09 Lister: 20-140019.0000-v082020R