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

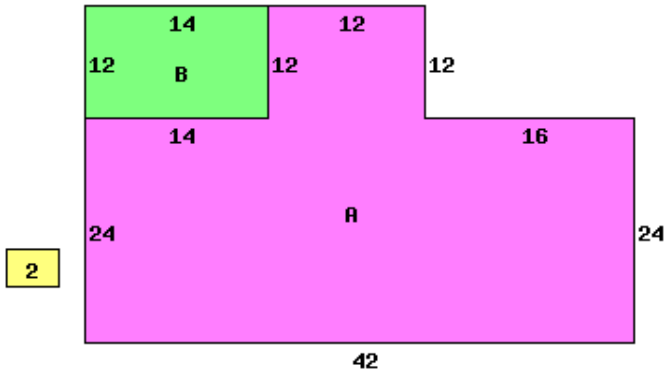
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.1100	1.1100	1.1100	1.1100	1.1100			
Land100%	15540	15540	15540	15540		15540	17800	17800
Bldg100%	91140	91140	91140	91140		91140	114770	114760
Totl100%	106690t	106690t	106690t	106690t		106690t	132570t	132560t
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