

JACKSON TWP
RIVERDALE SD

00190

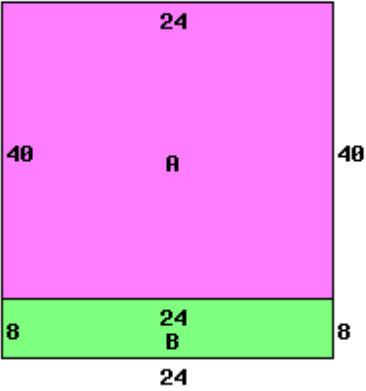
Hardin County, Ohio
Michael T. Bacon, Auditor

20-150002.0000
L100

AGR
2024

sale		Eff Rate:- 41.83 — 38.35 — 33.09 — 33.46 — a/r				
2021 FORESTVIEW FARMS LAND	2020-12-24	Tax Year	2021	2022	2023	2024
2022 FORESTVIEW FARMS LAND	2020-12-24	Prop Cls	110	110	110	111
2023 COX PEGGAN & NATHAN	2022-07-25	Acres	3.3450	3.3450	3.3450	3.3450
2024 COX PEGGAN & NATHAN	2022-07-25 NE COR S1/2 SE1/4 S7	Land100%	18200	18200	19890	28630
1762 SR 53	3SD 3.345A	Bldg100%				61740
FOREST OH 45843	\$134,000	Totl100%	18200t	18200t	19890t	90370t
		Cauv100%	5000	5000	9570	21460
		Tax Value:				
		Land 35%	1750	1750	3350	7510
		Bldg 35%				21610
		Totl 35%	1750t	1750t	3350t	29120t
		Hmstd35%				29120t
		Owner 0c				7510
		Hmstd RB				54610
		Net Tax	66.82	61.36	101.10	889.90
		Cauv Sav	176.46	161.96	108.96	78.72
		Sp-Asmnt			4.00	18.00

SHB+ 1	CONS F/C OFF	TYPE M P	FACT	SQ-FT 960 192	VALUE 5760	a b	*MAIN PORCH				
Sale#	#p	sale date	To	Type/Invalid?		Sale\$	co:land	co:bldg			
376	3	2022-07-25	COX PEGGAN & NATHAN	3SD		134000	18200			0	
617	6	2020-12-24	FORESTVIEW FARMS LAND LLC	6		350000	18200			0	
376	4	2010-10-01	LEIGHTEY PENNY L TRUSTEE	40C *		0	7140			0	
58	3	2006-01-30	LEIGHTEY DOUGLAS E & PEN	3FD *		50000	24310			0	
355	0	1988-05-23				0	0			12710	
Year	Land	Bldg	Total	Net Tax							
2020	1750	0	1750	67.00							
2019	2930	0	2930	109.70							
p r o j e c t							ben acres	/ %	factor		
921	BLANCHARD RIVER MAINT			XA/2023							
500	HARDIN COUNTY LANDFILL			XA/2024							



Occupancy 1 Single Family		*DWELLING COMPUTATIONS		Sq-Ft		Value		Bldg Type		SHB+Cons		DixHt		Area		Unit		Blt/Renov		Cond		Replace		Phy		Fnc		True	
Story Height	1							1	DWELLING	1	F/C	28X32		896				2023AV		106540		.02		130510					
Floor Level		Main		FRAME		960		2	Garage	8X10		80						2024AV		21500		.05		25530					
		Subtotal				100780		3	Shed									2024AV		0				0					
Bedrooms	B 1 2 U A	1		Extra Features		5760		Tab #	S O I L	Acres		Mkt/Ac		Market		Au/Ac		Cauv											
Central Heat	A			Total Value		106540		670	HSITE HOMESITE	1.0000		15000		15000		15000		15000											
Plumbing				PUB PAVED ST/RD				C 1	BOA BLOUNT SILT LOAM 0-	1.2348		6030		7450		2660		3290											
Standard	1			Neighborhood:				C 52	PKA PEWAMO SICL 0-1% SL	.8134		6490		5280		3560		2900											
				Code:		2000		W 1	BOA BLOUNT SILT LOAM 0-	.0317		3610		110		770		20											
				Dwl/Gar/NC%		1.2500		W 52	PKA PEWAMO SICL 0-1% SL	.1481		5370		800		1670		250											
								980	ROAD ROAD	.1170																			
										3.345		28640		(100%)		21460		CAUV # 4518											
												10020		(35%)		7510													
Call Back:								Sign: PSN		Date: 2015-11-09		Lister:																	