

JACKSON TWP
RIVERDALE SD

Hardin County, Ohio
Michael T. Bacon, Auditor

20-150017.0000
L86

AGR
2025

00190

sale

2022 FORESTVIEW FARMS LAND
2023 FORESTVIEW FARMS LAND
2024 FORESTVIEW FARMS LAND
2025 FORESTVIEW FARMS LAND L
TR 28 REAR

2017-07-13
2017-07-13
2017-07-13
2017-07-13 CARSONS SUB 7-12 S7
23 18.606A
\$0

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

Tax Year 2022 2023 2024 2025
Prop Cls 199 199 199 199
Acres 18.6060 18.6060 18.6060 18.6060
Land100% 104910 114630 114630 114630
Bldg100% 59310 73600 73600 73600
Totl100% 164230t 188230t 188230t 188230t
Cauv100% 31260 57690 57690 57690

CAMA
199
114640
73610
188250t
57680

Tax Value:

Land 35% 10940 20190 20190 20190
Bldg 35% 20760 25760 25760 25760
Totl 35% 31700t 45950t 45950t 45950t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 1111.30 1386.78 1404.24 1402.06
Cauv Sav 903.78 601.50 609.04 608.14
Sp-Asmnt 45.42 69.42 45.42 45.42

40120
25760
65890t

201500180000 2.00a
201500190000 2.00a
201500200000 2.00a
201500210000 2.38a
201500220000 6.136a

Sale# #p sale date To Type/Invalid? Sales\$ co:land co:bldg
309 23 2017-07-13 FORESTVIEW FARMS LAND LLC 23 * 0 74940 68430

Year Land Bldg Total Net Tax
2021 10940 20760 31700 1210.72
2020 10940 20760 31700 1213.54

0 r o j e c t
132 JONES - BLANCHARD XA/2025
921 BLANCHARD RIVER MAINT XA/2023
ben acres / % factor

8

9

10

1

12

13

14

5

6

7

11

4

2

TR 28 REAR 45843

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 Flat Barn		45X67	3015		D	OLD/AV		28940	.80	.50	2890
2 Grain Bin	*PP	24X17	408		C	1978AV		0			0
3 Lean-To		16X25	400		C	OLD/AV		3200	.65		1120
4 Grain Bin	*PP	24X17	408		C	1984		0			0
5 Grain Bin	*PP	24X17	408		C	1984AV		0			0
6 Grain Bin	*PP	24X17	408		C	1984		0			0
7 Pole Build		20X60	1200		C	OLD/GD		14400	.60		5760
8 KENNEL			1560	25.10	C	1990AV		39160	.60		15660
9 Pole Build	1	100X70	7000		D	2006AV		81200	.50		40600
10 Lean-To		42X67	2814		D	OLD/AV		18010	.65		6300
11 Grain Bin	*PP	32X40	1280		C	2006AV		0			0
12 Grain Bin	*PP	30X24	720		C	1984AV		0			0
13 Grain Bin	*PP	30X24	720		C	1984AV		0			0
14 Lean-To		20X20	400		C	OLD/GD		3200	.60		1280

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	5.2807	6030	31840	2660	14050
C 17	HKA HASKINS SILT LOAM 0-	6.2490	5900	36870	2950	18440
C 52	PKA PEWAMO SICL 0-1% SL	7.0763	6490	45930	3560	25190

18.606 114640 (100%) 57680 CAUV # 4128
40120 (35%) 20190
Call Back: Sign: PSN Date: 2015-11-09 Lister:
Call Back: Sign: PSN Date: 2015-11-09 Lister: 20-150017.0000-v082020R