

JACKSON TWP  
RIVERDALE SD

00190

Hardin County, Ohio  
Michael T. Bacon, Auditor

20-170001.0000  
K34

AGR  
2025

sale

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

2022 FORESTVIEW FARMS LAND	2018-02-14
2023 FORESTVIEW FARMS LAND	2018-02-14
2024 FORESTVIEW FARMS LAND	2018-02-14
2025 FORESTVIEW FARMS LAND L	2018-02-14 N PT W 1/2 NW 1/4 S17
CR 34	1WD 50.00A
	\$300,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	50.0000	50.0000	50.0000	50.0000	
Land100%	276770	302430	302430	302430	302440
Bldg100%					0
Totl100%	276770t	302430t	302430t	302430t	302440t
Cauv100%	74430	143710	143710	143710	143720
Tax Value:					
Land 35%	26050	50300	50300	50300	105850
Bldg 35%					0
Totl 35%	26050t	50300t	50300t	50300t	105850t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	913.24	1518.06	1537.16	1534.82	
Cauv Sav	2482.72	1676.50	1697.60	1694.98	
Sp-Asmnt	6.43	10.43	6.43	10.72	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:ldg
59	1	2018-02-14	FORESTVIEW FARMS LAND LLC	1WD	300000	276770	0
487	2	2011-12-06	EDGINGTON ROGER L & ROSAL	2SD *	0	159570	0
428	2	2008-11-17	EDGINGTON ROGER L	2WD *	0	115860	0
160	1	2008-04-28	EDGINGTON MARJORIE M	1CT *	0	105430	0

Year	Land	Bldg	Total	Net Tax
2021	26050	0	26050	994.92
2020	26050	0	26050	997.24

Project		ben acres	/ %	factor
128	BUSS JT - BLANCHARD			XA/2025
921	BLANCHARD RIVER MAINT			XA/2023

CR 34

PUB PAVED ST/RD

Neighborhood:  
Code: 2000  
Dwl/Gar/NC% 1.2500

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	5.5512	6030	33470	2660	14770
C 2	BOB BLOUNT SILT LOAM, 2	4.7979	5770	27680	2360	11320
C 6	DEA DEL RAY SILT LOAM 0	17.1931	5880	101100	2370	40750
C 52	PKA PEWAMO SICL 0-1% SL	21.5869	6490	140100	3560	76850
W 52	PKA PEWAMO SICL 0-1% SL	.0169	5370	90	1670	30
980	ROAD ROAD	.8540				

50 302440 (100%) 143720 CAUV # 4128  
105850 ( 35%) 50300

Call Back: Sign: PSN Date: 2015-11-06 Lister: 20-170001.0000-v082020R