JACKSON TWP
RIVERDALE SD 00190

Hardin County, Ohio
Michael T. Bacon, Auditor

20-230016.0000 RES
D21 2026

sale

2023 BAUGHMAN LOU ELLEN	2000-09-06	
2024 BAUGHMAN LOU ELLEN	2000-09-06	
2025 BAUGHMAN LOU ELLEN	2000-09-06	
2026 BAUGHMAN LOU ELLEN	2000-09-06	PT N2 NE4 S31 1.926A
18876 TR 60	1WD	
	$80,000	
FOREST OH 45843		

Orig Tax Year 2001
Parent: 20-230003.0000

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

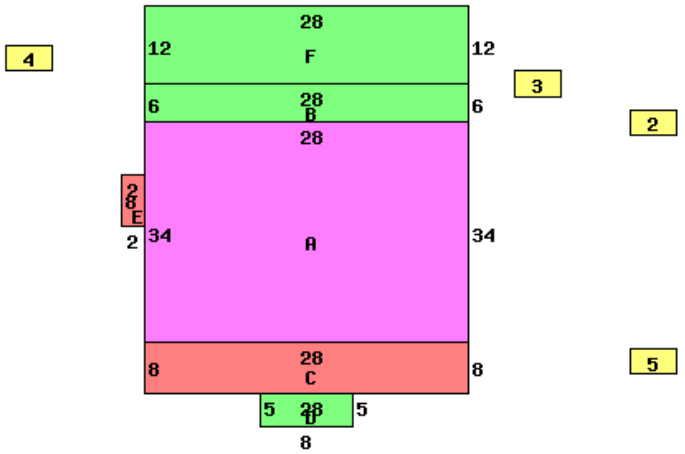
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.9260	1.9260	1.9260	1.9260	1.9260			
Land100%	19630	19630	19630	19630		19630	21890	21880
Bldg100%	114140	114140	114140	114140		114140	144110	144110
Totl100%	133770t	133770t	133770t	133770t		133770t	166000t	165990t
Cauv100%								
Tax Value:								
Land 35%	6870	6870	6870	6870		6870	7660	7660
Bldg 35%	39950	39950	39950	39950		39950	50440	50440
Totl 35%	46820t	46820t	46820t	46820t		46820t	58100t	58100t
Hmstd35%	41140	41140	41140	41140		41140	51970	
Owner Oc	29.90	29.86	29.80	29.80	29.80	hmstd 5250 l	35890 b	
Hmstd RB								
Net Tax	1383.14	1400.96	1398.82	1398.82	1398.82			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		952		a	*MAIN
	EFP	P		168	6720	b	PORCH
1	F/C	A		224		c	ADDTN
	STP	P		40	160	d	PORCH
1	F	A		16		e	ADDTN
	PAT	P		336	1010	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
522	1	2000-09-06	BAUGHMAN LOU ELLEN	1WD	80000	0	0

Year	Land	Bldg	Total	Net Tax
2022	5390	30960	36350	1247.94
2021	5390	30960	36350	1359.12

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



18876 TR 60 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1192	105600
	Part Upper	FRAME	952	37090
	Basement		952	17760
	Subtotal			160450
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Plumbing	1400
Unfinished Wall	X	Extra Features	7890
Floor/Hardwood	X X	Total Value	169740
Number of Rooms	1 4 3		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 2 Fixture	1	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	1HB F		2144		C	1942AV	169740	.55		122210
2	Flat Barn		60X68	4080		D	OLD/AV	39170	.80	.50	3920
3	Crib/Grana		28X40	1120		D	OLD/AV	8960	.65		3140
4	Garage		28X24	672		C	1976AV	16130	.65		9030
5	Garage		18X24	432		C	OLD/AV	10370	.65		5810

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	.9260				5000	5000	4630	4630

Call Back: Sign: PSN Date: 2015-11-04 Lister: 20-230016.0000-v082020R