JACKSON TWP
NORTHERN SD 00200

Hardin County, Ohio
Michael T. Bacon, Auditor

21-110003.0000 AGR
B32 2026

sale

2023 ALBERDING BETTY JEAN	2018-11-05	
2024 ALBERDING BETTY JEAN	2018-11-05	
2025 ALBERDING BETTY JEAN	2018-11-05	
2026 ALBERDING BETTY JEAN TR	2018-11-05 W PT N2 NW4 S35	2.645A
5660 CR 175	4AF	
	$0	
FOREST OH 45843		

2028 WYKES PRESTON	2026-01-16	
5660 CR 175	1WD	
FOREST OH 45843		

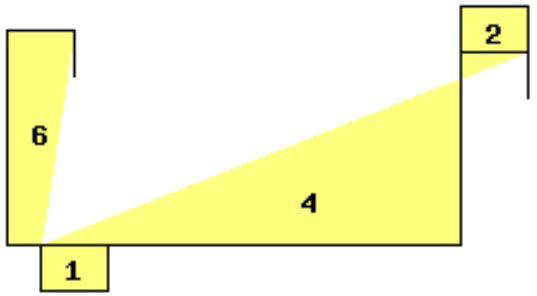
Eff Rate:- 38.44 — 38.71 — 38.56 — 38.57 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	199	199	199	199	0	199	199	199
Acres	45.0000	45.0000	45.0000	45.0000	45.0000			
Land100%	272970	272970	272970	272970		272970	395710	395710
Bldg100%	4060	4060	4060	4060		4060	4060	4070
Totl100%	277030t	277030t	277030t	277030t		277030t	399770t	399780t
Cauv100%	137340	137340	137340	137340		272970	395710	138950
Tax Value:								
Land 35%	48070	48070	48070	48070		48070	48630	138500
Bldg 35%	1420	1420	1420	1420		1420	1420	1420
Totl 35%	49490t	49490t	49490t	49490t		49490t	50050t	139920t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1733.42	1747.92	1741.30	1741.30	1741.30			
Cauv Sav	2675.96	1662.66	1676.58	1670.18				
Sp-Asmnt	4.00		7.27	7.27				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
19	1	2026-01-16	WYKES PRESTON	1WD	26450	272970	4060
443	4	2018-11-05	ALBERDING BETTY JEAN TRUS	4AF *	0	248140	3910
287	6	2006-07-07	RIZOR RUSSELL A & BETTY	6WD *	0	101430	2400

Year	Land	Bldg	Total	Net Tax
2022	26700	1370	28070	1244.44
2021	26700	1370	28070	1251.04

project		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
235 KELLOGG #983 - BLANCHARD	XA/2025			



5660 CR 175 45843

PUB PAVED ST/RD

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	SV DWLG	*SV		0			OLD/VP	1000			1000
2	Bank Barn		32X60	1920		D	OLD/FR	18430	.70	.50	2760
4	Flat Barn		16X20	320		D	OLD/FR	3070	.80	.50	310
6	Shed	*NV	10X14	0			OLD/VP	0			0

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	28.6191	8740	250130	2550	72980
C 39	PM	PEWAMO SILTY CLAY L	11.7436	9410	110510	3450	40520
W 39	PM	PEWAMO SILTY CLAY L	.3989	7790	3110	230	90
670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
980	ROAD	ROAD	2.1384				
C 1	BOA	BLOUNT SILT LOAM 0-	.2083	8740	1820	2550	530
C 39	PM	PEWAMO SILTY CLAY L	.8917	9410	8390	3450	3080

	45	395710	(100%)	138950
		138500	(35%)	48630

CAUV # 0

Call Back: Sign: PSN Date: 2015-10-14 Lister: 21-110003.0000-v082020R