PLEASANT TWP
RIVERDALE SD 00330

Hardin County, Ohio
Michael T. Bacon, Auditor

35-010031.0000 RES
G40.01 2026

sale

2023 RAY GARRETT M		2022-10-24
2024 RAY GARRETT M		2022-10-24
2025 RAY GARRETT M		2022-10-24
2026 RAY GARRETT M		2022-10-24 PT E2 SE4 S8 3.001A
17789 TR 80		1CO
		$0
FOREST OH 45843		

Orig Tax Year 2021
Parent: 35-010009.0000

Eff Rate: – 33.69 — 36.07 — 36.23 — 36.23 — a/r

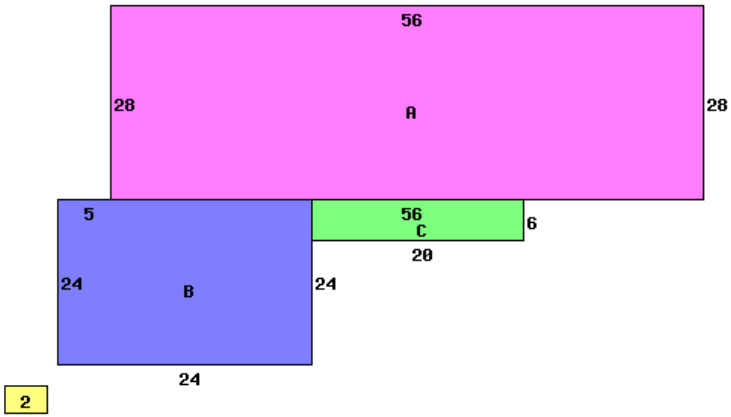
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.0010	3.0010	3.0010	3.0010	3.0010			
Land100%	28000	28000	28000	28000		28000	30710	30710
Bldg100%	249430	249430	249430	249430		249430	310970	310980
Totl100%	277430t	277430t	277430t	277430t		277430t	341690t	341690t
Cauv100%								
Tax Value:								
Land 35%	9800	9800	9800	9800		9800	10750	10750
Bldg 35%	87300	87300	87300	87300		87300	108840	108840
Totl 35%	97100t	97100t	97100t	97100t		97100t	119590t	119590t
Hmstd35%	86510	86510	86510	86510		86510	109010	
Owner Oc	64.96	64.88	64.18	64.18	64.18	hmstd 6300 l	80210 b	
Hmstd RB								
Net Tax	2915.02	3146.54	3165.40	3165.40	3165.40			
Sp-Asmnt	27.71	23.71	21.43	21.43				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1568		a	*MAIN
	F	G		576	13820	b	GRAGE
	OFP	P		120	3600	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
489	1	2022-10-24	RAY GARRETT M	1CO *	0	7660	0
335	1	2020-08-24	RAY GARRETT M & MACKENZIE	1SD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	6510	70350	76860	2716.44
2021	2680	0	2680	520.80

project			ben acres	/ %	factor
104 HAYES - TYMOCHTEE	XA/2025				
500 HARDIN COUNTY LANDFILL	XA/2025				



17789 TR 80

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1568	123200
	Basement		1568	29010
	Subtotal			152210
Shingle				

	B 1 2 U A		
Plaster/Drywall	D	Air Conditioning	2780
Unfinished Wall	X	Plumbing	2100
Floor/Hardwood	X	Garages and Carports	13820
Floor/Carpet	X	Extra Features	3600
Floor/Concrete	X	Total Value	174510
Number of Rooms	1 6		
Bedrooms	3		
		Neighborhood:	
Central Heat	A	Code:	3300
FORCED AIR		Dwl/Gar/NC%	1.7000
Central A/C	A		
Plumbing			
Standard	1		
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value		
1	DWELLING	1 B F		1568		C	2021AV	174510	.02		290730		
2	Pole Build		30X50	1500		C	2021AV	22500	.10		20250	ELECTRIC	CONCRET FL

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
small acreage	2.0010				5000	5000	10010	10010
homesite	1.0000				20700	20700	20700	20700