

PLEASANT TWP  
RIVERDALE SD

00330

Hardin County, Ohio  
Michael T. Bacon, Auditor

35-111020.0000  
M22

RES  
2025

sale

Eff Rate:- 38.72 — 33.69 — 36.07 — 36.23 — a/r

2022 SMITH TAMMY	2021-04-01
2023 SMITH TAMMY	2021-04-01
2024 SMITH TAMMY	2021-04-01
2025 SMITH TAMMY	2021-04-01 PT NW 1/4 GRANT 11 3.519A
7430 SR 53	LWD
FOREST OH 45843	\$122,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.5190	3.5190	3.5190	3.5190	
Land100%	20170	30600	30600	30600	30600
Bldg100%	103510	94690	94690	94690	94690
Totl100%	123690t	125290t	125290t	125290t	125290t
Cauv100%					
Tax Value:					
Land 35%	7060	10710	10710	10710	10710
Bldg 35%	36230	33140	33140	33140	33140
Totl 35%	43290t	43850t	43850t	43850t	43850t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1529.96	1345.76	1450.26	1458.48	
Sp-Asmnt	30.00	38.00	30.00	42.00	

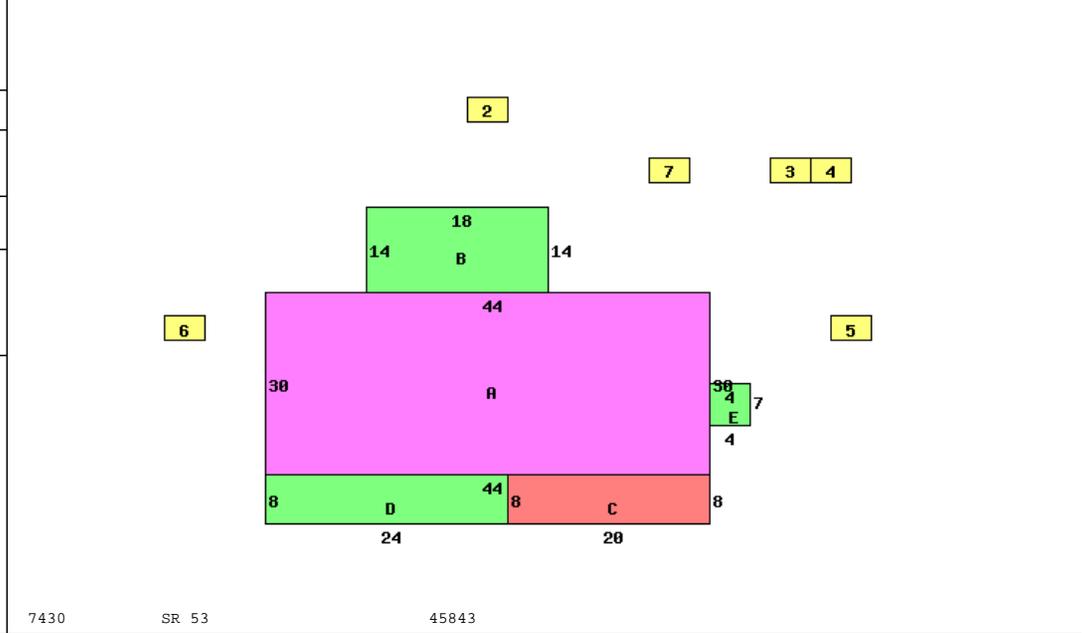
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	Q	F/C	M	1320			
		DK	P	252	3780	b	PORCH
1		F/C	A	160		c	ADDTN
		EFF	P	192	7680	d	PORCH
		STP	P	28	110	e	PORCH

#: 21 L/W  
351110210000 2.014A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
113	1	2021-04-01	SMITH TAMMY	LWD	122000	20110	103510
497	1	2020-12-08	TINKER HOWARD & MELISSA M	1CT *	0	20110	103510
266	1	2020-07-01	TINKER IRENE	1CT *	0	19510	85540

Year	Land	Bldg	Total	Net Tax
2021	7060	36230	43290	1665.76
2020	7040	36230	43270	1304.52

project	ben acres	%	factor
131 BLANCHARD RIVER MAINT			XA/2025
235 KELLOGG #983 - BLANCHARD			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2025
253 BAUGHMAN #1012 BLANCHARD RIV			XA/2025
306 BLOOM #1043 - BLANCHARD			XA/2025



7430 SR 53 45843

Occupancy 1 Single Family			*DWELLING COMPUTATIONS	
Story Height 1Q		Sq-Ft	Value	
Floor Level	Main	FRAME	1480	116490
	Qtr Story	FRAME	1320	19710
	Subtotal			136200
Shingle	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	X	X	Fireplaces	2000
Floor/Carpet	X	X	Air Conditioning	4890
Floor/Tile-Lino	L		Extra Features	11570
Number of Rooms	5	1	Total Value	154660
Bedrooms	2	1		
Fireplace			PUB ELECTRIC	
Openings	1		PRIV WATER	
Stacks	1		PRIV SEWER	
Central Heat	A		PUB PAVED ST/RD	
FORCED AIR			Neighborhood:	
Central A/C	A		Code:	3300
Plumbing			Dwl/Gar/NC%	1.3400
Standard	1			

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 QF/C	1480		C-	1950AV	139190	.55		83930
2 Pole Barn	F	30X40	1200	C	2008AV	14400	.45		7920
3 P	DK	12X16	192	D	1990AV	2300	.65		810
4 POND	*.45A		0		OLD/GD	0			0
5 Shed	F 0	12X26	312	D	1960AV	3000	.65		1050
6 Shed	*NV F	8X10	80		1990AV	0			0
7 Shelter		12X19	228	D	2004AV	1960	.50		980
	acres/	effective	depth	depth	actual	effective	extended	true	
homesite	frontage	frontage	depth	factor	rate	rate	value	value	
small acreage	1.0000				18000	18000	18000	18000	
	2.5190				5000	5000	12600	12600	