

00400

43-360012.0000
X08

AGR
2025

sale

2022	MCBRIDE	JERRY L & JAY	2015-12-21	
2023	MCBRIDE	JERRY L & JAY	2015-12-21	
2024	MCBRIDE	JERRY L & JAY	2015-12-21	
2025	MCBRIDE	JERRY L & JAYNA	2015-12-21	PT NW 1/4 36 7.00A
	CR 60		6SD	
			\$0	

Eff Rate:-	49.61	39.31	39.59	39.60	a/r	
Tax Year	2022	2023	2024	2025		CAMA
Prop Cls	199	199	199	199		199
Acres	7.0000	7.0000	7.0000	7.0000		
Land100%	37690	41200	41200	41200		41190
Bldg100%	106890	120660	192060	192060		192070
Totl100%	144570t	161860t	233260t	233260t		233260t
Cauv100%	10370	19800	19800	19800		19810
Tax Value:						
Land 35%	3630	6930	6930	6930		14420
Bldg 35%	37410	42230	67220	67220		67220
Totl 35%	41040t	49160t	74150t	74150t		81640t
Hmstd35%						
Owner 0c						
Hmstd RB						
Net Tax	1842.98	1748.72	2659.90			
	429.32	266.42	268.68			
Sp-Asmnt	10.29	14.29	10.29			

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
500	6	2015-12-21	MCBRIDE JERRY L & JAYNA	L 6SD *	0	45290	170540
267	4	2014-05-28	MCBRIDE JERRY	4CT *	0	38090	93570
266	4	2014-05-28	MCBRIDE JERRY	40C *	0	38090	93570
339	9	2011-08-24	ELWOOD LLOYD V & WILMA	E 9AF *	0	30540	101260
355	1	1994-05-02	ELWOOD LLOYD V & WILMA	E 10C *	0	0	77200

Year	Land	Bldg	Total	Net Tax
2021	3630	37410	41040	1852.54
2020	3630	37410	41040	1859.90

p r o j e c t	ben acres	/	%	factor
131 BLANCHARD RIVER MAINT				XA/2025
183 WARMBROD - BLANCHARD				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
235 KELLOGG #983 - BLANCHARD				XA/2025

6

51
3

4

2

CR 60 45835

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 4300
Dwl/Gar/NC% 1.2100

Bldg Type	SHB+Cons	DixHt	FtxFt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	1 SIDE OPN	1 END OPN
1 Pole Build		30X80	2400			C	1992AV		17280	.65		6050	ELECTRIC	CONCRET FL
2 Pole Build	1	135X80	10800			C	2013AV		162000	.30		113400		
3 P	CAN	18X24	432			C	1992AV		3460	.65		1210		
4 Shed	*PP	10X12	120				OLD/FR		0			0		
5 Grain Bin	*PP	40X24	960			C	OLD/FR		0			0		
6 Pole Build		72X72	5184			C	2023AV		75170	.05		71410	CONCRET FL	
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv								
C 1	BOA BLOUNT	SILT LOAM 0-	2.2980	6030	13860	2660						6110		
C 2	BOB BLOUNT	SILT LOAM, 2	1.6107	5770	9290	2360						3800		
C 52	PKA PEWAMO	SICL 0-1% SL	2.7800	6490	18040	3560						9900		
980	ROAD ROAD		.3113											

7 41190 (100%) 19810 CAUV # 2615
14420 (35%) 6930

Call Back: Sign: PSN Date: 2015-09-21 Lister: 43-360012.0000-v082020R