

H010010000500

6/17/2025



Jill A. Davidson
County Auditor
Athens County, Ohio
www.athenscountyauditor.org

MOST RECENT PHOTO

LEGAL



OWNER KRUSLING WILLIAM A CHIODI MARIA A
ADDRESS 901 CARPENTER RD
DESCRIPTION SEC 1 45.1660A
SCHOOL DIST ALEXANDER LOCAL SCH TAX DIST H01
ACREAGE 45.1660

	VALUATION	
	APPRAISED	ASSESSED
LAND	\$93,850.00	\$32,850.00
IMPROVEMENTS	\$0.00	\$0.00
CAUV	\$60,990.00	\$21,350.00
TOTAL	\$93,850.00	\$21,350.00

TAXES		SPECIAL ASSESSMENTS	
TAXABLE VALUE	\$21,350.00	COUNT	0
ROLLBACKS	NONE	DELINQUENT / BALANCE	\$0.00 / \$0.00
HALF (1ST / 2ND)	\$446.15 / \$446.15	TOTAL / BALANCE	\$0.00 / \$0.00
YEAR (TOTAL / BALANCE)	\$892.30 / \$0.00		

MOST RECENT SALES

DATE	BUYER	SELLER	# PARCELS	PRICE	VALIDITY
6/11/2018	KRUSLING WILLIAM A	DIX WILLIAM R	1	\$67,800.00	MULTIPCLNOTVALID
3/7/2013	DIX WILLIAM R	IDYLLIC ACRES LTD	1	\$67,744.00	NOT OPEN MARKET
1/5/2004	IDYLLIC ACRES LTD	NEXTRAN	0	\$475,000.00	MULTIPLE PARCELS QUALIFIED
8/4/1992	DNX INC	GREENE DAVIS S & NORMA L	0	\$200,000.00	CHANGED AFTER SALE

LAND					IMPROVEMENTS	
CODE	FRONTAGE	DEPTH	ACREAGE	SQFT	VALUE	
ACREAGE	0	0	18.081	787,608	\$41,590.00	X WAK MAC
Primary Site						
ACREAGE	0	0	11.000	479,160	\$40,480.00	
House Lot						
ACREAGE	0	0	10.000	435,600	\$580.00	
Test Site						
ACREAGE	0	0	6.085	265,063	\$11,200.00	
Secondary Site						

AGRICULTURAL

TYPE	SOIL	ACRES	CAUV VALUE (100%)
C	LIC1B	13.646	\$29,066.00
C	BKE	6.800	\$2,380.00
P	WHC	6.190	\$6,871.00
P	RCD	5.600	\$1,960.00
P	DOL1A	5.000	\$9,000.00
P	OMU1B	3.500	\$7,700.00
C	FBF	2.670	\$935.00
P	WEB	1.700	\$3,026.00
P	MEL1A	0.060	\$49.00

X WAK MAC

X WAC WAC



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SEARCH MAPS INFO FORMS TOOLS

H010010000500

X

Q

Show search results for H0100...

82.203 39.216 Degrees

300ft



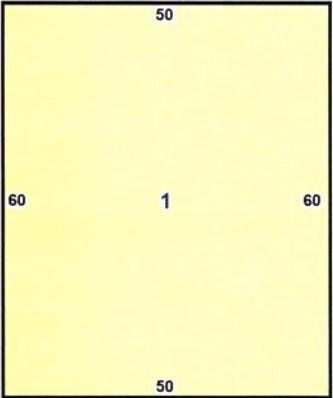
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6/17/2025



FIRST SKETCH

LEGAL



1 FOUR SIDE CLOSED MTL POL
3000 sqft

OWNER KRUSLING WILLIAM A ETAL
ADDRESS 901 CARPENTER RD RD
DESCRIPTION SEC 1 99.409AC
SCHOOL DIST ALEXANDER LOCAL SCH TAX DIST H01
ACREAGE 99.4090

VALUATION		
	APPRAISED	ASSESSED
LAND	\$272,570.00	\$95,400.00
IMPROVEMENTS	\$10,080.00	\$3,530.00
CAUV	\$86,310.00	\$30,210.00
TOTAL	\$282,650.00	\$33,740.00

TAXES

TAXABLE VALUE \$33,740.00
ROLLBACKS NONE
HALF (1ST / 2ND) \$705.06 / \$705.06
YEAR (TOTAL / BALANCE) \$1,410.12 / \$0.00

SPECIAL ASSESSMENTS

COUNT 0
DELINQUENT / BALANCE \$0.00 / \$0.00
TOTAL / BALANCE \$0.00 / \$0.00

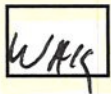
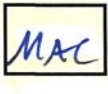
MOST RECENT SALES

DATE	BUYER	SELLER	# PARCELS	PRICE	VALIDITY
1/3/2011	KRUSLING WILLIAM A ETAL	LINDER DONALD G	1	\$160,000.00	QUALIFIED
12/27/2006	LINDER DONALD G		0	\$0.00	RELATED INDIVIDUALS OR CORPORATIONS

LAND

IMPROVEMENTS

CODE	FRONTAGE	DEPTH	ACREAGE	SQFT	VALUE	DESCRIPTION	BUILT	DIMS	VALUE
ACREAGE	0	0	52.000	2,265,120	\$119,600.00	(API) - 4 SIDES CLOSED, METAL POLE BLDG	2001	50x60	\$10,080.00
Primary Site									
ACREAGE	0	0	27.409	1,193,936	\$100,870.00				
House Lot									
ACREAGE	0	0	10.000	435,600	\$580.00				
Test Site									
ACREAGE	0	0	8.000	348,480	\$14,720.00				
Secondary Site									
ACREAGE	0	0	2.000	87,120	\$36,800.00				
Unknown									

X  

AGRICULTURAL

TYPE	SOIL	ACRES	CAUV VALUE (100%)
C	WMD	24.188	\$8,466.00
W	FBF	12.540	\$2,884.00
W	BKF	12.137	\$2,792.00
C	WHC	9.917	\$11,008.00
C	UPC	9.111	\$3,189.00
C	WMC	7.401	\$7,179.00
W	WMD	5.400	\$1,242.00
C	WEB	4.165	\$7,414.00
C	BKF	3.297	\$1,154.00
W	UPC	3.053	\$702.00
C	USD	2.447	\$856.00
H	HMI	2.000	\$36,800.00
C	GSC	1.562	\$2,234.00
O	OTHER	0.614	\$0.00
W	WHC	0.357	\$82.00
W	BKE	0.327	\$75.00
W	BRE	0.325	\$75.00
W	GSC	0.164	\$71.00
O	OTHER	0.158	\$0.00
C	FBF	0.146	\$51.00
W	WMC	0.050	\$12.00
C	BRE	0.048	\$17.00
W	WEB	0.002	\$2.00

X WAC MAC



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SEARCH MAPS INFO FORMS TOOLS



H010010000503 X

Show search results for H0100...



600ft
82.206 39.215 Degrees

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Esri, NASA, NGA, USGS, FEMA

WAK

MAC

X

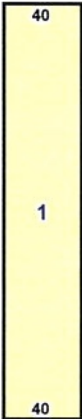
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FIRST SKETCH

LEGAL



1
SWINE CONFINEMENT BARN
8480 sqft

OWNER	KRUSLING WILLIAM A ETAL		
ADDRESS	901 CARPENTER RD		
DESCRIPTION	SEC 110.10AC		
SCHOOL DIST	ALEXANDER LOCAL SCH	TAX DIST	H01
ACREAGE	10.1000		
VALUATION			
	APPRAISED	ASSESSED	
LAND	\$52,630.00	\$18,420.00	
IMPROVEMENTS	\$39,770.00	\$13,920.00	
CAUV	\$24,160.00	\$8,460.00	
TOTAL	\$92,400.00	\$22,380.00	

TAXES		SPECIAL ASSESSMENTS	
TAXABLE VALUE	\$22,380.00	COUNT	0
ROLLBACKS	NONE	DELINQUENT / BALANCE	\$0.00 / \$0.00
HALF (1ST / 2ND)	\$467.68 / \$467.68	TOTAL / BALANCE	\$0.00 / \$0.00
YEAR (TOTAL / BALANCE)	\$935.36 / \$0.00		

MOST RECENT SALES

DATE	BUYER	SELLER	# PARCELS	PRICE	VALIDITY
1/3/2012	KRUSLING WILLIAM A ETAL	GERLIN PROPERTIES LTD	1	\$80,000.00	QUALIFIED
1/5/2011	GERLIN PROPERTIES LTD	LINDER DONALD G & SALLY A	1	\$0.00	NOT OPEN MARKET
1/5/2011	GERLIN PROPERTIES LTD	LINDER DONALD G & SALLY A	1	\$0.00	RELATED INDIVIDUALS OR CORPORATIONS
10/26/2009	LINDER DONALD G & SALLY A	UNITED PENTECOSTAL CHURCH OF ATHENS	1	\$50,000.00	UNVALIDATED SALES
12/27/2006	GERIG KRISTINA B		0	\$0.00	RELATED INDIVIDUALS OR CORPORATIONS

LAND					IMPROVEMENTS				
CODE	FRONTAGE	DEPTH	ACREAGES	SQFT	VALUE	DESCRIPTION	BUILT DIMS		VALUE
ACREAGE	0	0	9.100	396,396	\$33,490.00	(AW2) - SWINE CONFINEMENT BARN	1992	40x212	\$11,530.00
House Lot						(AW2) - SWINE CONFINEMENT BARN	1992	40x210	\$11,420.00
ACREAGE	0	0	1.000	43,560	\$19,140.00	(AW2) - SWINE CONFINEMENT BARN	1992	40x206	\$11,220.00
Building Site						(AW2) - SWINE CONFINEMENT BARN	1992	24x160	\$5,600.00

AGRICULTURAL

X WAK MAC

X

WALK

MAC



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SEARCH MAPS INFO FORMS TOOLS

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X

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Show search results for H0100...

300ft

-82.206 39.216 Degrees



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MOST RECENT PHOTO



LEGAL

OWNER KRUSLING WILLIAM A CHICDI MARIA A
ADDRESS 0 CARPENTER DR
DESCRIPTION SEC 1 10.559AC
SCHOOL DIST ALEXANDER LOCAL SCH TAX DIST H01
ACREAGE 10.5590

VALUATION		
	APPRAISED	ASSESSED
LAND	\$65,080.00	\$22,780.00
IMPROVEMENTS	\$0.00	\$0.00
CAUV	\$44,640.00	\$15,620.00
TOTAL	\$65,080.00	\$15,620.00

TAXES	
TAXABLE VALUE	\$15,620.00
ROLLBACKS	NONE
HALF (1ST / 2ND)	\$326.41 / \$326.41
YEAR (TOTAL / BALANCE)	\$652.82 / \$0.00

SPECIAL ASSESSMENTS	
COUNT	C
DELINQUENT / BALANCE	\$0.00 / \$0.00
TOTAL / BALANCE	\$0.00 / \$0.00

MOST RECENT SALES

DATE	BUYER	SELLER	# PARCELS	PRICE	VALIDITY
1/6/2011	KRUSLING WILLIAM A		1	\$0.00	QUALIFIED

LAND					IMPROVEMENTS	
CODE	FRONTAGE	DEPTH	ACREAGE	SQFT	VALUE	
ACREAGE	0	0	9.559	416,390	\$35,180.00	
House Lot						
ACREAGE	0	0	1.000	43,560	\$29,900.00	
Building Site						

AGRICULTURAL			
TYPE	SOIL	ACRES	CAUV VALUE (100%)
C	WHC	2.660	\$2,953.00
C	OTB	2.460	\$4,994.00
H	HMI	1.000	\$29,900.00
C	DXA	0.965	\$1,737.00
P	WEB	0.860	\$1,531.00
P	WHC	0.806	\$895.00
C	LKB	0.742	\$1,551.00
C	WMC	0.399	\$387.00
C	WEB	0.344	\$612.00
O	OTHER	0.236	\$0.00
P	WMC	0.087	\$84.00

X WAK MAC

TYPE	SOIL	ACRES	CAUV VALUE (100%)
O	OTHER	4.153	\$0.00
P	WHC	1.210	\$1,343.00
H	HMI	1.000	\$19,140.00
P	WEB	0.896	\$1,595.00
W	BKE	0.777	\$179.00
C	WHC	0.713	\$791.00
P	BKE	0.567	\$198.00
C	WMC	0.553	\$536.00
C	WEB	0.212	\$377.00
W	WMC	0.019	\$4.00

X

WMC

MAC

- X WAK MAC



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SEARCH MAPS INFO FORMS TOOLS

H010010000505

X

Q

Show search results for H0100...

300ft

82.203 39.214 Degrees

esri

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The map shows an aerial view of a rural landscape. A yellow dashed line runs vertically on the left side. A blue highlighted polygon outlines a specific area in the center-right. The area contains several buildings, including a large white barn-like structure and a smaller white building. The surrounding land is mostly green and brown, indicating fields and trees. The map is powered by Esri.

X WAC MAC



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Address, Owner, or PIN

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SEARCH MAPS ▾ INFO ▾ FORMS ▾ TOOLS ▾

600ft

82.199 39.217 Degrees

COLUMBIA-RD

SAWMILL-RD

CARPENTER-RD

CARPENTER-RD

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POWERED

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