BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-020022.0000 RES
B20 2025

## sale

| | | |
|---|---|---|
| 2022 | REXROAD DONNA | 2020-11-13 |
| 2023 | REXROAD DONNA | 2020-11-13 |
| 2024 | REXROAD DONNA | 2020-11-13 |
| 2025 | REXROAD DONNA | 2020-11-13 PT NE4 NE4 S4 5.00A |
| | 0191 TR 165 | 1QC |
| | | $0 |
| | DUNKIRK OH 45836 | |

## Eff Rate: – 47.59 — 37.57 — 37.86 — 37.72 — a/r

| | 2022 | 2023 | 2024 | 2025 | CAMA |
|---|---|---|---|---|---|
| Tax Year | | | | | |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 5.0000 | 5.0000 | 5.0000 | 5.0000 | |
| Land100% | 18600 | 27000 | 27000 | 27000 | 27000 |
| Bldg100% | 210110 | 219710 | 219710 | 219710 | 219720 |
| Totl100% | 228710t | 246710t | 246710t | 246710t | 246720t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 6510 | 9450 | 9450 | 9450 | 9450 |
| Bldg 35% | 73540 | 76900 | 76900 | 76900 | 76900 |
| Totl 35% | 80050t | 86350t | 86350t | 86350t | 86350t |
| Hmstd35% | 75290 | 78950 | 78950 | 78840 | |
| Owner Oc | 84.76 | 70.36 | 70.12 | 69.72 | |
| Hmstd RB | | | | | |
| Net Tax | 3364.74 | 2866.28 | 2893.30 | 2881.64 | |
| Sp-Asmnt | 18.00 | 24.50 | 20.00 | 32.46 | |

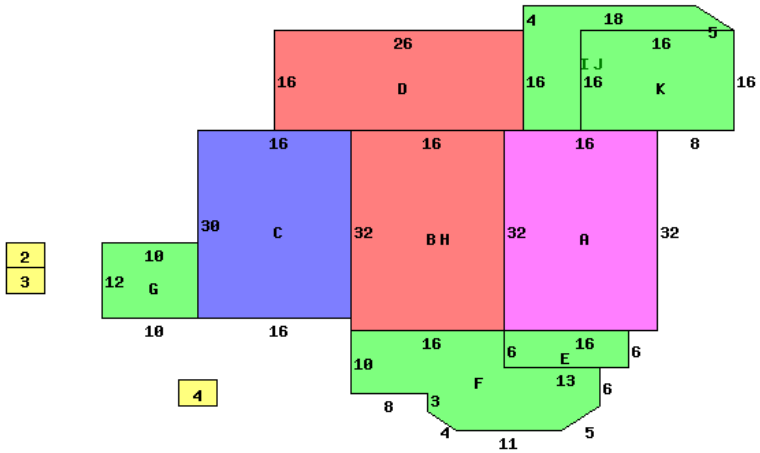
hmstd 5250 l 73590 b

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 512 | | a | *MAIN |
| 1 | F/C | A | | 512 | | b | ADDTN |
| | F | G | | 480 | 11520 | c | GRAGE |
| 2 B | F | A | | 416 | | d | ADDTN |
| | EFP | P | | 78 | 3120 | e | PORCH |
| | DK | P | | 296 | 4440 | f | PORCH |
| | PAT | P | | 120 | 360 | g | PORCH |
| | CATH | X | | 512 | | h | OTHER |
| | CAN | P | | 176 | 1410 | i | PORCH |
| | PAT | P | | 176 | 530 | j | PORCH |
| | PAT | P | | 256 | 770 | k | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 467 | 1 | 2020-11-13 | REXROAD DONNA | 1QC * | 0 | 18600 | 210110 |
| 3 | 1 | 2005-01-03 | REXROAD GARY & DONNA F | 1WD | 230000 | 11370 | 135690 |
| 53 | 1 | 2001-01-30 | TRACY SCOTT A & ROBYN M | 1WD | 204500 | 11140 | 121170 |
| 1154 | 1 | 1993-11-16 | MCCOY II JAMES R & NANCY | 1SD * | 0 | 0 | 72000 |
| 1023 | 2 | 1989-12-04 | | 2WD | 16500 | 10000 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2021 | 6510 | 73540 | 80050 | 3382.56 |
| 2020 | 6510 | 73540 | 80050 | 3396.84 |

| | p r o j e c t | | ben acres | / % | factor |
|---|---|---|---|---|---|
| 497 | KEIPER JT DITCH - HANCOCK CO | XA/2015 | | | |
| 468 | STONE JOINT DITCH - HANCOCK | XA/2025 | | | |
| 500 | HARDIN COUNTY LANDFILL | XA/2025 | | | |
| 921 | BLANCHARD RIVER MAINT | XA/2023 | | | |




0191 TR 165 45836

Occupancy 1 Single Family

Story Height 2

| Floor Level | | | Sq-Ft | Value |
|---|---|---|---|---|
| | Main | FRAME | 1440 | 113850 |
| | Full Upper | FRAME | 416 | 37290 |
| | Basement | | 416 | 8000 |
| | Subtotal | | | 159140 |
| Shingle | Roof | GABLE | | |

*DWELLING COMPUTATIONS

| | B 1 2 U A | | |
|---|---|---|---|
| Plaster/Drywall | X X | Air Conditioning | 3300 |
| Unfinished Wall | X | Plumbing | 4200 |
| Floor/Carpet | X X | Garages and Carports | 11520 |
| Number of Rooms | 1 4 3 | Extra Features | 10630 |
| Bedrooms | 1 2 | Total Value | 188790 |
| Central Heat | A | PUB ELECTRIC | |
| FORCED AIR | | PRIV WATER | |
| Central A/C | A | PRIV SEWER | |
| Plumbing | | | |
| Standard | 1 | Neighborhood: | |
| Extra 3 Fixture | 2 | Code: | 100 |
| | | Dwl/Gar/NC% | 1.2500 |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1 F/C | | 1856 | | C+ | 1990VG | 207670 | .19 | | 210270 | |
| 2 | Shed | *SV 0 | 12X16 | 192 | | | 1992AV | 800 | | | 800 | |
| 3 | P | *SV RFX0 | 8X16 | 128 | | | 1992AV | 300 | | | 300 | |
| 4 | Pole Build | MT 0 | 36X40 | 1440 | | C | 1994AV | 20880 | .60 | | 8350 | CONCRET FL |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 15000 | 15000 | 15000 | 15000 |
| other | 4.0000 | | | | 3000 | 3000 | 12000 | 12000 |

Call Back: Sign: PSN Date: 2015-10-15 Lister: 01-020022.0000-v082020R