BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-030013.0000 RES
C05 2026

sale

2023	EDDINGTON SCOTT A & S	2020-10-28
2024	EDDINGTON SCOTT A & S	2020-10-28
2025	EDDINGTON SCOTT A & S	2020-10-28
2026	EDDINGTON SCOTT A & SAM	2020-10-28 W PT S 1/2 SW 1/4 S5
	0782 TR 145	1WD 1.037A
		$140,000
	DUNKIRK OH 45836	

Eff Rate: – 37.57 — 37.86 — 37.71 — 37.72 — a/r

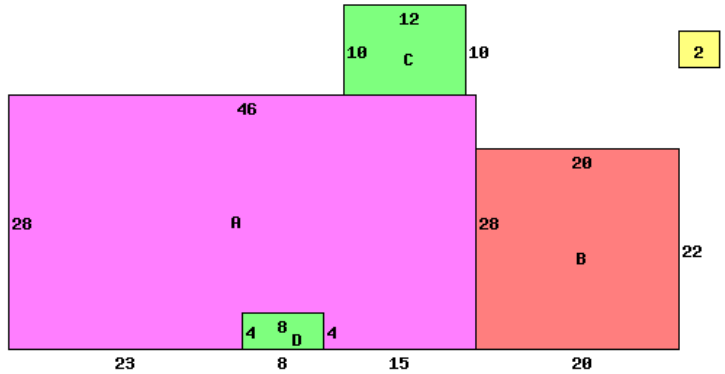
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.0400	1.0400	1.0400	1.0400	1.0400			
Land100%	15200	15200	15200	15200		15200	17460	17450
Bldg100%	125200	125200	125200	125200		125200	158860	158850
Totl100%	140400t	140400t	140400t	140400t		140400t	176310t	176300t
Cauv100%								
Tax Value:								
Land 35%	5320	5320	5320	5320		5320	6110	6110
Bldg 35%	43820	43820	43820	43820		43820	55600	55600
Totl 35%	49140t	49140t	49140t	49140t		49140t	61710t	61700t
Hmstd35%	47310	47310	47310	47310		47310	59870	
Owner Oc	42.16	42.02	41.84	41.84	41.84	hmstd 5250 l	42060 b	
Hmstd RB								
Net Tax	1629.02	1644.42	1637.74	1637.74	1637.74			
Sp-Asmnt	22.00	18.00	37.20	37.20				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1256		a	*MAIN
1	F	A		440		b	ADDTN
	OFP	P		120	3600	c	PORCH
	OMP	P		32	1120	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
492	1	2020-10-28	EDDINGTON SCOTT A & SAMAN	1WD	140000	12110	91200

Year	Land	Bldg	Total	Net Tax
2022	4450	37160	41610	1747.56
2021	4450	37160	41610	1756.86

project		ben acres	/ %	factor
921	BLANCHARD RIVER MAINT XA/2023			
500	HARDIN COUNTY LANDFILL XA/2025			
615	BEACH MAINT-HANCOCK COUNTY XA/2025			



0782 TR 145 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1696	127050
	Subtotal			127050
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Fireplaces	2000
Floor/Carpet	X	Plumbing	1400
Floor/Tile-Lino	X	Extra Features	6880
Number of Rooms	6	Total Value	137330
Bedrooms	3		
		PUB ELECTRIC	
Fireplace		PRIV WATER	
Openings	1	PRIV SEWER	
Stacks	1	PUB PAVED ST/RD	
Central Heat	A		
ELECTRIC		Neighborhood:	
Plumbing		Code:	100
Standard	1	Dwl/Gar/NC%	1.6000
Extra 2 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 F/C		1696		C	1978AV	137330	.30		153810
2	Pole Build		30X40	1200		C	1986AV	14400	.65		5040

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	.0400				5000	5000	200	200

Call Back: Sign: PSN Date: 2015-10-15 Lister: