BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-040022.0000 RES
D12 2026

sale

2023 LUDWIG RYAN R TRUSTEE	2013-06-10	
2024 LUDWIG RYAN R TRUSTEE	2013-06-10	
2025 LUDWIG RYAN R TRUSTEE	2013-06-10	
2026 LUDWIG RYAN R TRUSTEE	2013-06-10 SW 1/4 PT SE 1/4 S6	
0786 US 68	1QC 4.91A	
	$0	
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	4.9100	4.9100	4.9100	4.9100	4.9100			
Land100%	30710	30710	30710	30710		30710	32970	32970
Bldg100%	215690	215690	215690	215690		215690	270630	270630
Totl100%	246400t	246400t	246400t	246400t		246400t	303600t	303600t
Cauv100%								
Tax Value:								
Land 35%	10750	10750	10750	10750		10750	11540	11540
Bldg 35%	75490	75490	75490	75490		75490	94720	94720
Totl 35%	86240t	86240t	86240t	86240t		86240t	106260t	106260t
Hmstd35%	73930	73930	73930	73930		73930	93950	
Owner Oc	65.88	65.66	65.38	65.38	65.38	hmstd 5250 l	68680 b	
Hmstd RB	606.32	655.04	675.76	675.76	675.76			
Net Tax	2260.70	2238.96	2206.48	2206.48	2206.48			
Sp-Asmnt	25.98	21.98	45.50	45.50				

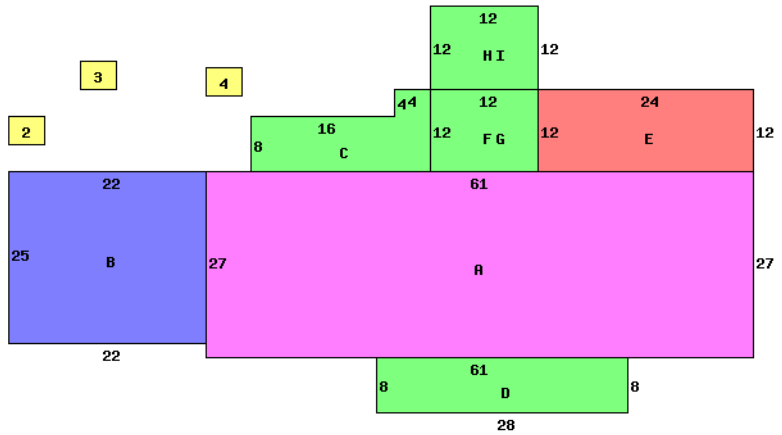
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1647		a	*MAIN
	B2	G		550	15400	b	GRAGE
	DK	P		176	2640	c	PORCH
	OFP	P		224	6720	d	PORCH
1	F	A		288		e	ADDTN
	CAN	P		144	1150	f	PORCH
	DK	P		144	2160	g	PORCH
	DK	P		144	2160	h	PORCH
	CAN	P		144	1150	i	PORCH

gas fireplace

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
263	1	2013-06-10	LUDWIG RYAN R TRUSTEE	1QC *	0	19940	131170
260	4	2013-06-10	LUDWIG RUSSELL W & JUDITH	4FD *	0	19940	131170
200	4	2003-04-24	LUDWIG RUSSELL W & JUDIT	4QC *	0	17890	116570

Year	Land	Bldg	Total	Net Tax
2022	7710	61420	69130	2175.68
2021	7710	61420	69130	2187.12

project		ben acres	/ %	factor
235 KELLOGG #983 - BLANCHARD	XA/2025			
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			
615 BEACH MAINT-HANCOCK COUNTY	XA/2025			
305 LEASE #1037 - BLANCHARD	XA/2025			



0786 US 68 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	1935	148820
	Basement		1647	30470
	Subtotal			179290
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	550 sq ft	Basement Finish	6070
Unfinished Wall	X		Air Conditioning	3310
Floor/Hardwood	X		Plumbing	4200
Floor/Carpet	X X		Garages and Carports	15400
Number of Rooms	1 5		Extra Features	15980
Bedrooms	3		Total Value	224250
Central Heat	A		PUB ELECTRIC	
GEOTHERMAL			PRIV WATER	
Central A/C	A		PRIV SEWER	
Plumbing			PUB PAVED ST/RD	
Standard	1			
Extra 3 Fixture	2		Neighborhood:	
			Code:	100
			Dwl/Gar/NC%	1.6000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B B		2485		C	1973GD	224250	.30		251160
2	Pole Build		54X72	3888		C	1984GD	46660	.60		18660
3	Shed		12X20	240		D	OLD/AV	2300	.65		810
4	Shed	*PP	10X14	140			2017AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	3.9100				5000	4020	15720	15720

Call Back: Sign: PSN Date: 2015-10-16 Lister: