BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-100029.0000 RES
J20 2026

sale

2023	WYKES TODD S	2018-03-19
2024	WYKES TODD S	2018-03-19
2025	WYKES TODD S	2018-03-19
2026	WYKES TODD S	2018-03-19 PT SW1/4 SW1/4 NE1/4 S16
	2462 CR 159	1SH 2.00A
		$14,100
	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	2.0000	2.0000	2.0000	2.0000	2.0000			
Land100%	20000	20000	20000	20000		20000	22260	22250
Bldg100%	152340	152340	152340	152340		152340	195000	194990
Totl100%	172340t	172340t	172340t	172340t		172340t	217260t	217240t
Cauv100%								
Tax Value:								
Land 35%	7000	7000	7000	7000		7000	7790	7790
Bldg 35%	53320	53320	53320	53320		53320	68250	68250
Totl 35%	60320t	60320t	60320t	60320t		60320t	76040t	76030t
Hmstd35%	58570	58570	58570	58570		58570	74290	
Owner Oc	52.20	52.02	51.80	51.80	51.80	hmstd 5250 l	53320 b	
Hmstd RB								
Net Tax	1999.20	2018.08	2009.90	2009.90	2009.90			
Sp-Asmnt	35.95	31.95	34.95	34.95				

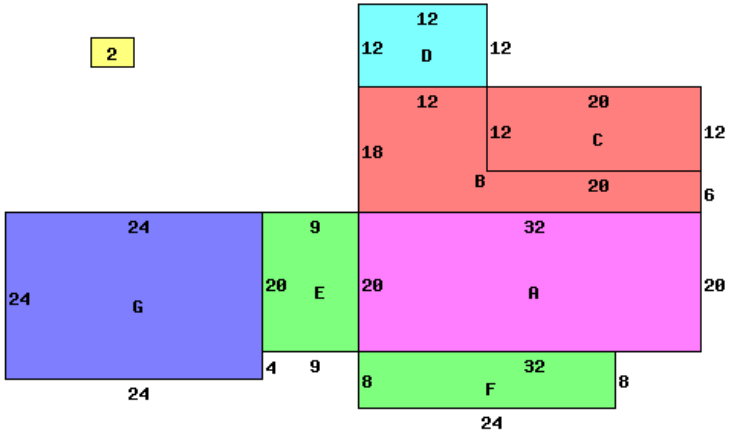
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		640		a	*MAIN
1 B	F	A		336		b	ADDTN
1	F/C	A		240		c	ADDTN
04	F	O		144	1730	d	OTHER
	EFP	P		180	7200	e	PORCH
	OFP	P		192	5760	f	PORCH
	F	G		576	13820	g	GRAGE

gas fireplace

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
100	1	2018-03-19	WYKES TODD S	1SH	*	14100	15000	29400
40	1	2008-01-28	WILLIAMS ANTHONY	1WD		62500	12910	51230
363	1	2007-07-17	WYKES CHAD R & STEPHANIE	1WD		35000	12910	51230
258	2	2007-05-30	MILLER H MICHAEL & CARYL	2SH		150000	12910	51230
720	2	2004-11-05	JOHNSON KENNETH E	2WD		104620	11140	46430

Year	Land	Bldg	Total	Net Tax
2022	5460	37950	43410	1822.94
2021	5460	37950	43410	1832.58

project			ben acres	/ %	factor
235	KELLOGG #983 - BLANCHARD	XA/2025			
921	BLANCHARD RIVER MAINT	XA/2023			
500	HARDIN COUNTY LANDFILL	XA/2025			
257	BAERTSCHE #1002 BLANCHARD RI	XA/2025			



2462 TR 159 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	1216	104110
	Part Upper	FRAME	640	38070
	Basement		120	2650
	Subtotal			144830
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		D	D		
Unfinished Wall	X				
Floor/Hardwood		X	X		
Floor/Carpet		X	X		
Number of Rooms	1	6	3		
Bedrooms		2	3		
Central Heat			A		
FORCED AIR					
Plumbing					
Standard	1				

Garages and Carports	13820
Extra Features	15450
Total Value	174100
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
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	1T F/C		1856		C	1920VG	174100	.30		194990
2	Shed	*PP	10X12	120			OLD/	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	1.0000				5000	5000	5000	5000

Call Back: Sign: PSN Date: 2015-10-20 Lister: