

BLANCHARD TWP
NORTHERN SD

00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-100030.0000
J30

RES
2025

sale

Eff Rate:- 47.59 — 37.57 — 37.86 — 37.72 — a/r

2022	ANDINO NICOLE L & JUA	2013-07-10	
2023	ANDINO NICOLE L & JUA	2013-07-10	
2024	ANDINO NICOLE L & JUA	2013-07-10	
2025	MULLETT EUGENE	2024-08-16	PT SE COR NE1/4 SE1/4 S16
	2661 TR 165	LWD	10.32A
	DUNKIRK OH 45836	\$405,000	

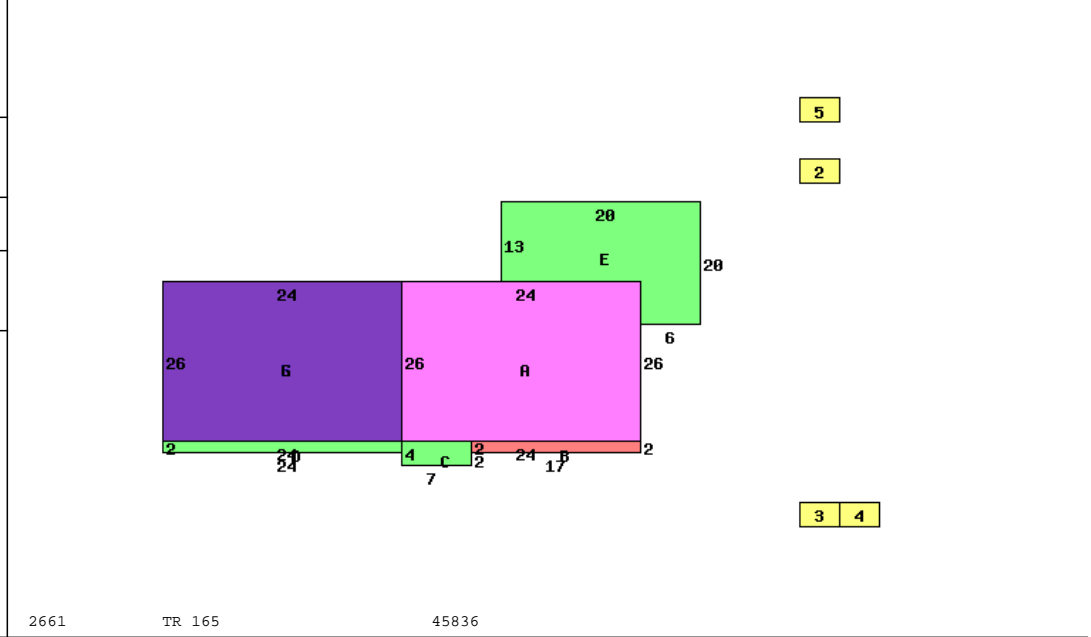
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	10.3200	10.3200	10.3200	10.3200	
Land100%	26110	42000	42000	42000	42000
Bldg100%	139340	167200	167200	167200	167200
Totl100%	165460t	209200t	209200t	209200t	209200t
Cauvl00%					
Tax Value:					
Land 35%	9140	14700	14700	14700	14700
Bldg 35%	48770	58520	58520	58520	58520
Totl 35%	57910t	73220t	73220t	73220t	73220t
Hmstd35%	52800	63370	62710	62710	
Owner Oc	59.44	56.48	56.28	55.46	hmstd 5250 l 57460 b
Hmstd RB					
Net Tax	2436.00	2433.62	2456.56	2447.14	
Sp-Asmnt	34.07	54.16	50.16	53.16	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		624		b	ADDTN
1	F/C	A		34		c	PORCH
	STP	P		28	110	d	PORCH
	OH	P		48	1820	e	PORCH
1	BAL	P		302	4530	f	ADDTN
	F/C	A		624		g	GRAGE
	F	G		624	14980		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
342	1	2024-08-16	MULLETT EUGENE	LWD	405000	42000	167200
341	1	2013-07-10	ANDINO NICOLE L & JUAN	LWD	183500	25340	97340
714	1	2003-12-04	NICHOLS TIMOTHY E & LORI	LWD	172900	23570	81400
552	1	2000-12-28	SAMPSON REGINALD L	LCT *	0	22940	74540

Year	Land	Bldg	Total	Net Tax
2021	9140	48770	57910	2448.90
2020	9140	48770	57910	2459.26

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



2661 TR 165 45836

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 1282 105980
	Basement	624 11840
	Subtotal	117820
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X X	270 sq ft Basement Finish 3140
Floor/Carpet	X X	Fireplaces 2000
Number of Rooms	1 5	Air Conditioning 2750
Bedrooms	3	Plumbing 2100
		Garages and Carports 14980
Fireplace		Extra Features 6460
Openings	1	Total Value 149250
Stacks	1	
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Central A/C	A	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	
Extra 3 Fixture	1	Neighborhood:
		Code: 100
		Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F	1552	1552		C+	1985VG	164180	.20		164180
2 Shed		14X24	336		D	1987AV	3230	.65		1130
3 P	DK	18X20	360		C	1987AV	5400	.65		1890
4 POND	*.13AC		0			1988GD	0			0
5 Shed	*PP	8X12	0			2001AV	0			0
		acres/	effective	depth	depth	actual	effective	extended	true	
		frontage	frontage	depth	factor	rate	rate	value	value	
homesite		1.0000	15000			15000	15000	15000	15000	
other		9.0000	3000			3000	3000	27000	27000	
road		.3200								