BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-100032.0000 RES
J15 2026

sale

2023	PERRY TINA M	2015-05-27
2024	PERRY TINA M	2015-05-27
2025	PERRY TINA M	2015-05-27
2026	PERRY TINA M	2015-05-27 PT NW1/4 NE1/4 S16 1.787A
	2064 TR 159	2WD
		$127,700

DUNKIRK OH 45836

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

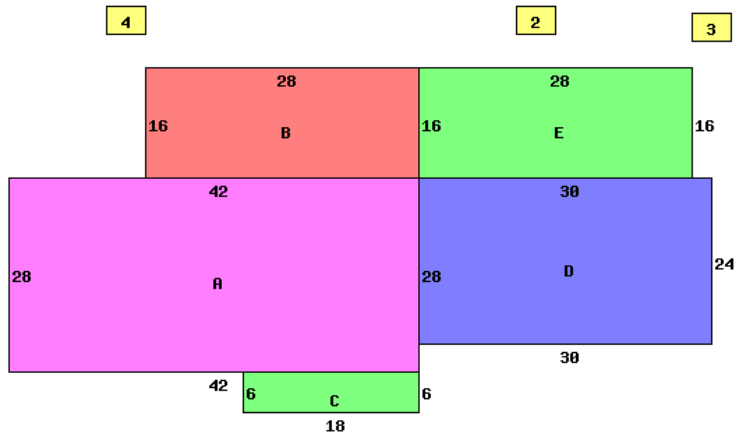
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.7900	1.7900	1.7900	1.7900	1.7900			
Land100%	18940	18940	18940	18940		18940	21200	21200
Bldg100%	174940	174940	174940	174940		174940	222970	222960
Totl100%	193890t	193890t	193890t	193890t		193890t	244170t	244160t
Cauv100%								
Tax Value:								
Land 35%	6630	6630	6630	6630		6630	7420	7420
Bldg 35%	61230	61230	61230	61230		61230	78040	78040
Totl 35%	67860t	67860t	67860t	67860t		67860t	85460t	85460t
Hmstd35%	65280	65280	65280	65280		65280	82870	
Owner Oc	58.18	57.98	57.74	57.74	57.74	hmstd 5250 l	60030 b	
Hmstd RB								
Net Tax	2249.64	2270.90	2261.66	2261.66	2261.66			
Sp-Asmnt	32.51	28.51	31.51	31.51				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1176		a	*MAIN
1	F/C	A		448		b	ADDTN
	OFP	P		108	3240	c	PORCH
	F2	G		720	17280	d	GRAGE
	EFP	P		448	17920	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
248	2	2015-05-27	PERRY TINA M	2WD	127700	12860	106400
186	2	2014-05-14	WILLIAMS NICHOLAS & SHELB	2WD	120000	12860	103770
589	2	2007-10-26	RODABAUGH CLINT W	2WD	115000	12260	97230
314	4	2007-06-21	MILLER H MICHAEL & CARYL	4WD	230000	12260	97230

Year	Land	Bldg	Total	Net Tax
2022	5240	48410	53650	2253.40
2021	5240	48410	53650	2265.36

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			



2064 TR 159 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1624	124590
	Basement		1176	21910
	Subtotal			146500
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	550 sq ft	Basement Finish	6070
Unfinished Wall	X		Air Conditioning	2890
Floor/Carpet	X		Plumbing	2100
Floor/Concrete	X		Garages and Carports	17280
Number of Rooms	1 6		Extra Features	21160
Bedrooms	3		Total Value	196000
Central Heat	A		PUB PAVED ST/RD	
FORCED AIR				
Central A/C	A		Neighborhood:	
Plumbing			Code:	100
Standard	1		Dwl/Gar/NC%	1.6000
Extra 3 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 B F		2174		C	OLD/VG	196000	.30		219520
2	Flat Barn		50X55	2750		D	OLD/FR	26400	.80	.50	2640
3	Shed	*SV 0	12X16	192			OLD/AV	800			800
4	POND	*.18 AC		0			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	.7900				5000	5000	3950	3950

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