BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-120018.0000 RES
M08 2026

sale

2023	BATES KEVIN N & JO AN	2016-07-06
2024	BATES KEVIN N JR & KE	2023-05-12
2025	BATES KEVIN N JR & KE	2023-05-12
2026	BATES KEVIN N JR & KELL	2023-05-12 PT SW 1/4 S18 .945A
	2984 CR 135	2QC
		$0
	DOLA OH 45835	

2027	BATES KEVIN N JR & KELL	2025-02-13
	2984 CR 135	2QC
	DOLA OH 45835	

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

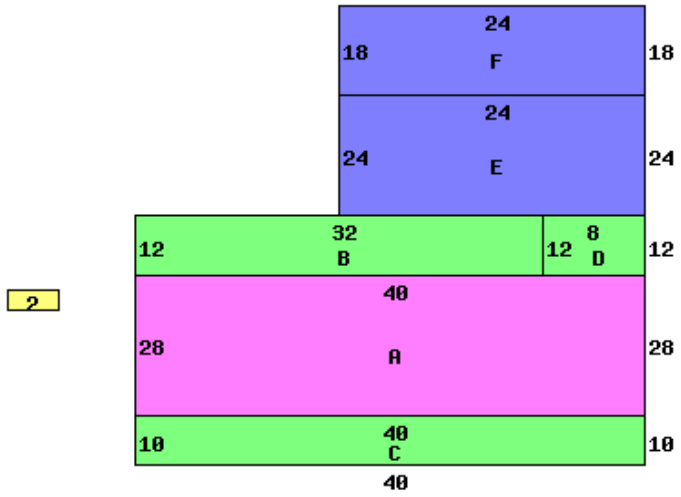
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	.9450	.9450	.9450	.9450	.9450			
Land100%	14170	14170	14170	14170		14170	16310	16300
Bldg100%	134230	134230	134230	134230		134230	171800	171810
Totl100%	148400t	148400t	148400t	148400t		148400t	188110t	188110t
Cauv100%								
Tax Value:								
Land 35%	4960	4960	4960	4960		4960	5710	5710
Bldg 35%	46980	46980	46980	46980		46980	60130	60130
Totl 35%	51940t	51940t	51940t	51940t		51940t	65840t	65840t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1766.40	1782.52	1775.26	1775.26	1775.26			
Sp-Asmnt	25.00	21.00	24.12	24.12				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1120		a	*MAIN
	PAT	P		384	1150	b	PORCH
	STP	P		400	1600	c	PORCH
	EFP	P		96	3840	d	PORCH
F	F	G		576	13820	e	GRAGE
	F	G		432	10370	f	GRAGE

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
75	2	2025-02-13	BATES KEVIN N JR & KELLY	2QC	*	0	14170	134230
187	2	2023-05-12	BATES KEVIN N JR & KELLY	2QC	*	0	12600	103600
125	2	2023-03-27	BATES KEVIN N	2QC	*	0	12600	103600
274	2	2016-07-06	BATES KEVIN N & JO ANN	2WD		40000	10510	45260
283	2	2010-06-15	MILLER LESTER L	2FD	*	40000	10490	47260
212	1	2010-06-15	MILLER CHARLES E	1CT	*	0	10490	47260

Year	Land	Bldg	Total	Net Tax
2022	4410	36260	40670	1752.54
2021	4410	36260	40670	1761.86

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



2984 CR 135 45835

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1120	103370
	Full Upper	FRAME	576	47420
	Subtotal			150790
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Garages and Carports	24190
Panelled Wall	X	Extra Features	6590
Floor/Hardwood	X	Total Value	181570
Floor/Carpet	X		
Floor/Tile-Lino	L	PUB ELECTRIC	
Number of Rooms	6	PRIV WATER	
Bedrooms	3	PRIV SEWER	
		PUB PAVED ST/RD	
Central Heat	A		
ELECTRIC		Neighborhood:	
Plumbing		Code:	100
Standard	1	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 F/C		1696		C-	1962GD	163410	.37		164720
2	Garage		22X28	616		C	1963FR	14780	.70		7090

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	.9450				17250	17250	16300	16300

Call Back: Sign: PSN Date: 2017-06-23 Lister: