

BLANCHARD TWP
NORTHERN SD

00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-160029.0000
L09.01

RES
2025

sale

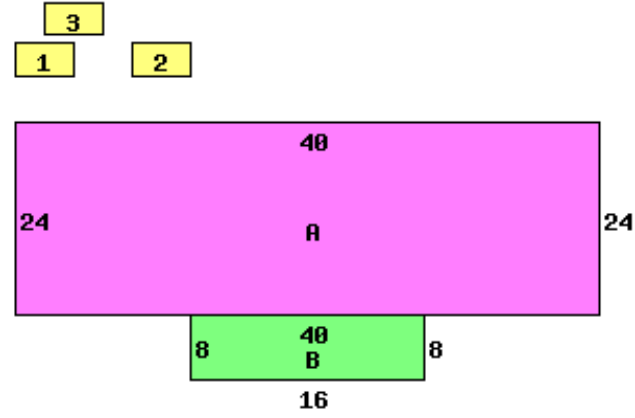
Eff Rate:- 47.59 — 37.57 — 37.86 — 37.72 — a/r

2022 ELSASSER THOMAS & LOI	
2023 MCELREE STEPHANIE M	2022-05-31
2024 MCELREE STEPHANIE M	2022-05-31
2025 MCELREE STEPHANIE M	2022-05-31 NE4 SE4 S22 2.00A
3603 CR 175	1WD
FOREST OH 45843	\$32,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	599	511	511	511
Acres		2.0000	2.0000	2.0000	
Land100%		9310	19310	19310	19300
Bldg100%	8690	11630	107740	107740	107750
Totl100%	8690t	20940t	127060t	127060t	127050t
Cauv100%	13110	46090	46090	46090	
Tax Value:					
Land 35%	4590	3260	6760	6760	6760
Bldg 35%	3040	4070	37710	37710	37710
Totl 35%	7630t	7330t	44470t	44470t	44470t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	328.78	411.58	1526.16	1519.96	
Sp-Asmnt		4.00	18.00	21.00	

Orig Tax Year 2023
Parent: 01-160010.0000

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1	F/C	M		960	3840	a	*MAIN	
	OFF	P		128		b	PORCH	
Sale#	#p	sale date	To			Type/Invalid?	Sale\$	co:land
263	1	2022-05-31	MCELREE STEPHANIE M			1WD	32000	0
p r o j e c t				ben acres	/	%	factor	
921	BLANCHARD RIVER MAINT			XA/2023				
500	HARDIN COUNTY LANDFILL			XA/2025				
235	KELLOGG #983 - BLANCHARD			XA/2025				



3603 CR 175 45843

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	960	100780
	Main	FRAME
	Subtotal	100780
Bedrooms	1	Extra Features 3840
Central Heat	A	Total Value 104620
Plumbing Standard	1	Neighborhood: Code: 100
		Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 Garage		16X22	352	C	1998AV	8450	.55	4750
2 Pole Build		35X53	1855	C	1978FR	22260	.70	6680
3 PUMP HOUSE	*SV	8X10	80		OLD/VP	200		200
4 DWELLING	1 F/C		960	C	2023AV	104620	.02 .25	96120
small acreage	acres/	effective	depth	actual	effective	extended	true	
road	frontage	frontage	depth	rate	rate	value	value	
homesite	.8597		factor	5000	5000	4300	4300	
	.1403							
	1.0000			15000	15000	15000	15000	