

BLANCHARD TWP
NORTHERN SD

00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-180004.0000
R24

AGR
2025

sale

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

2022 ANDERSON LARRY & TINA	2020-01-16	
2023 ANDERSON LARRY & TINA	2020-01-16	
2024 ANDERSON LARRY & TINA	2020-01-16	
2025 ANDERSON LARRY & TINA	2020-01-16	S PT NW 1/4 NE 1/4 S28
4230 CR 159	1SD	13.40A
DUNKIRK OH 45836	\$200,000	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	13.4000	13.4000	13.4000	13.4000	
Land100%	61570	68540	68540	68540	68530
Bldg100%	67740	127970	127970	127970	127970
Totl100%	129310t	196510t	196510t	196510t	196500t
Cauv100%	17860	23940	23940	23940	23930
Tax Value:					
Land 35%	6250	8380	8380	8380	23990
Bldg 35%	23710	44790	44790	44790	44790
Totl 35%	29960t	53170t	53170t	53170t	68780t
Hmstd35%	27590	49350	49350	49350	
Owner Oc	31.06	43.98	43.84	43.64	hmstd 5250 l 44100 b
Hmstd RB					
Net Tax	1259.96	1764.24	1780.90	1773.68	
Cauv Sav	659.30	530.90	535.72	533.52	
Sp-Asmnt	44.73	58.98	46.98	55.24	

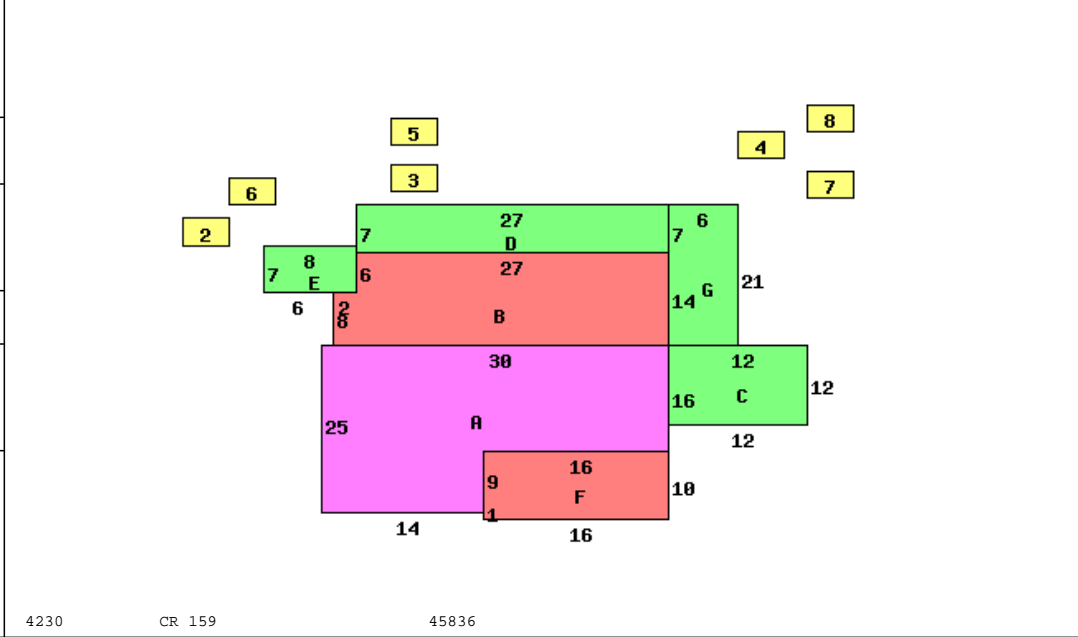
SHB+ 1T	CONS F/C	TYPE M	FACT	SQ-FT 606	VALUE	a *MAIN
1	F/C	A		394		b ADDTN
	DK	P		144	2160	c PORCH
	OFF	P		189	5670	d PORCH
	RFP	P		56	2240	e PORCH
1	F/C	A		160		f ADDTN
	OFF	P		126	3780	g PORCH

#: 19, L/W
gas fireplace
011800190000 7.90A
011800490000 3.241A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
20	1	2020-01-16	ANDERSON LARRY & TINA	1SD	200000	61460	58940
416	1	2019-09-20	MORRIS CODEE	LWD	135000	61460	58940
91817	1	2017-09-18	MOUSER DONNA E	LWD	101250	46200	52310
264	1	2017-06-12	MOUSER DONNA E ETAL	LWD *	0	46200	52310
510	1	2016-12-22	MOUSER DONNA E	LWD *	0	46200	52310
945	5	1994-10-14	COATES RUBY A	5CT *	0	0	61630

Year	Land	Bldg	Total	Net Tax
2021	6250	23710	29960	1266.64
2020	6250	23710	29960	1303.32

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



4230 CR 159 45836

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1T	Sq-Ft	Value
Floor Level	Main	FRAME	1160 102760
	Part Upper	FRAME	606 36050
	Subtotal		138810
Metal	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Air Conditioning	3230
Panelled Wall	X	Extra Features	13850
Floor/Hardwood	X	Total Value	155890
Floor/Pine	X		
Floor/Carpet	X	PUB ELECTRIC	
Floor/Tile-Lino	X	PRIV WATER	
Number of Rooms	4 3	PRIV SEWER	
Bedrooms	1 3	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	100
Central A/C	A	Dwl/Gar/NC%	1.2500
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1T F/C	1766			C	OLD/GD		155890	.40		116920
2 Flat Barn		30X48	1440		D	1955AV		13820	.80	.50	1380
3 Upground C	*SV 0	14X20	280			OLD/FR		400			400
4 Poultry Ho	*SV 0	18X30	540			OLD/FR		200			200
5 Garage		24X36	864		C	1974AV		20740	.65		9070
6 Grain Bin	*PP	12X14	168			OLD/PR		0			0
7 Grain Bin	*PP	12X10	120			OLD/PR		0			0
8 POND	*.24A		0			OLD/		0			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 12	FUA FULTON SILT LOAM 0-	1.0000	5240	5240	1770	1770					
C 39	PM PEWAMO SILTY CLAY L	1.1702	6490	7590	3560	4170					
W 12	FUA FULTON SILT LOAM 0-	.6515	1760	1150	230	150					
W 13	FUB FULTON SILT LOAM, 2	2.1187	1290	2730	230	490					
W 39	PM PEWAMO SILTY CLAY L	.4804	5370	2580	1670	800					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	.2582									
C 12	FUA FULTON SILT LOAM 0-	2.2649	5240	11870	230	520					
C 13	FUB FULTON SILT LOAM, 2	4.4561	5020	22370	230	1030					
0		.0000									
		13.4		68530	(100%)	23930					CAUV # 4332
				23990	(35%)	8380					

Call Back: Sign: PSN Date: 2015-11-02 Lister: 01-180004.0000-v082020R