BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-200013.0000 RES
T26 2025

sale

2022	YANKEE MAX W	2020-05-08
2023	CARLSON PAUL & DANIEL	2022-03-14
2024	CARLSON PAUL & DANIEL	2022-03-14
2025	CARLSON PAUL & DANIELLE	2022-03-14 PT N1/2 NE1/4 NE1/4 S30
	4172 US 68	1SD 2.27A
		$295,000
	DUNKIRK OH 45836	

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

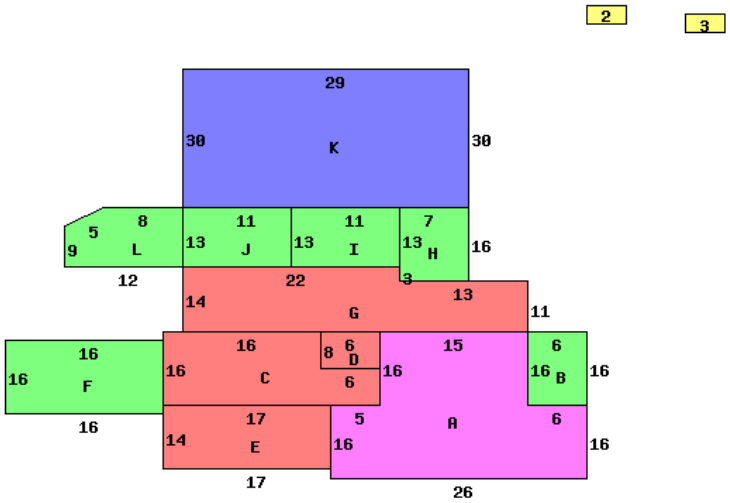
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.2700	2.2700	2.2700	2.2700	
Land100%	15660	20110	20110	20110	20100
Bldg100%	141740	215370	215370	215370	215360
Totl100%	157400t	235490t	235490t	235490t	235460t
Cauv100%					
Tax Value:					
Land 35%	5480	7040	7040	7040	7040
Bldg 35%	49610	75380	75380	75380	75380
Totl 35%	55090t	82420t	82420t	82420t	82410t
Hmstd35%		80630	80630	80630	
Owner Oc		71.86	71.62	71.32	hmstd 5250 l 75380 b
Hmstd RB					
Net Tax	2373.92	2731.14	2756.94	2745.74	
Sp-Asmnt	25.83	29.83	25.83	28.83	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		656		a	*MAIN
	OFP	P		96	2880	b	PORCH
2	F/C	A		304		c	ADDTN
1	F/C	A		48		d	ADDTN
1	F/C	A		238		e	ADDTN
	DK	P		256	3840	f	PORCH
1	F/C	A		451		g	ADDTN
	DK	P		112	1680	h	PORCH
	EBW	P		143	5720	i	PORCH
	DK	P		143	2150	j	PORCH
	F	G		870	20880	k	GRAGE
	DK	P		148	2220	l	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
111	1	2022-03-14	CARLSON PAUL & DANIELLE	1SD	295000	15660	141740
188	1	2020-05-08	YANKEE MAX W	1WD	200000	15060	121600
201	1	2015-05-06	SPRANG HALEY & AUSTIN	1SD	134500	13570	81200
26	1	2013-01-18	SCOTT TERRI D	1WD	90000	13570	80570
258	1	2012-06-13	FEDERAL HOME LOAN MORTGAG	1SH	66000	13570	80570
689	1	2000-11-22	MOWERY BETTY A	1WD	114133	10570	91710
340	1	2000-08-08	FIRST STAR BANK MILWAUKE	1WD *	0	10570	91710
41	1	1995-01-19	RENSING JACK E & JONI E	1SD	124500	0	82000
192	1	1994-03-15	FOX LINDA LEE	1WD	105000	0	82000

Year	Land	Bldg	Total	Net Tax
2021	5480	49610	55090	2386.54
2020	5480	49610	55090	2335.16

p r o j e c t		ben acres	/ %	factor
131 BLANCHARD RIVER MAINT	XA/2025			
183 WARMBROD - BLANCHARD	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
921 BLANCHARD RIVER MAINT	XA/2023			
235 KELLOGG #983 - BLANCHARD	XA/2025			



4172 US 68 45836

Occupancy 1 Single Family

Story Height 2

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	1697	127120
	Full Upper	FRAME	960	60530
	Basement		164	3450
	Subtotal			191100
Shingle	Roof	GABLE		

	B 1 2 U A		
Plaster/Drywall	X X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	4710
Floor/Hardwood	X	Plumbing	2100
Floor/Pine	X X	Garages and Carports	20880
Number of Rooms	1 5 2	Extra Features	18490
Bedrooms	2	Total Value	239280
Fireplace		PUB ELECTRIC	
Openings	1	PUB GAS	
Stacks	1	PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	100
Extra 3 Fixture	1	Dwl/Gar/NC%	1.2500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		2657		B-	OLD/GD	287140	.40		215360
2	POND	*.2AC		0			OLD/	0			0
3	Shed	*PP	10X14	140			2021	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	1.0200				5000	5000	5100	5100
road	.2500							

Call Back: Sign: PSN Date: 2015-11-02 Lister: 01-200013.0000-v082020R