

BLANCHARD TWP
NORTHERN SD

00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-200033.0000
T23

RES
2025

sale

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

2022 KEEGAN SANDY	2013-08-12	
2023 KEEGAN SANDY	2013-08-12	
2024 KEEGAN SANDY	2013-08-12	
2025 KEEGAN SANDY	2013-08-12	MID PT NE4 S30 2.001A
4291 US 68		1WD
	\$110,000	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.0010	2.0010	2.0010	2.0010	20010
Land100%	15600	20000	20000	20000	103840
Bldg100%	87000	103830	103830	103830	123850t
Totl100%	102600t	123830t	123830t	123830t	
Cauvl00%					

Orig Tax Year 2005
Parent: 01-200006.0000

Tax Value:	5460	7000	7000	7000	7000
Land 35%	30450	36340	36340	36340	36340
Bldg 35%	35910t	43340t	43340t	43340t	43350t
Totl 35%	33220	39630	39630	39630	
Hmstd35%	37.40	35.32	35.20	35.04	
Owner Oc					hmstd 5250 l 34380 b
Hmstd RB	1510.02	303.66	327.52	337.88	
Net Tax		1134.94	1124.66	1108.42	
Sp-Asmnt	28.68	32.68	28.68	28.68	

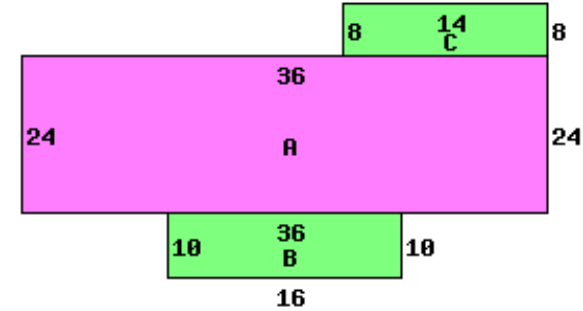
SHB+ 1Q	CONS F/C	TYPE M	FACT P	SQ-FT 864	VALUE 4800	a *MAIN
	OFF P			160	4800	b PORCH
	EFF P			112	4480	c PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
396	1	2013-08-12	KEEGAN SANDY	1WD	110000	13510	41770
114	1	2011-03-31	THAMES EDDIE F & PEGGY L	1WD *	24500	13490	65110
527	1	2010-11-15	HSHC MORTGAGE SERVICES IN	1SH *	50000	13490	65110
825	1	2004-12-20	STARKEY JOHN W & ANGEL M	1WD	78900	0	0

Year	Land	Bldg	Total	Net Tax
2021	5460	30450	35910	1518.04
2020	5460	30450	35910	1524.44

project	ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL			XA/2025
131 BLANCHARD RIVER MAINT			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
183 WARBROD - BLANCHARD			XA/2025

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4291 US 68 45836

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1Q	Sq-Ft	Value
Floor Level	864	98480
	864	13820
		112300
Metal Roof	GABLE	
Plaster/Drywall	X	X
Floor/Pine	X	X
Number of Rooms	5	2
Bedrooms		2
Central Heat	A	
FORCED AIR		
Central A/C	A	
Plumbing		
Standard	1	
		PUB ELECTRIC
		PRIV WATER
		PRIV SEWER
		PUB PAVED ST/RD
		Neighborhood:
		Code:
		Dwl/Gar/NC%
		1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1Q F/C	60X26	1560	C-	OLD/VG	.30		98220
2 Shed				C	1950FR	.70		5620
homesite	acres/	effective	depth	actual	effective	extended	true	
small acreage	frontage	frontage	depth	rate	rate	value	value	
	1.0000	15000	15000	5000	5000	5010	5010	