BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-240003.0000 RES
X17 2026

sale

2023 LOTZ TRACY N	2021-12-16	
2024 LOTZ TRACY N	2021-12-16	
2025 LOTZ TRACY N	2021-12-16	
2026 LOTZ TRACY N	2021-12-16 PT W 1/2 SE 1/4 S34	
5837 CR 167	2CT 3.712A	
	$0	
KENTON OH 43326		

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

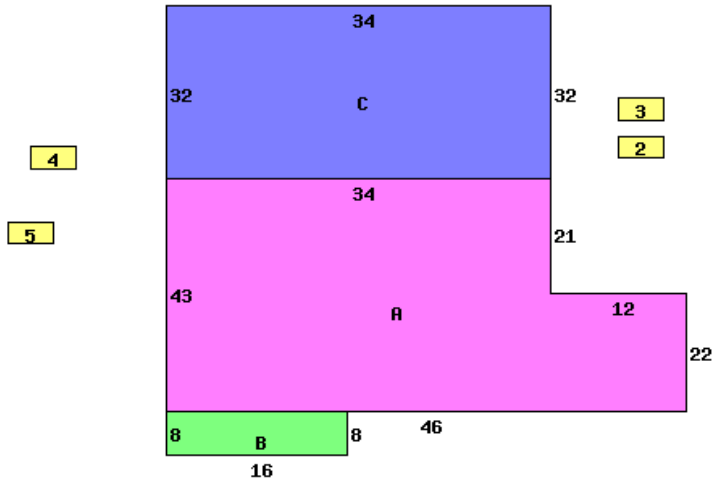
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.1720	3.1720	3.1720	3.1720	3.1720			
Land100%	25460	25460	25460	25460		332060	332060	27710
Bldg100%	123430	123430	123430	123430		123430	155000	155000
Totl100%	148890t	148890t	148890t	148890t		455490t	487060t	182710t
Cauv100%	332060	332060	332060	332060		332060	332060	
Tax Value:								
Land 35%	8910	8910	8910	8910		8910	9700	9700
Bldg 35%	43200	43200	43200	43200		43200	54250	54250
Totl 35%	52110t	52110t	52110t	52110t		52110t	63950t	63950t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1772.18	1788.36	1781.08	1781.08	1781.08			
Sp-Asmnt	28.00	24.00	27.00	27.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1726		a	*MAIN
	OFP	P		128	3840	b	PORCH
	B	G		1088	30460	c	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
374	5	2012-09-04	LOTZ DAVID W	5CT *	0	193740	85540
256	2	2001-06-08	LOTZ DAVID W & KATHY J	2AF *	0	96030	80860
255	2	2001-06-08	LOTZ DAVID W	2AF *	0	96030	80860

Year	Land	Bldg	Total	Net Tax
2022	6610	41970	48580	2260.00
2021	5080	41970	47050	2038.24

project		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT XA/2025			
500	HARDIN COUNTY LANDFILL XA/2025			
133	BREIDENBACH - BLANCHARD XA/2025			
921	BLANCHARD RIVER MAINT XA/2023			
235	KELLOGG #983 - BLANCHARD XA/2025			



5837 CR 167 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	1726	140340
	Basement		431	8280
	Subtotal			148620
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		X	
Unfinished Wall	X		
Floor/Pine		X	
Floor/Carpet		X	
Number of Rooms	1	7	
Bedrooms		2	
Fireplace			
Openings	1		
Stacks	1		
Central Heat		A	
FORCED AIR			
Central A/C		A	
Plumbing			
Standard	1		

Fireplaces	2000
Air Conditioning	2990
Garages and Carports	30460
Extra Features	3840
Total Value	187910
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	100
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 B B		1726		C	1950AV	187910	.55		135290
2	Shed	*NV		0			OLD/	0			0
3	Crib/Grana	*SV 0	24X40	960			OLD/AV	600			600
4	Quonset		40X60	2400		C	1955AV	28800	.65		10080
5	Garage		24X28	672		C	1977AV	16130	.65		9030

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	2.0921				5000	5000	10460	10460
road	.0799							

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