BLANCHARD TWP
DUNKIRK CORP 00030

Hardin County, Ohio
Michael T. Bacon, Auditor

03-050031.0000 RES
B34 2026

sale

2023 HIPSHER JESS & ELLEN	2000-01-04	
2024 HIPSHER JESS W	2023-03-21	
2025 HIPSHER JESS W	2023-03-21	
2026 HIPSHER JESS W	2023-03-21	WICKWIRES 15
410 S WALNUT ST	2CT	
	$0	
DUNKIRK OH 45836		

2027 HIPSHER NEIL L & JESS R	2025-04-23	
410 S WALNUT ST	5AF	
DUNKIRK OH 45836		

Eff Rate:– 39.07 — 39.36 — 39.21 — 39.22 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5630	5630	5630	5630		5630	6540	6530
Bldg100%	63540	63540	63540	63540		63540	82230	82230
Totl100%	69170t	69170t	69170t	69170t		69170t	88770t	88760t
Cauv100%								
Tax Value:								
Land 35%	1970	1970	1970	1970		1970	2290	2290
Bldg 35%	22240	22240	22240	22240		22240	28780	28780
Totl 35%	24210t	24210t	24210t	24210t		24210t	31070t	31070t
Hmstd35%	24210	24210	24210	24210		24210	31070	
Owner Oc	22.48	22.42	22.32	22.32	22.32	hmstd 1970 l 22240 b		
Hmstd RB	315.70	340.38	351.20	351.20	351.20			
Net Tax	517.84	500.76	486.64	486.64	486.64			
Sp-Asmnt	25.00	21.00	21.00	21.00				

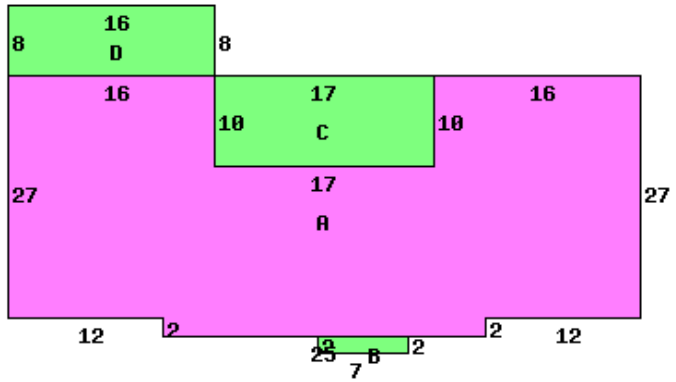
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1203		a	*MAIN
	EFP	P		14	560	b	PORCH
	DK	P		170	2550	c	PORCH
	DK	P		128	1920	d	PORCH

electric logs

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
186	5	2025-04-23	HIPSHER NEIL L & JESS R	5AF *	0	5630	63540
118	2	2023-03-21	HIPSHER JESS W	2CT *	0	4570	56260
4	2	2000-01-04	HIPSHER ELLEN & JESS	2QC *	0	4140	44630

Year	Land	Bldg	Total	Net Tax
2022	1600	19690	21290	542.78
2021	1600	19690	21290	545.50

project		ben acres	/ %	factor
305 LEASE #1037 - BLANCHARD	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
921 BLANCHARD RIVER MAINT	XA/2023			



410 S WALNUT ST 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1203	103000
	Basement		770	14410
	Subtotal			117410
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	2150
Unfinished Wall	X	Extra Features	5030
Floor/Carpet	X	Total Value	124590
Number of Rooms	1 5		
Bedrooms	2		
		Neighborhood:	
Central Heat	A	Code:	310
FORCED AIR		Dwl/Gar/NC%	1.1000
Central A/C	A		
Plumbing			
Standard	1		

	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 F		1203		C	1948GD	124590	.40		82230

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		68.00	128	92	104	96	6530	6530

Call Back: Sign: PSN Date: 2015-10-22 Lister:

03-050031.0000-v082020R