

BLANCHARD TWP
DUNKIRK CORP

00030

Hardin County, Ohio
Michael T. Bacon, Auditor

03-160044.0000
C15

RES
2025

sale

Eff Rate:- 49.09 — 39.07 — 39.36 — 39.22 — a/r

2022 PRATT NORMAN R ETAL T	2017-08-30
2023 PRATT NORMAN R ETAL T	2017-08-30
2024 PRATT NORMAN R ETAL T	2017-08-30
2025 PRATT NORMAN R ETAL	2024-09-13 S 1/2 NW 1/4 18
260 W GENEVA ST	1QC
DUNKIRK OH 45836	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	8940	11000	11000	11000	11000
Land100%	94370	129540	129540	129540	129540
Bldg100%	103310t	140540t	140540t	140540t	140540t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	3130	3850	3850	3850	3850
Bldg 35%	33030	45340	45340	45340	45340
Totl 35%	36160t	49190t	49190t	49190t	49190t
Hmstd35%	34080	46530	46530	46530	
Owner Oc	39.64	43.22	43.08	42.90	hmstd 3850 1 42680 b
Hmstd RB	378.64	315.70	340.38	351.20	
Net Tax	1188.74	1380.36	1371.10	1353.60	
Sp-Asmnt	24.00	32.00	24.00	27.00	

2026 GABLE LAUREN	2025-06-10
260 W GENEVA ST	1WD
DUNKIRK OH 45836	

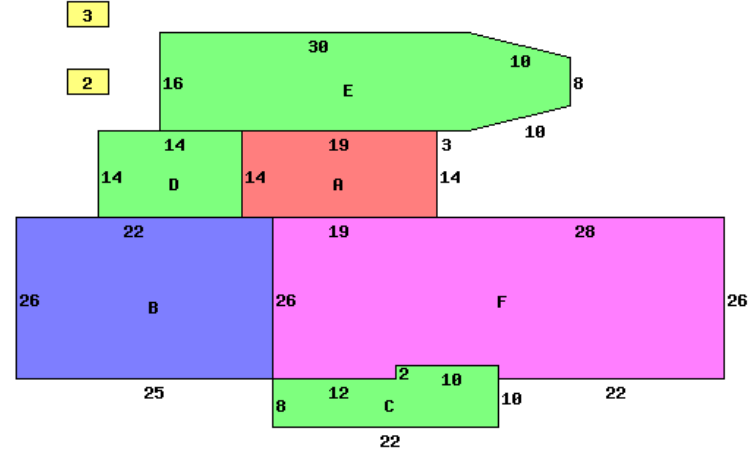
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	ADDTN
1	F/C	A		266		b	GRAGE
	F2	G		650	15600	c	PORCH
	OPF	P		196	5880	d	PORCH
	DK	P		196	2940	e	PORCH
1	DK	P		600	9000	f	*MAIN
	F/C	M		1124			

#: 51 L/W
031600510000 .396a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
244	1	2025-06-10	GABLE LAUREN	1WD	200000	11000	129540
411	1	2024-09-13	PRATT NORMAN R ETAL	1QC *	0	11000	129540
375	1	2017-08-30	PRATT NORMAN R ETAL TRUST	1CT *	0	9200	81630
245	1	2004-05-05	PRATT NORMAN R &	1WD	135900	8510	84170

Year	Land	Bldg	Total	Net Tax
2021	3130	33030	36160	1194.78
2020	3130	33030	36160	1199.64

p r o j e c t		ben acres	/ %	factor
235	KELLOGG #983 - BLANCHARD			XA/2025
921	BLANCHARD RIVER MAINT			XA/2023
500	HARDIN COUNTY LANDFILL			XA/2025
305	LEASE #1037 - BLANCHARD			XA/2025



260 W GENEVA ST 45836

Occupancy 1 Single Family		*DWELLING COMPUTATIONS		
Story Height	1	Sq-Ft	Value	
Floor Level	Main	FRAME	1390 110560	
Shingle	Subtotal	Roof	GABLE	110560
Plaster/Drywall	X	Air Conditioning	2420	
Floor/Hardwood	X	Plumbing	1400	
Floor/Carpet	X	Garages and Carports	15600	
Number of Rooms	5	Extra Features	17820	
Bedrooms	2	Total Value	147800	
Central Heat	A	PUB PAVED ST/RD		
FORCED AIR				
Central A/C	A	Neighborhood:		
Plumbing		Code:	300	
Standard	1	Dwl/Gar/NC%	1.1000	
Extra 2 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1390		C	1967VG	147800	.25	Dpr	121940
2 Garage	M 0	24X30	720	C	1984GD	17280	.60	Dpr	7600
3 Shed	*PP	10X14	140		OLD/	0			0
front lot		acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		116.5000	100.00	368	122	90	110	11000	11000