BLANCHARD TWP
DUNKIRK CORP 00030

Hardin County, Ohio
Michael T. Bacon, Auditor

03-170019.0000 RES
B105 2026

sale

2023 HIPSHER LANNY W & ELE
2024 HIPSHER LANNY W & ELE
2025 HIPSHER LANNY W & ELE
2026 HIPSHER LANNY W & ELEAN PT NE 1/4 18
221 E GENEVA ST
$0
DUNKIRK OH 45836

2027 HIPSHER LANNY W 2025-04-08
221 E GENEVA ST 1CT

DUNKIRK OH 45836

Eff Rate:- 39.07 39.36 39.21 39.22 a/r

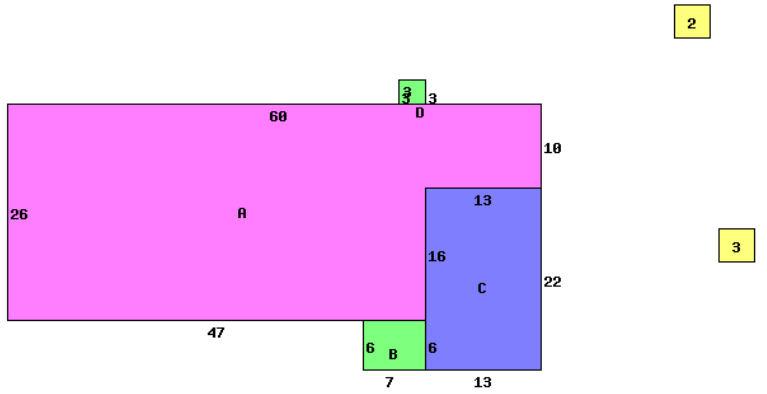
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	13940	13940	13940	13940		13940	16060	16050
Bldg100%	62060	62060	62060	62060		62060	80290	80280
Totl100%	76000t	76000t	76000t	76000t		76000t	96340t	96330t
Cauv100%								
Tax Value:								
Land 35%	4880	4880	4880	4880		4880	5620	5620
Bldg 35%	21720	21720	21720	21720		21720	28100	28100
Totl 35%	26600t	26600t	26600t	26600t		26600t	33720t	33720t
Hmstd35%	26600	26600	26570	26570		26570	33680	
Owner Oc	24.70	24.62	24.50	24.50	24.50	hmstd 4880 l	21690 b	
Hmstd RB	315.70	340.38	351.20	351.20	351.20			
Net Tax	600.12	583.78	569.38	569.38	569.38			
Sp-Asmnt	25.00	21.00	24.00	24.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1352		a	*MAIN
	OFP	P		42	1260	b	PORCH
	F	G		286	6860	c	GRAGE
	STP	P		9	40	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
165	1	2025-04-08	HIPSHER LANNY W	1CT *	0	13940	62060

Year	Land	Bldg	Total	Net Tax
2022	3970	19120	23090	620.78
2021	3970	19120	23090	623.92

project		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		



221 E GENEVA ST 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1352	107540
	Subtotal			107540
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	6860
Floor/Hardwood	X	Extra Features	1300
Floor/Carpet	X	Total Value	115700
Number of Rooms	6		
Bedrooms	3		
		Neighborhood:	
Central Heat	A	Code:	310
ELECTRIC		Dwl/Gar/NC%	1.1000
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 F/C		1352		C-	OLD/VG	104130	.30		80180
2	P	*SV PAT0	12X16	192		C	OLD/FR	100	.70		100
3	Shed	*PP 0	10X12	120			OLD/FR	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		150.00	160	103	104	107	16050	16050

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

03-170019.0000-v082020R