

CESSNA TWP
NORTHERN SD

00080

Hardin County, Ohio
Michael T. Bacon, Auditor

08-020007.0000
A16

AGR
2024

sale

2021	GERLACH STEVEN A TRUS	2015-11-10	
2022	GERLACH STEVEN A TRUS	2015-11-10	
2023	GERLACH STEVEN A TRUS	2015-11-10	
2024	GERLACH STEVEN A TRUSTE	2015-11-10	S 1/2 NE 1/4 S2 80.00A
	6403 TR 125	5AF	
	KENTON OH 43326	\$0	

Eff Rate:-	49.20	48.94	39.01	41.30	a/r	
Tax Year	2021	2022	2023	2024		CAMA
Prop Cls	111	111	111	111		111
Acres	80.0000	80.0000	80.0000	80.0000		
Land100%	453030	453030	496200	496200		496190
Bldg100%	69370	69370	87460	87460		87450
Totl100%	522400t	522400t	583660t	583660t		583640t
Cauv100%	130800	130800	243060	243060		243070
Tax Value:						
Land 35%	45780	45780	85070	85070		173670
Bldg 35%	24280	24280	30610	30610		30610
Totl 35%	70060t	70060t	115680t	115680t		204270t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	3133.98	3117.62	4100.30	4366.16		
Cauv Sav	5045.00	5018.62	3140.46	3344.04		
Sp-Asmnt	37.16	37.15	57.29	53.29		

SHB+ 2 B 1 A	CONS F OMP F/C EFP F	TYPE M A P A P O	FACT	SQ-FT 540 440 198 252 100 240	VALUE 6930 4000 2880	a b c d e f	*MAIN ADDTN PORCH ADDTN PORCH OTHER
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
434	5	2015-11-10	GERLACH STEVEN A TRUSTEE	5AF *	0	324910	52660
158	2	2013-04-10	GERLACH JAMIE M TRUSTEE	G 20C *	0	261910	46660
428	2	2010-11-04	GERLACH RYAN C & STEVEN A	20C *	0	193110	71890
224	2	2000-06-02	GERLACH RONALD E ETAL	2CT *	0	129290	55660
Year	Land	Bldg	Total	Net Tax			
2020	45780	24280	70060	3146.58			
2019	73570	21680	95250	3842.46			
p r o j e c t							
131	BLANCHARD RIVER MAINT			XA/2024			
286	DEARDORFF #1024 - BLANCHARD			XA/2024			
500	HARDIN COUNTY LANDFILL			XA/2024			
921	BLANCHARD RIVER MAINT			XA/2023			
ben acres / % factor							

6403 TR 125 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
	Sq-Ft	Value
Story Height 2		
Floor Level		
	Main	FRAME
	Full Upper	FRAME
	Qtr Story	FRAME
	Basement	
	Subtotal	163480
Metal	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X X	Extra Features
Panelled Wall	X	Total Value
Unfinished Wall	X X	
Floor/Pine	X X	
Number of Rooms	1 8 4	
Bedrooms	1	
Central Heat	A	
FORCED AIR		
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	2 B F	1772				OLD/AV		159560	.55		85440
2 Garage	*SV B 0	12X20	240			OLD/FR		200			200
3 Shed	*SV	30X40	1520			1900FR		500			500
4 Crib/Grana	*SV	20X24	480			OLD/PR		100			100
5 Crib/Grana	*SV	22X32	704			OLD/FR		400			400
6 CRIB-DTWD	*SV 0	20X36	720			OLD/FR		500			500
7 Lean-To		8X20	160		D	1900F		1020	.70		310
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	31.8400	6030	192000		84690					
C 2	BOB BLOUNT SILT LOAM, 2	10.9200	5770	63010		25770					
C 19	KAB KENDALLVILLE SILT L	5.7000	5800	33060		11910					
C 39	PM PEWAMO SILTY CLAY L	29.6500	6490	192430		105550					
W 1	BOA BLOUNT SILT LOAM 0-	.1900	3610	690		150					
670	HSITE HOMESITE	1.0000	15000	15000		15000					
980	ROAD ROAD	.7000									
								80	496190	(100%)	243070
									173670	(35%)	85070
								CAUV # 2440			