

CESSNA TWP
NORTHERN SD

000080

Hardin County, Ohio
Michael T. Bacon, Auditor

08-030008.0000
B25

AGR
2025

sale

2022	HENSEL STEPHEN D	2018-04-10
2023	HENSEL STEPHEN D	2018-04-10
2024	HENSEL STEPHEN D	2018-04-10
2025	HENSEL STEPHEN D	2018-04-10
9277 TR 80 (ALSO 9305)		PT SW 1/4 S3 79.00A
KENTON OH 43326		8CT SEE PCL 08-030008.01 FOR \$0 REST OF SPECIAL ASSESSMEN

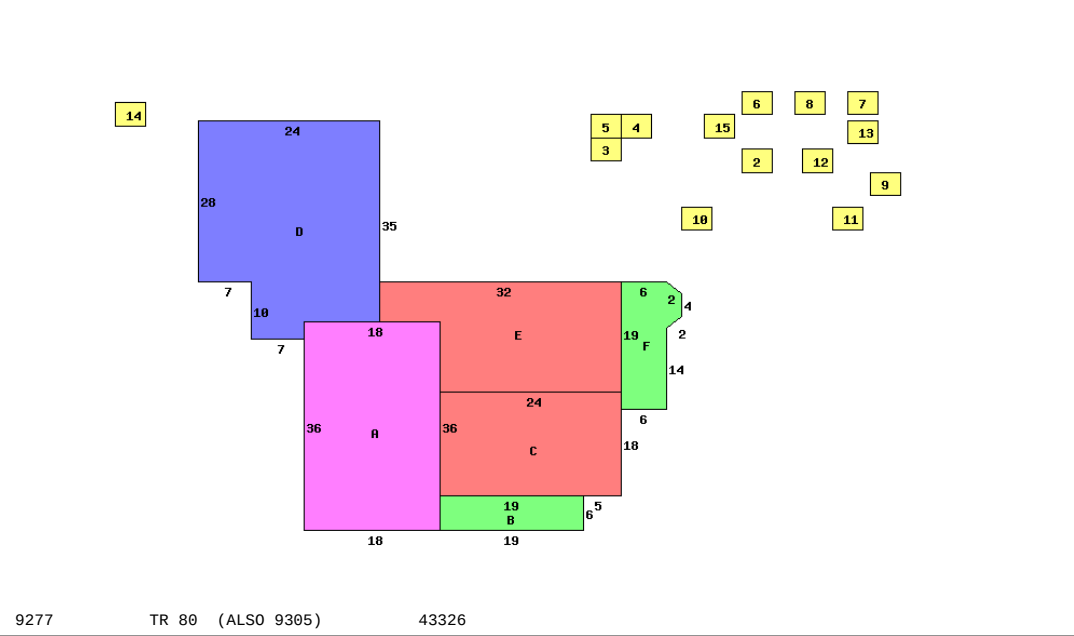
Eff Rate:-	48.94	39.01	41.29	41.30	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	79.0000	79.0000	79.0000	79.0000	479720
Land100%	437940	479710	479710	479710	193890
Bldg100%	157340	193890	193890	193890	673610t
Totl100%	595290t	673600t	673600t	673600t	238950
Cauv100%	129800	238940	238940	238940	
Tax Value:					
Land 35%	45430	83630	83630	83630	167900
Bldg 35%	55070	67860	67860	67860	67860
Totl 35%	100500t	151490t	151490t	151490t	235760t
Hmstd35%				49000	
Owner 0c					
Hmstd RB					hmstd 5250 l 43750 b
Net Tax	4472.18	5369.62	5717.72		
Cauv Sav	4824.46	4799.24	2986.96	3180.64	
Sp-Asmnt	30.32	38.29	30.97		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		648		b	PORCH
2 B	OFF	P		114	3420	c	ADDTN
1	F	A		432	19490	d	GRAGE
	F/C	G		812		e	ADDTN
	OFF	P		512		f	PORCH
				144	4320		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
124	8	2018-04-10	HENSEL STEPHEN D	8CT	0	437340	145140

Year	Land	Bldg	Total	Net Tax
2021	45430	55070	100500	4495.64
2020	45430	55070	100500	4513.70

project	ben acres	/ %	factor
110 HOG CREEK MAINLINE - HOG CR.	XA/2024		
131 BLANCHARD RIVER MAINT	XA/2024		
500 HARDIN COUNTY LANDFILL	XA/2024		
235 KELLOGG #983 - BLANCHARD	XA/2019		
921 BLANCHARD RIVER MAINT	XA/2023		
286 DEARDORFF #1024 - BLANCHARD	XA/2024		
577 OTTAWA RIVER PROJECT MAINT	XA/2021		
351 AULT-BLANCHARD RIVER	XA/2024		



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME
Full Upper	FRAME
Basement	
Subtotal	207500
Metal	HIP
Roof	
B 1 2 U A	
Plaster/Drywall	X X
Floor/Hardwood	X
Floor/Carpet	X X
Floor/Tile-Lino	X
Number of Rooms	1 3 7
Bedrooms	3
Central Heat	X
FORCED AIR	
Plumbing	
Standard	1
Heating	-1300
Garages and Carports	19490
Extra Features	7740
Total Value	233430
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	700
Dwl/Gar/NC%	1.1900

Bldg	Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1	DWELLING	2 B F	2672									
2	Grain Bin	*PP	24X21	504		C	1920AV	233430	.55			125000
3	Flat Barn		36X76	2736		D	1979FR	0				0
4	Lean-To		32X40	1280		D+	OLD/AV	26270	.80	.50		2630
5	Flat Barn		40X40	1600		D	1950AV	6960	.65			2440
6	Pole Build		126X60	7560		D	OLD/AV	15360	.80	.50		1540
7	Grain Bin	*PP	0	27X20	540	C	1979AV	90720	.65			31750
8	Grain Bin	*PP	0	27X20	540	C	1979FR	0				0
9	Grain Bin	*PP	0	27X20	540	C	1979FR	0				0
10	Grain Bin	*PP	0	24X18	432	C	1979FR	0				0
11	Pole Build	1	106X60	6360		C	1993AV	76320	.60			30530
12	Grain Bin	*PP	48X32	1536		C	1985AV	0				0
13	Grain Bin	*PP	30X27	810		C	1979FR	0				0
14	Grain Bin	*PP	30X27	810		C	1979FR	0				0
15	Shed	*SV	20X22	0			1900PR	0				0
15	Shed	*PP	12X12	0			OLD/	0				0
Tab #	S	O	I	L	Acres	Mkt/Ac	Market	Au/Ac	Cauv			
C 1	BOA	BLOUNT	SILT	LOAM 0-	25.2362	6030	152170	2660	67130			
C 2	BOB	BLOUNT	SILT	LOAM, 2	17.6291	5770	101720	2360	41610			
C 52	PKA	PEWAMO	SICL	0-1% SL	32.2313	6490	209180	3560	114740			
W 1	BOA	BLOUNT	SILT	LOAM 0-	.1084	3610	390	770	80			
W 52	PKA	PEWAMO	SICL	0-1% SL	.2354	5370	1260	1670	390			
670	HSITE	HOMESITE			1.0000	15000	15000	15000	15000			
980	ROAD	ROAD			2.5596							
79							479720	(100%)	238950	CAUV # 653		
							167900	(35%)	83630			