CESSNA TWP
UPPER SCIOTO SD 00090

Hardin County, Ohio
Michael T. Bacon, Auditor

09-070005.0000 AGR
D03 2026

sale

2023 ZIEGLER PEGGY L TRUST	2021-03-19	
2024 ZIEGLER PEGGY L TRUST	2021-03-19	
2025 ZIEGLER PEGGY L TRUST	2021-03-19	
2026 ZIEGLER PEGGY L TRUSTEE	2021-03-19	PT NE 1/4 S7 69.50A
6593 & 6595 SR 309	36	SEE PCL 09-070005.01 FOR
	$0	REST OF SPECIAL ASSESSMEN
ADA OH 45810		

Eff Rate:– 37.43 — 38.11 — 38.02 — 38.02 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	69.5000	69.5000	69.5000	69.5000	69.5000			
Land100%	372430	372430	372430	372430		372430	539910	539920
Bldg100%	126740	126740	126740	126740		126740	151400	151390
Totl100%	499170t	499170t	499170t	499170t		499170t	691310t	691310t
Cauv100%	161400	161400	161400	161400		372430	539910	151490
Tax Value:								
Land 35%	56490	56490	56490	56490		56490	53020	188970
Bldg 35%	44360	44360	44360	44360		44360	52990	52990
Totl 35%	100850t	100850t	100850t	100850t		100850t	106010t	241960t
Hmstd35%	34570	34570	33970	33970		33970	44950	
Owner Oc	29.32	27.82	27.34	27.34	27.34	hmstd 5250 l	28720 b	
Hmstd RB								
Net Tax	3403.50	3491.00	3481.78	3481.78	3481.78			
Cauv Sav	3747.48	2514.10	2577.10	2569.98				
Sp-Asmnt	139.86	131.83	152.15	152.15				

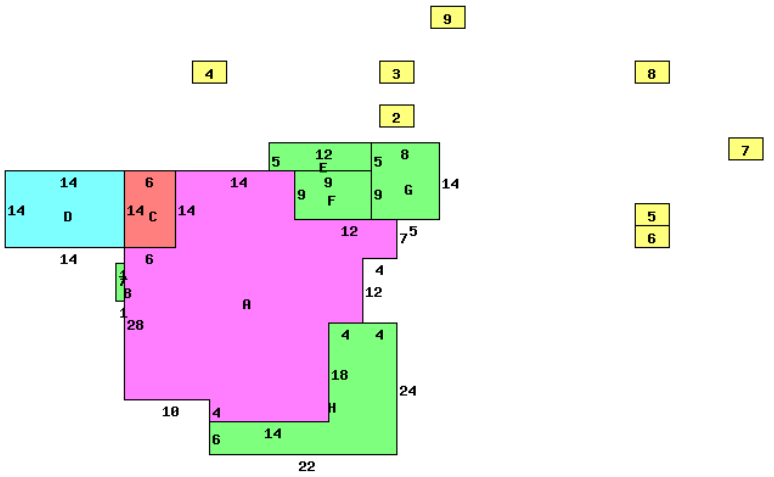
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 BA	F	M		1048		a	*MAIN
	BAY	P		7	270	b	PORCH
1 B	F	A		84		c	ADDTN
04	F	O		196	2350	d	OTHER
	EFP	P		60	2400	e	PORCH
2	EFP	P		81	6480	f	PORCH
	STP	P		112	450	g	PORCH
	EFP	P		276	11040	h	PORCH

#: 6, 7, 15 L/W
THERE IS A 2 STORY BRICK HOUSE THAT SITS ACROSS ROAD IN VERY POOR CONDTITION AND HAS NO VALUE ON TAX DUPLICATE.
090700060000 10.00a
090700070000 10.00a

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
116	36	2021-03-19	ZIEGLER PEGGY L TRUSTEE	36	*	0	339630	101260
510	36	2020-12-14	ZIEGLER PEGGY L	36	*	0	339630	101260
122	35	2013-03-26	ZIEGLER PEGGY L & BURKE	35	*	0	194400	100340
392	35	2012-09-21	ZIEGLER PEGGY L	35	*	0	194400	100340
16	19	2001-01-09	KAHLER LORETTA & PEGGY Z	19	*	0	96660	72340

Year	Land	Bldg	Total	Net Tax
2022	28470	35440	63910	2618.84
2021	28470	35440	63910	2763.40

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
110 HOG CREEK MAINLINE - HOG CR.	XA/2025			
120 STOLL - HOG CREEK	XA/2025			
321 POWELL - HOG CREEK	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			



6593 & 6595 SR 309 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1132	104470
	Full Upper	FRAME	1048	63250
	Qtr Story	FRAME	1048	4090
	Basement		1132	21090
	Subtotal			192900
Slate	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X X	Plumbing	1400
Unfinished Wall	X X	Extra Features	22990
Floor/Pine	X X	Total Value	217290
Floor/Carpet	X		
Floor/Tile-Lino	X X	PUB ELECTRIC	
Number of Rooms	1 5 4 1	PRIV WATER	
Bedrooms	4	PRIV SEWER	
		PUB PAVED ST/RD	
Central Heat	A	Topo: LOW	
Plumbing		Neighborhood:	
Standard	1	Code:	700
Extra 2 Fixture	1	Dwl/Gar/NC%	1.5500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	2 BAF		2180		C	OLD/FR	217290	.65	.10	106090	
2	Shed	*SV 0	10X16	160			OLD/PR	200			200	
3	Garage	*SV 0	20X30	600			OLD/PR	600			600	
4	Pole Build		32X80	2560		C	OLD/FR	24580	.70	.50	3690	1 SIDE OPN
5	Pole Build		64X80	5120		C	OLD/FR	49150	.70	.50	7370	1 SIDE OPN
6	Flat Barn		40X80	3200		D	OLD/FR	30720	.80	.50	3070	
7	Pole Build	1	100X60	6000		C	1982AV	72000	.65		25200	
8	P	RFX0	16X90	1440		D	OLD/PR	11520	.75	.40	1730	
9	Pole Build		32X32	1024		D	1979AV	9830	.65		3440	

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	17.9625	8740	156990	2550	45800
C	2	BOB	BLOUNT SILT LOAM, 2	6.6307	8370	55500	2230	14790
C	14	GWB	GLYNWOOD SILT LOAM	8.9988	7830	70460	1630	14670
C	52	PKA	PEWAMO SICL 0-1% SL	13.4801	9410	126850	3450	46510
W	1	BOA	BLOUNT SILT LOAM 0-	11.6116	5230	60730	230	2670
W	2	BOB	BLOUNT SILT LOAM, 2	1.6649	4540	7560	230	380
W	14	GWB	GLYNWOOD SILT LOAM	1.5137	4100	6210	230	350
W	52	PKA	PEWAMO SICL 0-1% SL	2.4968	7790	19450	230	570
C	51	WSTL	WASTE LAND	1.0000	170	170	50	50
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	1.4752				
C	1	BOA	BLOUNT SILT LOAM 0-	1.1609	8740	10150	2550	2960
C	2	BOB	BLOUNT SILT LOAM, 2	.2740	8370	2290	2230	610
C	14	GWB	GLYNWOOD SILT LOAM	.2308	7830	1810	1630	380
				69.5		539920	(100%) 151490	CAUV # 4387
						188970	(35%) 53020	

Call Back: Sign: PSN Date: 2015-04-14 Lister: