

HALE TWP
MT. VICTORY CORP

00170

Hardin County, Ohio
Michael T. Bacon, Auditor

18-220032.0000
A69.07

COM
2025

sale

Eff Rate:- 46.62 — 46.40 — 46.82 — 45.74 — a/r

2022 WILLIAMS THOMAS A	2014-09-02	
2023 WILLIAMS THOMAS A	2014-09-02	
2024 WILLIAMS THOMAS A	2014-09-02	
2025 BRANT BELLE ACRE LLC	2024-02-08	12179 .440
450 S MAIN ST	1WD	
MT VICTORY OH 43340	\$140,000	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	435	435	435	435	435
Acres	.4400	.4400	.4400	.4400	
Land100%	5290	5290	5290	5290	5280
Bldg100%	27830	27170	27170	27170	27160
Totl100%	33110t	32460t	32460t	32460t	32440t
Cauv100%					
Tax Value:					
Land 35%	1850	1850	1850	1850	1850
Bldg 35%	9740	9510	9510	9510	9510
Totl 35%	11590t	11360t	11360t	11360t	11350t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	540.28	527.06	531.90	519.58	
Sp-Asmnt	147.34	4107.18	146.86	146.86	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
52	1	2024-02-08	BRANT BELLE ACRE LLC	1WD	140000	5290	27170
440	1	2014-09-02	WILLIAMS THOMAS A &	1QC *	0	3310	29630
337	1	2014-09-02	WILLIAMS THOMAS A & KACEY	1WD	130000	3310	29630

Year	Land	Bldg	Total	Net Tax
2021	1850	9740	11590	537.14
2020	1850	9740	11590	537.06

Project	ben acres	%	factor
503 MT VICTORY LIGHTS			XV/2025
500 HARDIN COUNTY LANDFILL			XA/2025
148 WILDCAT JT - SCIOTO RIVER			XA/2025

450 S MAIN ST 43340

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Neighborhood: 1800
Code: 1800
Dwl/Gar/NC% .9000

Bldg Type	SHB+Cons	DixHt	FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 FAST FOOD				992	76.64	C	1968AV	76030	.70		22810
2 Shed	*NV	10X12		120			1985AV	0			0
3 Paving				14500	1.50	C	1985FR	21750	.80		4350

site value	acres/ frontage	effective frontage	depth	actual depth factor	effective rate	extended value	true value
	.4400					5280	5280