HALE TWP
MT. VICTORY CORP 00170

Hardin County, Ohio
Michael T. Bacon, Auditor

18-230022.0000 RES
C144 2026

sale

2023	HILYARD JEFFREY J & A	2019-09-04
2024	KENG NEANG	2023-09-29
2025	KENG NEANG	2023-09-29
2026	KENG NEANG	2023-09-29 12179 .245A
	211 N MAIN ST	1WD
		$25,000
	MT VICTORY OH 43340	

Eff Rate:- 40.86 41.23 40.16 40.16 a/r

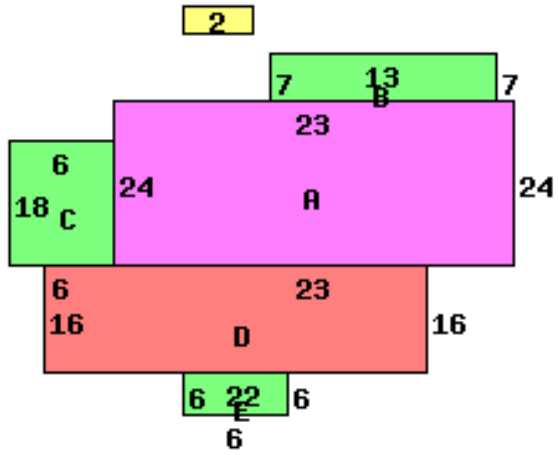
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres	.2500	.2500	.2500	.2500	.2500			
Land100%	6940	6940	6940	6940		6940	8000	7990
Bldg100%	37000	37000	37000	37000		37000	50570	50560
Totl100%	43940t	43940t	43940t	43940t		43940t	58570t	58550t
Cauv100%								
Tax Value:								
Land 35%	2430	2430	2430	2430		2430	2800	2800
Bldg 35%	12950	12950	12950	12950		12950	17700	17700
Totl 35%	15380t	15380t	15380t	15380t		15380t	20500t	20490t
Hmstd35%								
Owner Oc	13.60							
Hmstd RB								
Net Tax	560.46	579.76	563.92	563.92	563.92			
Sp-Asmnt	52.35	56.58	56.58	56.58				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		552		a	*MAIN
	EFP	P		91	3640	b	PORCH
	OFP	P		108	3240	c	PORCH
1H	F/C	A		352		d	ADDTN
	OFP	P		36	1080	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
407	1	2023-09-29	KENG NEANG	1WD	25000	5830	31830
382	1	2019-09-04	HILYARD JEFFREY J & ALEXI	1WD	25000	5540	28690
441	1	1989-06-02		1WD	12000	0	19200

Year	Land	Bldg	Total	Net Tax
2022	2040	11140	13180	560.06
2021	2040	11140	13180	564.90

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY XA/2025			
503	MT VICTORY LIGHTS XV/2025			
500	HARDIN COUNTY LANDFILL XA/2025			



211 N MAIN ST 43340

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	904	99010
	Part Upper	FRAME	352	19920
	Subtotal			118930
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Floor/Pine			X		
Floor/Carpet		X			
Floor/Tile-Lino		L			
Number of Rooms		4	2		
Bedrooms		1	2		
Central Heat		A			
FORCED AIR					
Plumbing					
Standard	1				

Extra Features	7960
Total Value	126890
PUB ELECTRIC	
PUB GAS	
PUB WATER	
PRIV SEWER	
PUB SIDEWALK	
Neighborhood:	
Code:	1800
Dwl/Gar/NC%	1.2300

	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		1256		D+	1900FR	107860	.65		46430
2	Garage	B 0	20X30	600		D	OLD/PR	13440	.75		4130

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		66.00	167	105	115	121	7990	7990

Call Back: Sign: PSN Date: 2014-12-12 Lister: 18-230022.0000-v082020R