

LYNN TWP
UPPER SCIOTO SD

00260

Hardin County, Ohio
Michael T. Bacon, Auditor

27-030036.0000
M40

AGR
2025

sale

Eff Rate:- 45.67 — 37.90 — 38.58 — 38.48 — a/r

2022	OGLESBEE STEVEN & TIN	2014-01-03			
2023	OGLESBEE STEVEN & TIN	2014-01-03			
2024	OGLESBEE STEVEN & TIN	2014-01-03			
2025	OGLESBEE STEVEN & TINA	2014-01-03	12291	33.867A	
	9552 CR 89 (REAR)		2SD		
	ALGER OH 45812		\$260,000		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	33.8670	33.8670	33.8670	33.8670	226990
Land100%	206630	227000	227000	227000	87050
Bldg100%	65830	87060	87060	87060	314040t
Totl100%	272460t	314060t	314060t	314060t	130660
Cauv100%	78030	130660	130660	130660	
Tax Value:					
Land 35%	27310	45730	45730	45730	79450
Bldg 35%	23040	30470	30470	30470	30470
Totl 35%	50350t	76200t	76200t	76200t	109910t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2092.52	2625.88	2690.72	2683.44	
Cauv Sav	1870.60	1162.00	1190.70	1187.48	
Sp-Asmnt	330.54	287.86	257.62	343.00	

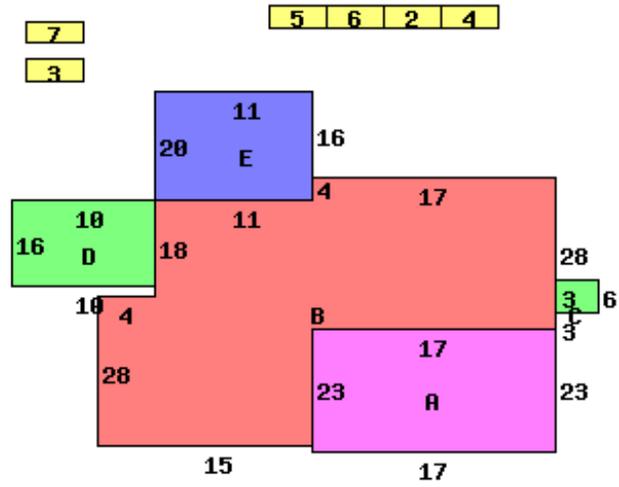
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1Q	F/C	M		391		b	ADDTN
1	F/C	A		1094		c	PORCH
	STP	P		18	70	d	PORCH
	PAT	P		160	480	e	GRAGE
	CAR	G		220	1760		

#:	13, 16, 17, 31, 38	18-30, 31 L/W
270300130000	7.53a	
270300160000	.70a	
270300170000	7.56a	
270300310000	3.11a	
270300380000	3.637a	
271800300000		
271800310000		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
3	2	2014-01-03	OGLESBEE STEVEN & TINA	2SD	260000	120060	33630
144	2	2013-04-08	TACKETT DORIS	2CT *	0	120060	33630
807	0	1986-10-02		2CT *	35000	0	42800

Year	Land	Bldg	Total	Net Tax
2021	27310	23040	50350	2208.00
2020	27310	23040	50350	2237.52

Project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
156 MCCOY 937 - SCIOTO			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



9552 CR 89 REAR 45812

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1Q	Sq-Ft Value
Floor Level	Main	FRAME 1485 116880
	Qtr Story	FRAME 391 6980
	Subtotal	123860
Metal	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X	Garages and Carports 1760
Panelled Wall	X	Extra Features 550
Floor/Carpet	X X	Total Value 126170
Number of Rooms	5 2	
Bedrooms	1 1	PUB ELECTRIC
Central Heat	A	PRIV WATER
ELECTRIC		PRIV SEWER
Plumbing		Neighborhood:
Standard	1	Code: 2600
		Dwl/Gar/NC% 1.1100

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1Q F/C	1485	Rate	Grade	Cond	Value	Dpr	Dpr
2 Flat Barn		31X36	1116	C	OLD/GD	126170	.40	84030
3 Poultry Ho	*SV 0	14X14	196	D	OLD/FR	10710	.80	1070
4 Lean-To		10X36	360	D	OLD/FR	200		200
5 Lean-To		21X16	336	D	OLD/FR	2300	.70	690
6 Lean-To		6X36	216	D	OLD/FR	2150	.70	650
7 Shed	*PP F 0	6X10	60	D	OLD/FR	1380	.70	410
					OLD/	0		0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv		
C 20	KBA KIBBIE LOAM, 0-3% S	1.5536	6570	10210	3460	5380		
C 39	PM PEWAMO SILTY CLAY L	30.8281	6490	200070	3560	109750		
W 39	PM PEWAMO SILTY CLAY L	.3188	5370	1710	1670	530		
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000		
980	ROAD ROAD	.1665						
		33.867		226990	(100%)	130660	CAUV #	3813
				79450	(35%)	45730		

Call Back: Sign: PSN Date: 2015-04-01 Lister: 27-030036.0000-v082020R