MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-010001.0000 AGR
V14 2026

sale

2023 GRIFFITH PHYLLIS A	1997-08-20	
2024 GRIFFITH PHYLLIS A	1997-08-20	
2025 GRIFFITH PHYLLIS A	1997-08-20	
2026 GRIFFITH PHYLLIS A	1997-08-20 PT W 1/2 E 1/2 NW 1/4 PT	
6200 CR 65	1WD N 1/2 SW 1/4 S1 124.27A	
	$0 PCL 28-010001.01 FOR S/A	
ADA OH 45810		

2027 GRIFFITH WILLIAM D & PH	2025-08-18	
6200 CR 65	1SD	
ADA OH 45810		

Eff Rate: – 38.85 — 37.53 — 37.48 — 37.48 — a/r

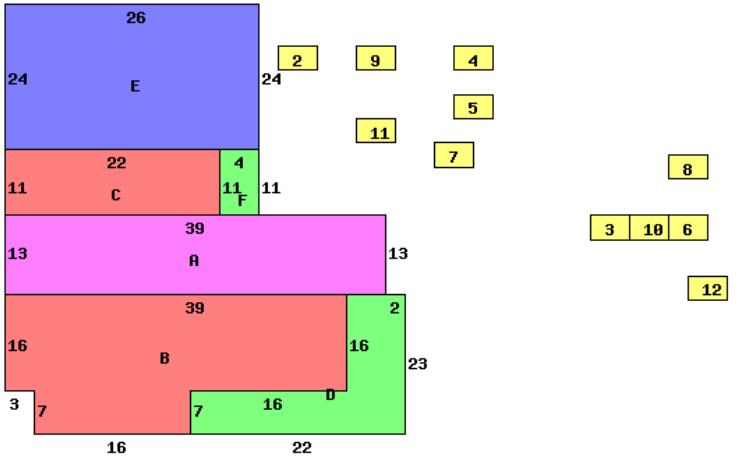
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	124.2700	124.2700	124.2700	124.2700	124.2700			
Land100%	751690	751690	751690	751690		751690	1089860	1089850
Bldg100%	249110	249110	388510	388510		388510	454660	454650
Totl100%	1000800t	1000800t	1140200t	1140200t		1140200t	1544510t	1544500t
Cauv100%	374030	374030	374030	374030		751690	1089860	367080
Tax Value:								
Land 35%	130910	130910	130910	130910		130910	128480	381450
Bldg 35%	87190	87190	135980	135980		135980	159130	159130
Totl 35%	218100t	218100t	266890t	266890t		266890t	287610t	540580t
Hmstd35%	60810	60810	60810	60810		60810	86310	
Owner Oc	50.22	47.58	47.60	47.60	47.60	hmstd 5250 l	55560 b	
Hmstd RB	318.38	329.46	340.70	340.70	340.70			
Net Tax	7384.10	7125.18	8778.60	8778.60	8778.60			
Cauv Sav	6584.34	4698.56	4546.74	4540.00				
Sp-Asmnt	357.40	354.36	562.00	562.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 BA	F	M		507		a	*MAIN
2 B	F	A		672		b	ADDTN
1	F/C	A		242		c	ADDTN
	OFP	P		250	7500	d	PORCH
	F2	G		624	14980	e	GRAGE
	OFP	P		44	1320	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
369	1	2025-08-18	GRIFFITH WILLIAM D & PHYL	1SD *	0	751690	249110
332	1	1997-08-20	GRIFFITH PHYLLIS A	1WD *	0	143860	93710

Year	Land	Bldg	Total	Net Tax
2022	70770	70050	140820	5083.82
2021	70770	70050	140820	5383.94

project		ben acres	/ %	factor
110	HOG CREEK MAINLINE - HOG CR. XA/2025			
500	HARDIN COUNTY LANDFILL XA/2025			
113	SHANKS - HOG CREEK XA/2025			
120	STOLL - HOG CREEK XA/2025			
121	TIGHE - HOG CREEK XA/2025			
291	GRIFFITH DITCH - HOG CREEK M XA/2025			
321	POWELL - HOG CREEK XA/2025			
577	OTTAWA RIVER PROJECT MAINT XA/2021			



6200 CR 65 45810

Occupancy 1 Single Family *DWELLING COMPUTATIONS

		Sq-Ft	Value
Story Height 2			
Floor Level Main FRAME		1421	112340
Full Upper FRAME		672	52250
Qtr Story FRAME		507	2220
Basement		1179	21970
Subtotal			188780
Shingle Roof GABLE			

	B	1	2	U	A
Plaster/Drywall		P	P		P
Unfinished Wall	X				X
Floor/Hardwood		X			
Floor/Pine			X		
Number of Rooms	1	5	3		1
Bedrooms			3		

Fireplaces	2000	Fireplace	
Air Conditioning	3780	Openings	1
Plumbing	2100	Stacks	1
Garages and Carports	14980	Central Heat	A
Extra Features	8820	FORCED AIR	
Total Value	220460	Central A/C	A
		Plumbing	
PUB ELECTRIC		Standard	1
PRIV WATER		Extra 3 Fixture	1
PRIV SEWER			
PUB PAVED ST/RD			
Neighborhood:			
Code:	2800		
Dwl/Gar/NC%	1.7000		

	Bldg Type	SHB+Cons		DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	1 BAF			2093		C	1906GD	220460	.40		224870	
2	Flat Barn			70X80	5600		D	OLD/FR	53760	.80	.50	5380	
3	Pole Build		1	100X50	5000		C	1979AV	60000	.65		21000	
4	Grain Bin	*PP	0	21X14	294		C	1989AV	0			0	
5	Grain Bin	*PP	0	21X16	336		C	1990AV	0			0	
6	Pole Build	M	1	106X60	6360		C	2000AV	92220	.55		41500	CONCRET FL
7	Grain Bin	*PP		16X16	256		C	1990AV	0			0	
8	Pole Build			40X40	1600		C	2003AV	23200	.50		11600	CONCRET FL
9	Grain Bin	*PP		48X40	1920		C	2006AV	0			0	
10	Pole Build			30X50	1500		C	2015AV	18000	.25		13500	
11	Grain Bin	*PP		48X40	1920			2015AV	0			0	
12	Pole Build			100X120	12000		C	2023AV	144000	.05		136800	

Tab	#		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	41.7359	8740	364770	2550	106430
C	2	BOB	BLOUNT SILT LOAM, 2	21.9995	8370	184140	2230	49060
C	52	PKA	PEWAMO SICL 0-1% SL	55.0090	9410	517630	3450	189780
W	1	BOA	BLOUNT SILT LOAM 0-	.0697	5230	360	230	20
W	2	BOB	BLOUNT SILT LOAM, 2	.0836	4540	380	230	20
W	52	PKA	PEWAMO SICL 0-1% SL	.1049	7790	820	230	20
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	4.2674				
				124.27		1089850	(100%)	367080
						381450	(35%)	128480

CAUV # 2129

Call Back: Sign: PSN Date: 2015-07-08 Lister:
Call Back: Sign: PSN Date: 2016-01-21 Lister:

28-010001.0000-v082020R