MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-020032.0000 RES
T16 2025

sale

2022 CASTLE WILLARD & HATT	1998-04-10	
2023 CASTLE WILLARD & HATT	1998-04-10	
2024 CASTLE WILLARD & HATT	1998-04-10	
2025 CASTLE WILLARD & HATTIE	1998-04-10	PT NE1/4 S2 11.85A
4646 SR 309	1QC	SEE PCL 28-020032.01 FOR
	$0	REST OF SPECIAL ASSESSMEN
ADA OH 45810		

Eff Rate: – 42.84 — 38.85 — 37.53 — 37.48 — a/r

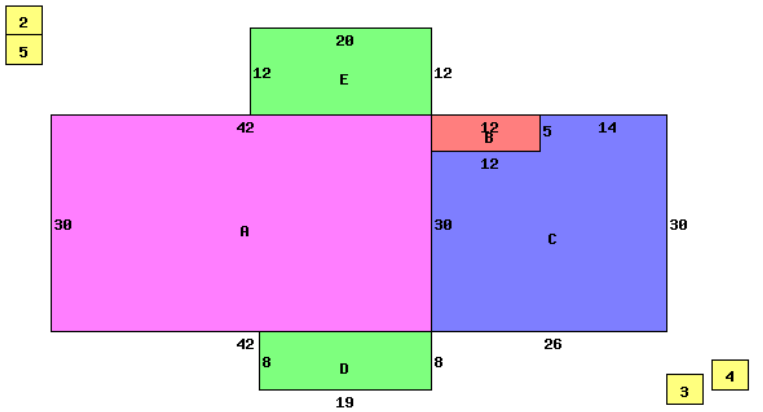
Tax Year	2022	2023	2024	2025	2025		CAMA
Prop Cls	511	511	511	511	511		511
Acres	11.8500	11.8500	11.8500	11.8500	11.8500		
Land100%	33140	56260	56260	56260	56260		56250
Bldg100%	117030	140740	140740	140740	140740		140740
Totl100%	150170t	197000t	197000t	197000t	197000t		196990t
Cauv100%							
Tax Value:							
Land 35%	11600	19690	19690	19690	19690		19690
Bldg 35%	40960	49260	49260	49260	49260		49260
Totl 35%	52560t	68950t	68950t	68950t	68950t		68950t
Hmstd35%	43280	52550	52550	52280	52280		
Owner Oc	43.56	43.40	41.12	40.92	40.92	hmstd 6300 l	45980 b
Hmstd RB	330.82	318.38	329.46	340.70	340.70		
Net Tax	1665.66	2089.16	2001.18	1986.62	1986.62		
Sp-Asmnt	33.10	34.14	31.14	43.37			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1260		a	*MAIN
1 B	F	A		60		b	ADDTN
	G2	G		720	20160	c	GRAGE
	OFP	P		152	4560	d	PORCH
	PAT	P		240	720	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
163	1	1998-04-10	CASTLE WILLARD & HATTIE	1QC *	0	20290	76570
1050	5	1990-12-31		5UN *	13750	0	12400

Year	Land	Bldg	Total	Net Tax
2021	11600	40960	52560	1763.94
2020	11600	40960	52560	1789.08

project			ben acres	/ %	factor
110	HOG CREEK MAINLINE - HOG CR.	XA/2025			
500	HARDIN COUNTY LANDFILL	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			
350	LONAS-HOG CREEK	XA/2025			



4646 SR 309 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1320	105800
	Basement		1320	24430
	Subtotal			130230
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2280
Floor/Carpet	X	Plumbing	2100
Number of Rooms	5	Garages and Carports	20160
Bedrooms	2	Extra Features	5280
		Total Value	160050
Central Heat	A		
FORCED AIR		PUB ELECTRIC	
Central A/C	A	PUB GAS	
Plumbing		PRIV WATER	
Standard	1	PRIV SEWER	
Extra 3 Fixture	1	PUB PAVED ST/RD	
		Neighborhood:	
		Code:	2800
		Dwl/Gar/NC%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1320		C-	1994AV	144050	.24		131370
2	Pole Build		32X48	1536		C	1992AV	18430	.65		6450
3	POND	*.87AC		0			OLD/	0			0
4	P	DK 0	10X16	160		D	1993AV	1920	.60		770
5	Lean-To		16X48	768		C	1992AV	6140	.65		2150

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				18000	18000	18000	18000
small acreage	2.8500				5000	5000	14250	14250
other	8.0000				3000	3000	24000	24000

Call Back: Sign: PSN Date: 2015-07-06 Lister:

28-020032.0000-v082020R