MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-140010.0000 RES
E51 2026

sale

2023	BLANCHARD PATRICK J &	2022-06-14
2024	BLANCHARD PATRICK J &	2022-06-14
2025	BLANCHARD PATRICK & L	2024-10-31
2026	BLANCHARD PATRICK & LET	2024-10-31 LOT 4 PT NW4SE4 S14
	4543 TR 92	2QC 1.00A
		$0
	ALGER OH 45812	

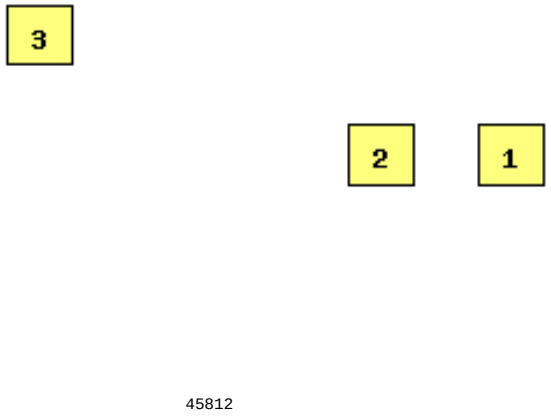
Eff Rate: – 38.85 — 37.53 — 37.48 — 37.48 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	599
Acres	1.0000	1.0000	1.0000	1.0000	1.0000			
Land100%	5000	5000	5000	5000		5000	5000	5000
Bldg100%	600	600	600	600		600	600	600
Totl100%	5600t	5600t	5600t	5600t		5600t	5600t	5600t
Cauv100%								
Tax Value:								
Land 35%	1750	1750	1750	1750		1750	1750	1750
Bldg 35%	210	210	210	210		210	210	210
Totl 35%	1960t	1960t	1960t	1960t		1960t	1960t	1960t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	69.66	67.42	67.32	67.32	67.32			
Sp-Asmnt	22.15	31.14	31.14	31.14				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
479	2	2024-10-31	BLANCHARD PATRICK & LETHA	2QC	*	0	5000	600
300	1	2022-06-14	BLANCHARD PATRICK J & LET	1WD		5500	3000	600
280	1	2022-06-14	RISNER KEVIN L	1QC	*	0	3000	600
25	2	2016-01-26	RISNER KEVIN L & NANCY RE	2WD	*	0	18510	600
451	2	2015-11-20	RISNER KEVIN L	2CT	*	0	18510	600
403	4	2012-10-04	RISNER PEARL R	4CT	*	0	18510	600
609	0	1987-07-20			*	14750	0	24830

Year	Land	Bldg	Total	Net Tax
2022	1050	210	1260	48.90
2021	1050	210	1260	51.80

project			ben	acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025				
910	COTTONWOOD CONSERVANCY	XA/2025				
500	HARDIN COUNTY LANDFILL	XA/2025				



4543 TR 92 45812

PUB ELECTRIC
PRIV WATER
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	Garage	*SV 0	20X22	640			1930PR	400			400
2	Shed	*SV 0	10X16	200			OLD/PR	200			200
3	Shed	*PP	10X10	0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
small acreage	1.0000				5000	5000	5000	5000

Call Back: Sign: PSN Date: 2015-04-22 Lister:

28-140010.0000-v082020R