MCDONALD TWP
UPPER SCIOTO SD 00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-020024.0000 AGR
D59 2025

sale

2022 COLLINS KENNETH	2017-11-15	
2023 COLLINS KENNETH	2017-11-15	
2024 COLLINS KENNETH	2017-11-15	
2025 COLLINS KENNETH	2017-11-15 13359 15026	12.00A
10808 CR 75	5AF	
	$0	
ALGER OH 45812		

Eff Rate: – 44.45 — 40.66 — 39.34 — 39.29 — a/r

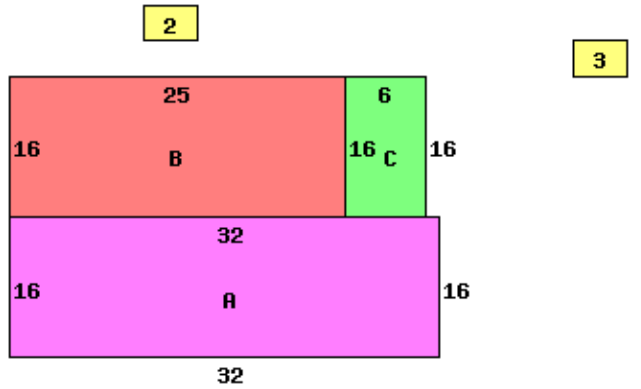
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	12.0000	12.0000	12.0000	12.0000	
Land100%	78140	89630	89630	89630	89620
Bldg100%	52860	59370	59370	59370	59380
Totl100%	131000t	149000t	149000t	149000t	149000t
Cauv100%	30690	52060	52060	52060	52060
Tax Value:					
Land 35%	10740	18220	18220	18220	31370
Bldg 35%	18500	20780	20780	20780	20780
Totl 35%	29240t	39000t	39000t	39000t	52150t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1177.18	1449.92	1405.10	1403.18	
Cauv Sav	668.72	488.90	473.78	473.14	
Sp-Asmnt	33.51	33.51	61.92	61.92	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		512		a	*MAIN
1	F/C	A		400		b	ADDTN
	EFP	P		96	3840	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
505	5	2017-11-15	COLLINS KENNETH	5AF *	0	57340	45660
789	5	1993-08-31	COLLINS BURETA	5UN *	0	0	46510

Year	Land	Bldg	Total	Net Tax
2021	10740	18500	29240	1244.16
2020	10740	18500	29240	1261.26

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
137 FLAT BRANCH - SCIOTO	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



10808 CR 75 45812

Occupancy 1 Single Family

Story Height 1H
Floor Level

			*DWELLING COMPUTATIONS Sq-Ft	Value
Main	FRAME		912	99880
Part Upper	FRAME		512	26740
Subtotal				126620
Roof	GABLE			

Shingle

B 1 2 U A

Plaster/Drywall	X	X	Heating	-680
Floor/Carpet	X	X	Extra Features	3840
Floor/Tile-Lino	X	X	Total Value	129780
Number of Rooms	4	2		
Bedrooms		2	PUB ELECTRIC	
			PRIV WATER	
Central Heat	X		PRIV SEWER	
			PUB PAVED ST/RD	
Plumbing				
Standard	1		Neighborhood:	
			Code:	3100
			Dwl/Gar/NC%	1.1800

	Bldg Type	SHB+Cons		DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1T	F/C		1424		D+	1940FR	110310	.65		45560
2	Pole Build			48X80	3840		C	1975FR	46080	.70		13820
3	Shed	*NV	0	12X16	192			OLD/VP	0			0
4	Grain Bin	*PP			0			OLD/	0			0

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 43	RO	ROUNDHEAD MUCK	10.4838	6720	70450	3220	33760
671	HSITE	HOMESITE	1.0000	18000	18000	18000	18000
980	ROAD	ROAD	.2886				
W 43	RO	ROUNDHEAD MUCK	.2276	5160	1170	1330	300
			12		89620	(100%)	52060
					31370	(35%)	18220

CAUV # 4132

Call Back: Sign: PSN Date: 2014-10-29 Lister: 31-020024.0000-v082020R