MCDONALD TWP
UPPER SCIOTO SD 00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-040020.0000 RES
D20 2024

sale

2021	PARR CHRISTINE	2007-02-13
2022	PARR CHRISTINE	2007-02-13
2023	PARR CHRISTINE	2007-02-13
2024	PARR CHRISTINE	2007-02-13 10973 13359 8.63A
	11812 & 11830 CR 75	1QC
		$0
	KENTON OH 43326	

Eff Rate: – 46.98 — 44.45 — 40.66 — 39.34 — a/r

Tax Year	2021	2022	2023	2024	2024	2025	CAMA
Prop Cls	511	511	511	511	511	511	511
Acres	8.6300	8.6300	8.6300	8.6300			
Land100%	19490	19490	24890	24890	24890	24890	24890
Bldg100%	95910	95910	129770	129770	129770	129770	129770
Totl100%	115400t	115400t	154660t	154660t	154660t	154660t	154660t
Cauv100%							
Tax Value:							
Land 35%	6820	6820	8710	8710	8710	8710	8710
Bldg 35%	33570	33570	45420	45420	45420	45420	45420
Totl 35%	40390t	40390t	54130t	54130t	54130t	54130t	54130t
Hmstd35%	35920	35920	48830	48830	48830	48830	
Owner Oc	39.78	37.60	42.54	40.42	hmstd 6300 l	42530 b	
Hmstd RB	362.62	343.14	332.92	344.98			
Net Tax	1316.20	1245.34	1636.96	1564.84			
Sp-Asmnt	40.46	40.44	40.44	68.53			

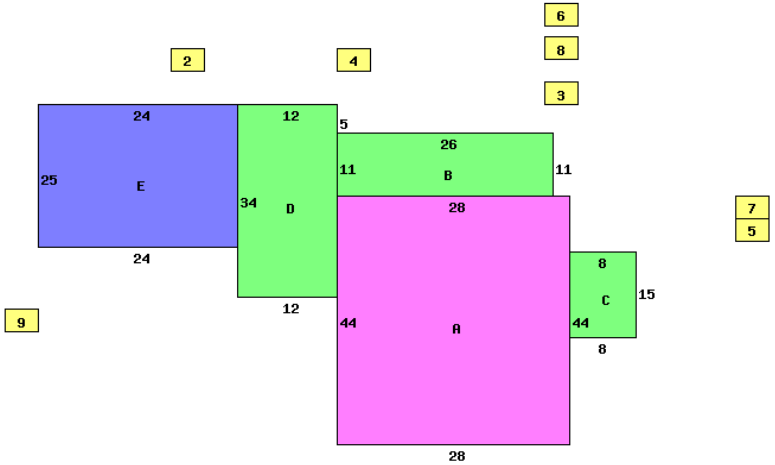
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1232		a	*MAIN
	EFP	P		286	11440	b	PORCH
	DK	P		120	1800	c	PORCH
	EFP	P		408	16320	d	PORCH
	F2	G		600	14400	e	GRAGE

MOBILE HOME ACCT: 31-0024 TITLE: 33-00169736 1957 SARASOTA PLAZA *INACTIVE*
MOBILE HME ACCT: 31-0023 TITLE: 33-00169735 1969 ACADEMY CADETTE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
66	1	2007-02-13	PARR CHRISTINE	1QC *	0	16800	76510
65	1	2007-02-13	PARR CHRISTINE ETAL	1QC *	0	16800	76510
403	3	2003-09-02	BURD JOSEPHINE M	3CT *	0	14890	69660

Year	Land	Bldg	Total	Net Tax
2020	6820	33570	40390	1334.30
2019	6610	28110	34720	1008.86

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2024			
137 FLAT BRANCH - SCIOTO	XA/2024			
500 HARDIN COUNTY LANDFILL	XA/2024			



11812 & 11830 CR 75 43326

Occupancy 1 Single Family

Story Height 1
Floor Level

			Sq-Ft	Value
Main	BRICK		1232	115960
Basement			616	11690
Subtotal				127650
Roof	HIP			

Shingle

B 1 2 U A

Plaster/Drywall	X
Unfinished Wall	X
Floor/Carpet	X
Floor/Tile-Lino	X
Number of Rooms	4
Bedrooms	2
Central Heat	A
ELECTRIC	
Plumbing	
Standard	1

*DWELLING COMPUTATIONS

Garages and Carports	14400
Extra Features	29560
Total Value	171610

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.8000

	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 B		1232		C	1975FR	171610	.40		121500
2	Pole Build	*SV 0	26X60	1560			1970AV	600			600
3	Pole Build		36X51	1836		D	1974AV	17630	.65		6170
4	Shed		10X16	160		D	1970FR	1540	.70		460
5	P	*MH DK	5X10	50			1969AV	0			0
6	Shed		12X30	360		D	1920FR	3460	.70		1040
7	MH/LRE	* 0	14X46	644			1969AV	0			0
8	MH/LRE	*	8X36	288			1957PR	0			0
9	MH/LRE	* 0	14X66	924			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				18000	18000	18000	18000
other	7.2500				950	950	6890	6890
road	.3800							

Call Back: Sign: PSN Date: 2014-10-29 Lister: 31-040020.0000-v082020R