

MCDONALD TWP  
UPPER SCIOTO SD

00300

Hardin County, Ohio  
Michael T. Bacon, Auditor

31-070010.0000  
E06

AGR  
2025

sale

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

|                              |                          |
|------------------------------|--------------------------|
| 2022 COMSTOCK DWIGHT E & M   | 1997-08-29               |
| 2023 COMSTOCK DWIGHT E & M   | 1997-08-29               |
| 2024 COMSTOCK DWIGHT E & M   | 1997-08-29               |
| 2025 COMSTOCK DWIGHT E & MER | 1997-08-29 10521 15.693A |
| 7007 TR 154                  | 1FD                      |
| KENTON OH 43326              | \$67,500                 |

|          |         |         |         |         |         |         |
|----------|---------|---------|---------|---------|---------|---------|
| Tax Year | 2022    | 2023    | 2024    | 2025    | 2025    | CAMA    |
| Prop Cls | 111     | 111     | 111     | 111     | 111     | 111     |
| Acres    | 15.6930 | 15.6930 | 15.6930 | 15.6930 | 15.6930 | 87510   |
| Land100% | 76230   | 87510   | 87510   | 87510   | 87510   | 198610  |
| Bldg100% | 189800  | 198600  | 198600  | 198600  | 198600  | 286120t |
| Totl100% | 266030t | 286110t | 286110t | 286110t | 243940t | 45340   |
| Cauv100% | 26600   | 45340   | 45340   | 45340   |         |         |

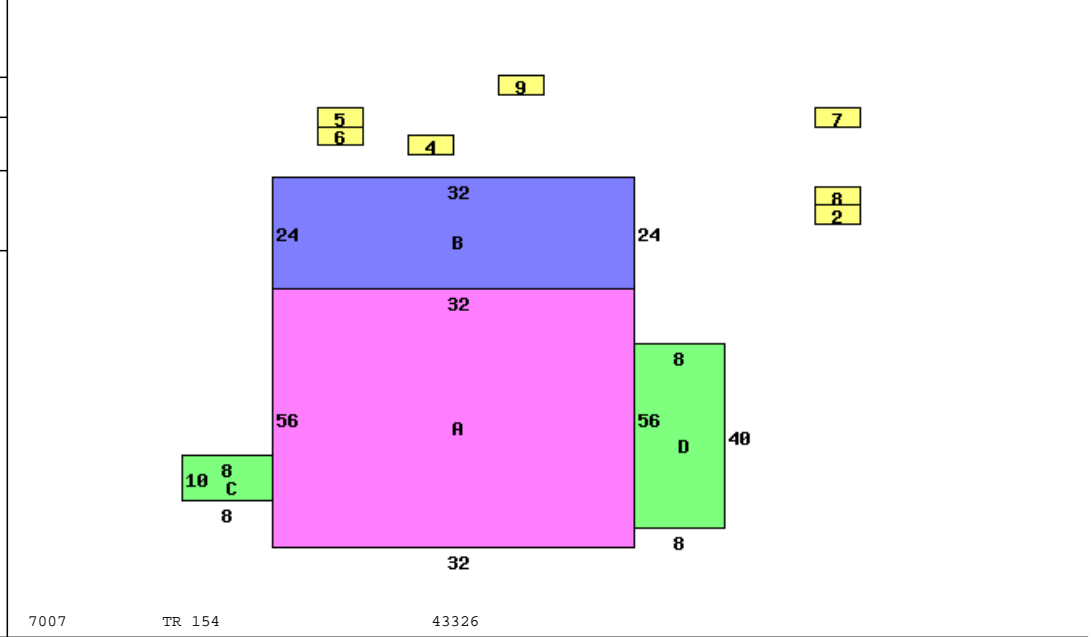
Orig Tax Year 1998  
Parent: 31-070003.0000

|            |         |         |         |         |         |                      |
|------------|---------|---------|---------|---------|---------|----------------------|
| Tax Value: | 9310    | 15870   | 15870   | 15870   | 15870   | 30630                |
| Land 35%   | 66430   | 69510   | 69510   | 69510   | 69510   | 69510                |
| Bldg 35%   | 75740t  | 85380t  | 85380t  | 85380t  | 85380t  | 100140t              |
| Totl 35%   | 67280   | 71240   | 71240   | 71240   | 71240   |                      |
| Hmstd35%   | 720.42  | 62.06   | 58.96   | 58.98   | 58.98   | hmstd 6300 l 64940 b |
| Owner Oc   | 343.14  | 332.92  | 344.98  | 356.78  | 356.78  |                      |
| Hmstd RB   | 2635.68 | 2779.22 | 2672.18 | 2656.12 | 2656.12 |                      |
| Net Tax    | 699.30  | 548.76  | 531.78  | 531.06  | 531.06  |                      |
| Cauv Sav   | 196.48  | 219.10  | 255.90  | 255.90  |         |                      |
| Sp-Asmnt   |         |         |         |         |         |                      |

|          |        |        |        |            |             |         |
|----------|--------|--------|--------|------------|-------------|---------|
| SHB+ 1 B | CONS F | TYPE M | FACT G | SQ-FT 1792 | VALUE 18430 | a *MAIN |
|          | F      | G      | P      | 768        | 18430       | b GRAGE |
|          | DK     | P      | P      | 80         | 1200        | c PORCH |
|          | OFF    | P      | P      | 320        | 9600        | d PORCH |

|           |           |                      |                            |                   |              |           |           |
|-----------|-----------|----------------------|----------------------------|-------------------|--------------|-----------|-----------|
| Sale# 512 | #p 1      | sale date 1997-08-29 | To COMSTOCK DWIGHT E & MER | Type/Invalid? 1FD | Sale\$ 67500 | co:land 0 | co:bldg 0 |
| Year 2021 | Land 9310 | Bldg 66430           | Total 75740                | Net Tax 2785.56   |              |           |           |
| 2020      | 9310      | 66430                | 75740                      | 2823.94           |              |           |           |

|                               |           |   |   |         |
|-------------------------------|-----------|---|---|---------|
| Project                       | ben acres | / | % | factor  |
| 137 FLAT BRANCH - SCIOTO      |           |   |   | XA/2025 |
| 168 EWING - SCIOTO            |           |   |   | XA/2025 |
| 902 MAIN DISTRICT CONSERVANCY |           |   |   | XA/2025 |
| 500 HARDIN COUNTY LANDFILL    |           |   |   | XA/2025 |



7007 TR 154 43326

|                           |                        |                            |
|---------------------------|------------------------|----------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |                            |
| Story Height 1            | Sq-Ft                  | Value                      |
| Floor Level               |                        |                            |
| Main                      | FRAME                  | 1792 130800                |
| Basement                  |                        | 1792 33010                 |
| Subtotal                  |                        | 163810                     |
| Shingle                   | Roof                   | GABLE                      |
| B 1 2 U A                 |                        |                            |
| Plaster/Drywall           | D                      | 896 sq ft                  |
| Unfinished Wall           | X                      | Basement Finish 9720       |
| Floor/Carpet              | X X                    | Air Conditioning 3120      |
| Floor/Concrete            | X                      | Plumbing 2100              |
| Floor/Tile-Lino           | X                      | Garages and Carports 18430 |
| Number of Rooms           | 3 6                    | Extra Features 10800       |
| Bedrooms                  | 2 3                    | Total Value 207980         |
| Central Heat              | A                      | PUB ELECTRIC               |
| FORCED AIR                |                        | PRIV WATER                 |
| Central A/C               | A                      | PRIV SEWER                 |
| Plumbing                  |                        | PUB PAVED ST/RD            |
| Standard                  | 1                      | Neighborhood:              |
| Extra 3 Fixture           | 1                      | Code: 3100                 |
|                           |                        | Dwl/Gar/NC% 1.1800         |

|              |                         |            |        |        |           |         |     |        |        |
|--------------|-------------------------|------------|--------|--------|-----------|---------|-----|--------|--------|
| Bldg Type    | SHB+Cons                | DixHt      | Unit   | Grade  | Blt/Renov | Replace | Phy | Fnc    | True   |
| 1 DWELLING   | 1 B F                   | 2688       |        | C-     | 2004GD    | 187180  | .16 |        | 185530 |
| 2 Flat Barn  |                         | 58X60 3480 |        | D      | OLD/AV    | 33410   | .80 | .50    | 3340   |
| 4 Grain Bin  | *PP                     | 10X8 80    |        |        | OLD/FR    | 0       |     |        | 0      |
| 5 Crib/Grana |                         | 38X36 1368 |        | D      | OLD/FR    | 10940   | .70 |        | 3280   |
| 6 Shed       |                         | 16X36 576  |        | D      | OLD/FR    | 5530    | .70 |        | 1660   |
| 7 Garage     |                         | 22X22 484  |        | C      | OLD/AV    | 11620   | .65 |        | 4800   |
| 8 POND       | *.40A                   | 0          |        |        | OLD/      | 0       |     |        | 0      |
| 9 Shed       | *NV                     | 10X14 140  |        |        | OLD/      | 0       |     |        | 0      |
| Tab #        | S O I L                 | Acres      | Mkt/Ac | Market | Au/Ac     | Cauv    |     |        |        |
| C 2          | BOB BLOUNT SILT LOAM, 2 | .9152      | 5770   | 5280   | 2360      | 2160    |     |        |        |
| C 39         | PM PEWAMO SILTY CLAY L  | 5.2357     | 6490   | 33980  | 3560      | 18640   |     |        |        |
| 671          | HSITE HOMESITE          | 1.0000     | 18000  | 18000  | 18000     | 18000   |     |        |        |
| 980          | ROAD ROAD               | .4196      |        |        |           |         |     |        |        |
| C 15         | GYB2 GLYNWOOD CLAY LOAM | 2.1220     | 5020   | 10650  | 1230      | 2610    |     |        |        |
| W 15         | GYB2 GLYNWOOD CLAY LOAM | 3.1088     | 1830   | 5690   | 230       | 720     |     |        |        |
| C 16         | GYC2 GLYNWOOD CLAY LOAM | 2.6133     | 4750   | 12410  | 1050      | 2740    |     |        |        |
| W 39         | PM PEWAMO SILTY CLAY L  | .2784      | 5370   | 1500   | 1670      | 470     |     |        |        |
|              |                         | 15.693     |        | 87510  | (100%)    | 45340   |     | CAUV # | 2390   |
|              |                         |            |        | 30630  | ( 35%)    | 15870   |     |        |        |

Call Back: Sign: PSN Date: 2014-10-28 Lister: 31-070010.0000-v082020R