

MCDONALD TWP
UPPER SCIOTO SD

00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-080040.0000
E21

RES
2025

sale

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

2022 SHEPHERD LUKE E & DAW	2016-12-20
2023 SHEPHERD LUKE E & DAW	2016-12-20
2024 SHEPHERD LUKE E & DAW	2016-12-20
2025 SHEPHERD LUKE E & DAWN	2016-12-20 10311 5.475A
15136 CR 75	2SD
KENTON OH 43326	\$175,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	5.4750	5.4750	5.4750	5.4750	
Land100%	23030	35370	35370	35370	35360
Bldg100%	286860	320340	320340	320340	320330
Totl100%	309890t	355710t	355710t	355710t	355690t
Cauvl00%					
Tax Value:					
Land 35%	8060	12380	12380	12380	12380
Bldg 35%	100400	112120	112120	112120	112120
Totl 35%	108460t	124500t	124500t	124500t	124490t
Hmstd35%		114180	114180	110970	
Owner Oc		99.46	94.52	91.88	
Hmstd RB					
Net Tax	4366.52	4529.14	4391.04	4387.52	
Sp-Asmnt	47.90	47.90	87.85	87.85	

Orig Tax Year 2004
Parent: 31-080010.0000

hmstd 6300 l 104670 b

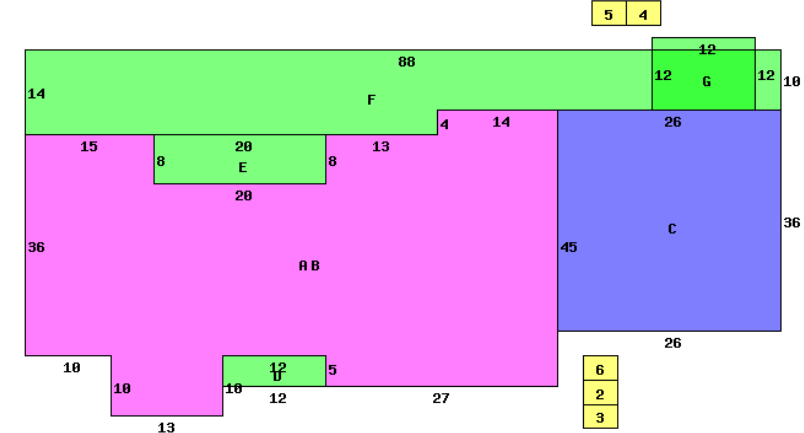
SHB+ 1	CONS B/C	TYPE M	FACT X	SQ-FT 2393	VALUE 30660	a *MAIN
Q	VAULT	F	G	936		b OTHER
	STP	P	P	60	240	c GRAGE
	OFF	P	P	160	4800	d PORCH
	PAT	P	P	1072	3220	e PORCH
	BAL2	P	P	144	2160	f PORCH
						g PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
570	2	2016-12-20	SHEPHERD LUKE E & DAWN L	2SD	175000	20940	230770
489	2	2003-10-24	SHEPHERD EARL F JR & SAN	2SD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	8060	100400	108460	4614.94
2020	8060	100400	108460	4678.40

Project
500 HARDIN COUNTY LANDFILL XA/2025
902 MAIN DISTRICT CONSERVANCY XA/2025
137 FLAT BRANCH - SCIOTO XA/2025

ben acres / % factor



15136 CR 75 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	BRICK 2393 174430
	Qtr Story	FRAME 936 14860
	Subtotal	189290
Shingle	Roof	GABLE
	B 1 2 U A	

Plaster/Drywall	D	Fireplaces	2000
Floor/Carpet	X	Air Conditioning	4120
Floor/Tile-Lino	X	Plumbing	4200
Number of Rooms	6	Garages and Carports	30660
Bedrooms	3	Extra Features	10420
		Total Value	240690
Fireplace			
Openings	1	PUB ELECTRIC	
Stacks	1	PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A	Topo: ROLLING	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	2	Code:	3100
		Dwl/Gar/NC%	1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B	2393		2002GD	312900	.19		299070
2 Pole Build		32X60	1920	2001AV	23040	.55		10370
3 Lean-To		8X60	480	2001AV	3840	.55		1730
4 POND	*.35A		0	OLD/	0			0
5 P	DK	8X12	96	2002AV	1150	.55		520
6 P	OFF	8X60	480	2009AV	14400	.40		8640

homesite	acres/ frontage	effective frontage	depth	actual depth factor	effective rate	extended value	true value
small acreage	4.4750				18000	18000	18000
					5000	3880	17360