MCDONALD TWP
UPPER SCIOTO SD 00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-210010.0000 AGR
I64 2026

sale

2023	WILLIAMS LOREN J & LI	1999-01-28
2024	WILLIAMS LOREN J & LI	1999-01-28
2025	WILLIAMS LOREN J & LI	1999-01-28
2026	WILLIAMS LOREN J & LIND	1999-01-28 10056 74.00A
	14873 & 14853 CR 75	2QC
		$0
	KENTON OH 43326	

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	74.0000	74.0000	74.0000	74.0000	74.0000			
Land100%	429510	429510	429510	429510		429510	622890	622880
Bldg100%	210030	210030	210030	210030		210030	267630	267640
Totl100%	639540t	639540t	639540t	639540t		639540t	890510t	890520t
Cauv100%	201540	201540	201540	201540		429510	622890	205700
Tax Value:								
Land 35%	70540	70540	70540	70540		70540	72000	218010
Bldg 35%	73510	73510	73510	73510		73510	93670	93670
Totl 35%	144050t	144050t	144050t	144050t		144050t	165670t	311680t
Hmstd35%	64600	64600	64600	64600		64600	85720	
Owner Oc	56.28	53.48	53.48	53.48	53.48	hmstd 6300 l	58300 b	
Hmstd RB	332.92	344.98	356.78	356.78	356.78			
Net Tax	4966.20	4791.46	4772.52	4772.52	4772.52			
Cauv Sav	3966.36	2966.40	2874.72	2870.78				
Sp-Asmnt	108.83	206.62	206.62	206.62				

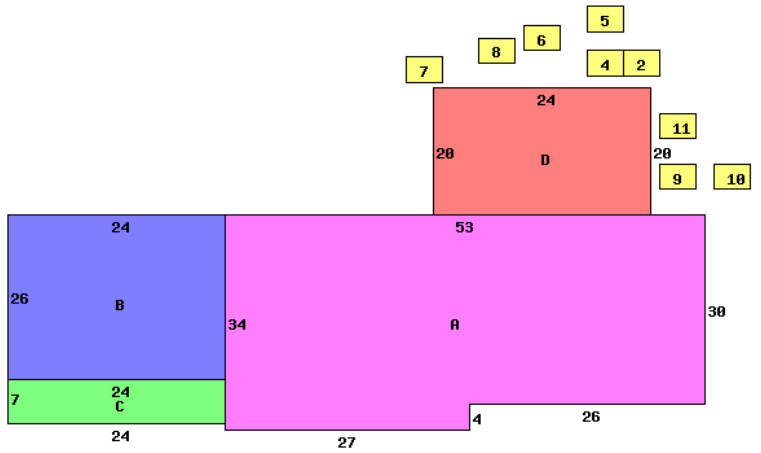
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1698		a	*MAIN
	B2	G		624	17470	b	GRAGE
	OFP	P		168	5040	c	PORCH
1	F/C	A		480		d	ADDTN

2009 BOR set house valueon page 1 at 4,770

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
36	2	1999-01-28	WILLIAMS LOREN J & LINDA	2QC *	0	88910	105110
529	2	1998-12-14	WILLIAMS LOREN J	2CT *	0	88910	105110

Year	Land	Bldg	Total	Net Tax
2022	36330	69970	106300	3871.96
2021	36330	69970	106300	4092.22

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
135 BADER #888 SCIOTO RIVER MCDO	XA/2025			
137 FLAT BRANCH - SCIOTO	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
177 RITTER #975 SCIOTO RIVER MCD	XA/2025			



14853 CR 75 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	2178	161850
	Basement		1698	31410
	Subtotal			193260
Shingle	Roof	GABLE		

B 1 2 U A

Panelled Wall	X	Plumbing	1400
Unfinished Wall	X	Garages and Carports	17470
Floor/Carpet	X	Extra Features	5040
Floor/Concrete	X	Total Value	217170
Floor/Tile-Lino	X		
Number of Rooms	1 6	PUB ELECTRIC	
Bedrooms	3	PUB GAS	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
ELECTRIC		PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 2 Fixture	1	Code:	3100
		Dwl/Gar/NC%	1.5500

	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		2178		C	1970GD	217170	.35		218800
2	Lean-To		14X26	364		D	OLD/AV	2330	.65		820
4	Flat Barn		40X58	2320		D	OLD/FR	22270	.80	.50	2230
5	Shed		20X30	600		D	OLD/FR	5760	.70		1730
6	Shed		10X16	160		D	OLD/FR	1540	.70		460
7	Garage		28X32	896		C	OLD/AV	21500	.65		11660
8	Poultry Ho		32X60	1920		D	OLD/FR	15360	.70		4610
9	Poultry Ho		16X50	800		D	OLD/FR	6400	.70		1920
10	Pole Barn		48X72	3456		C	1981AV	41470	.65		14510
11	Grain Bin	*PP	10X12	120		C	1950FR	0			0

Tab #		S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	5.1706	8740	45190	2550	13190
C	2	BOB	BLOUNT SILT LOAM, 2	33.3193	8370	278880	2230	74300
C	14	GWB	GLYNWOOD SILT LOAM	7.2420	7830	56700	1630	11810
C	16	GYC2	GLYNWOOD CLAY LOAM	.3524	6890	2430	870	310
C	39	PM	PEWAMO SILTY CLAY L	14.9861	9410	141020	3450	51700
C	51	WSTL	WASTE LAND	1.0000	170	170	50	50
W	2	BOB	BLOUNT SILT LOAM, 2	4.8152	4540	21860	230	1110
W	14	GWB	GLYNWOOD SILT LOAM	2.9193	4100	11970	230	670
W	39	PM	PEWAMO SILTY CLAY L	1.3161	7790	10250	230	300
	671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100
	980	ROAD	ROAD	.6164				
C	2	BOB	BLOUNT SILT LOAM, 2	.1040	8370	870	230	20
C	14	GWB	GLYNWOOD SILT LOAM	.0532	7830	420	230	10
C	16	GYC2	GLYNWOOD CLAY LOAM	.0274	6890	190	230	10
C	39	PM	PEWAMO SILTY CLAY L	.0780	9410	730	230	20
	671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100

	74	622880	(100%)	205700	CAUV # 160
		218010	(35%)	72000	

Call Back: Sign: PSN Date: 2014-11-04 Lister:
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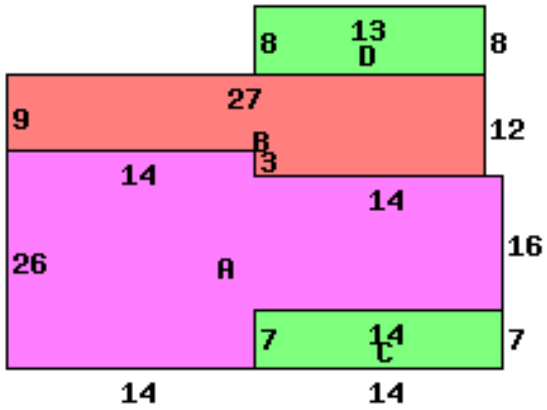
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UPPER SCIOTO SD 00300

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CAMA / Cont: 1

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		588		a	*MAIN
1	F/C	A		282		b	ADDTN
	OFP	P		98	2940	c	PORCH
	EFP	P		104	4160	d	PORCH



14873 CR 75

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	870	99160
	Part Upper	FRAME	588	29800
	Basement		147	3240
	Subtotal			132200
Metal	Roof	GABLE		

	B 1 2 U A
Plaster/Drywall	D D
Unfinished Wall	X
Floor/Carpet	X X
Floor/Concrete	X
Floor/Tile-Lino	X X
Number of Rooms	1 5 3
Bedrooms	1 3
Central Heat	A
ELECTRIC	
Plumbing	
Standard	1
Extra 2 Fixture	1

Plumbing	1400
Extra Features	7100
Total Value	140700

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
3	DWELLING	1HB F		1458		C	OLD/PR	140700	.75	.80	10900

Call Back: - - - - Sign: Date: Lister: 31-210010.0000-v082020R