

MCDONALD TWP
UPPER SCIOTO SD

00300

Hardin County, Ohio
Michael T. Bacon, Auditor

31-240034.0000
C25.01

RES
2025

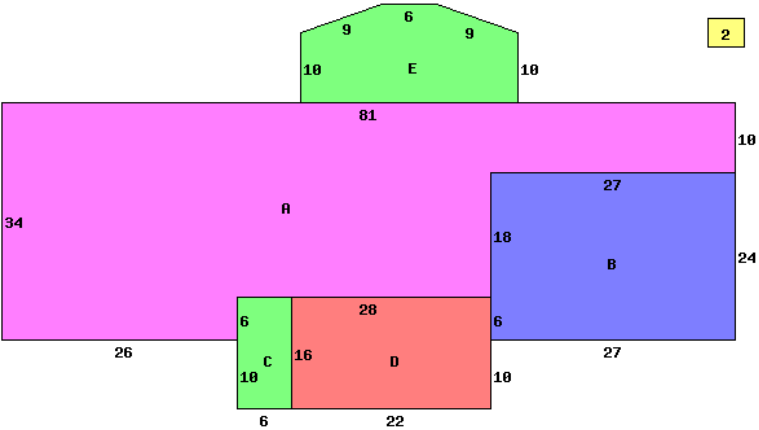
sale

2022	ROSE J MICHAEL & LAVO	2013-07-23		
2023	ROSE J MICHAEL & LAVO	2013-07-23		
2024	ROSE J MICHAEL & LAVO	2013-07-23		
2025	ROSE J MICHAEL & LAVONN	2013-07-23	15026	1.722A
	11603 CR 75	1SD		
	KENTON OH 43326	\$69,000		

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

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	511	511	511	511	511
Acres	1.7200	1.7200	1.7200	1.7200	1.7200	
Land100%	14770	21600	21600	21600	21600	24300
Bldg100%	158800	188630	188630	188630	188630	247790
Totl100%	173570t	210230t	210230t	210230t	210230t	272090t
Cauv100%						
Tax Value:						
Land 35%	5170	7560	7560	7560	7560	8510
Bldg 35%	55580	66020	66020	66020	66020	86730
Totl 35%	60750t	73580t	73580t	73580t	73580t	95230t
Hmstd35%						
Owner 0c						
Hmstd RB						
Net Tax	2445.76	2735.52	2650.98	2647.34	2647.34	
Sp-Asmnt	29.72	29.72	66.17			

SHB+ 1 B	CONS B	TYPE M	FACT	SQ-FT 1938	VALUE	a	*MAIN
	B2	G		648	18140	b	GRAGE
	PAT	P		96	290	c	PORCH
1	F	A		352		d	ADDTN
	PAT	P		300	900	e	PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
365	1	2013-07-23	ROSE J MICHAEL & LAVONNA	1SD *	69000	12660	127710
456	4	2012-11-14	GOLDSMITH BARBARA ETAL	4CT *	0	12660	127710
237	1	1998-05-20	ROSE VELMA PAULINE	1CT *	0	10430	89800
Year	Land	Bldg	Total	Net Tax			
2021	5170	55580	60750	2584.90			
2020	5170	55580	60750	2620.44			
p r o j e c t				ben acres	/ %	factor	
902	MAIN DISTRICT	CONSERVANCY					
137	FLAT BRANCH -	SCIOTO					
500	HARDIN COUNTY	LANDFILL					



11603 CR 75 43326

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1			Sq-Ft	Value
Floor Level		Main	BRICK	2290	168020
		Basement		969	18070
		Subtotal			186090
Shingle		Roof	HIP		
	B 1 2 U A				
Plaster/Drywall	D		Air Conditioning	4010	
Panelled Wall	X		Plumbing	1400	
Unfinished Wall	X		Garages and Carports	18140	
Floor/Carpet	X		Extra Features	1190	
Floor/Concrete	X		Total Value	210830	
Number of Rooms	1 5				
Bedrooms	2		PUB ELECTRIC		
			PRIV WATER		
Central Heat	A		PRIV SEWER		
FORCED AIR			PUB PAVED ST/RD		
Central A/C	A				
Plumbing			Neighborhood:		
Standard	1		Code:	3100	
Extra 2 Fixture	1		Dwl/Gar/NC%	1.5500	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B B	FtxFt	2290	Rate		Cond	Value	Dpr	Dpr	Value
2 Garage		24X40	960		C	1978GD	210830	.28		235290
					C	1981AV	23040	.65		12500
	acres/	effective	depth	depth	actual	effective	extended	true		
homesite	frontage	frontage	depth	factor	rate	rate	value	value		
small acreage	1.0000				20700	20700	3600	20700		
	.7200				5000	5000		3600		