MCDONALD TWP
BENJAMIN LOGAN SD 00310

Hardin County, Ohio
Michael T. Bacon, Auditor

32-190026.0000 RES
A90 2026

sale

2023 COFFEY JAMES L & JILL	2010-08-27	
2024 COFFEY JAMES L & JILL	2010-08-27	
2025 COFFEY JAMES L & JILL	2010-08-27	
2026 COFFEY JAMES L & JILL E	2010-08-27 10050 28.909A	
5602 TR 190	1WD	
	$90,000	
BELLE CENTER OH 43310		

Orig Tax Year 1996
Parent: 32-190018.0000

Eff Rate: – 41.40 — 41.78 — 40.51 — 40.51 — a/r

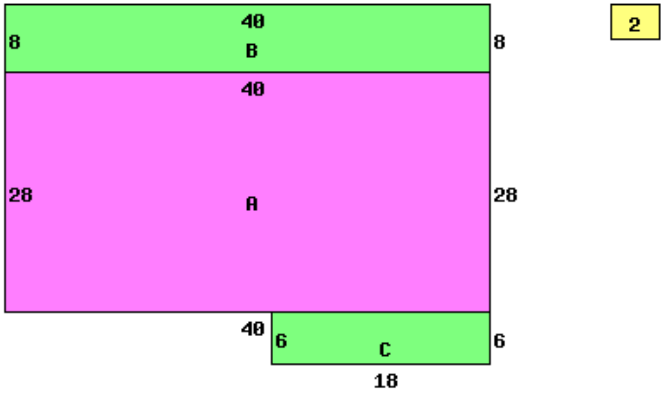
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	28.9090	28.9090	28.9090	28.9090	28.9090			
Land100%	97570	97570	97570	97570		162460	162460	100260
Bldg100%	143710	143710	143710	143710		143710	188540	188550
Totl100%	241290t	241290t	241290t	241290t		306170t	351000t	288810t
Cauv100%	162460	162460	162460	162460		162460	162460	
Tax Value:								
Land 35%	34150	34150	34150	34150		34150	35090	35090
Bldg 35%	50300	50300	50300	50300		50300	65990	65990
Totl 35%	84450t	84450t	84450t	84450t		84450t	101080t	101080t
Hmstd35%	56360	56360	56360	56360		56360	73000	
Owner Oc	52.24	52.18	51.00	51.00	51.00	hmstd 6300 l	50060 b	
Hmstd RB								
Net Tax	3131.30	3163.06	3064.60	3064.60	3064.60			
Sp-Asmnt	58.20	58.20	58.20	58.20				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 +	F	M		1120		a	*MAIN
	OFP	P		320	9600	b	PORCH
	OFP	P		108	3240	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
408	1	2010-08-27	COFFEY JAMES L & JILL E	1WD	90000	67490	1460
62	1	2008-02-13	RICHARDS TIMOTHY A &	1AF *	0	61370	1460
1102	1	1995-11-08	BOWMAN & RICHARDS PROPER	1WD	35000	0	0

Year	Land	Bldg	Total	Net Tax
2022	19200	48560	67760	2690.92
2021	19200	48560	67760	2764.70

p r o j e c t		ben acres	/ %	factor
227 REED #979 - LITTLE MIAMI	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



5602 TR 190 43310

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1120	103370
	Qtr Story	FRAME	1120	4370
	Subtotal			107740
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	1120 sq ft	Attic Finish	17210
Floor/Hardwood	X		Air Conditioning	3960
Number of Rooms	4		Extra Features	12840
Bedrooms	1		Total Value	141750
Central Heat	A		PUB ELECTRIC	
			PRIV WATER	
Central A/C	A		PRIV SEWER	
Plumbing			PUB PAVED ST/RD	
Standard	1			
			Neighborhood:	
			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 + F		2240		C-	2017AV	127580	.05		187860
2	Shed	F	10X18	180		D	1995AV	1730	.60		690

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	9.5490				5000	2620	25020	25020
road	.1800							
other	18.1800				3000	3000	54540	54540

Call Back: Sign: PSN Date: 2019-07-02 Lister:

32-190026.0000-v082020R