MCDONALD TWP
BENJAMIN LOGAN SD 00310

Hardin County, Ohio
Michael T. Bacon, Auditor

32-190034.0000 RES
A99 2023

sale

2020	STOUT CHRISTOPHER B &	2019-04-12
2021	STOUT CHRISTOPHER B &	2019-04-12
2022	STOUT CHRISTOPHER B &	2019-04-12
2023	STOUT CHRISTOPHER B & P	2019-04-12 10050 2.59A
	17651 CR 75	1QC
		$0
	BELLE CENTER OH 43310	10.0-07-19-034

Orig Tax Year 2004
Parent: 32-190012.0000

Eff Rate: – 42.94 — 45.55 — 44.42 — 41.40 — a/r

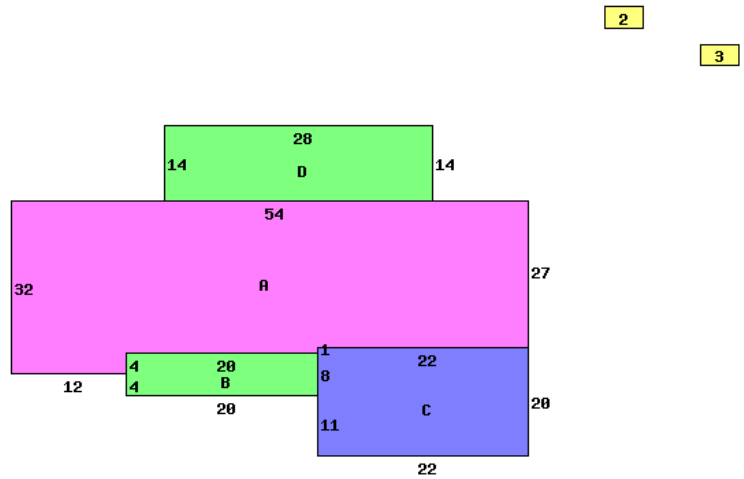
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	511	511	511	511	511
Acres	2.5900	2.5900	2.5900	2.5900	
Land100%	17370	17370	17370	25940	25950
Bldg100%	172170	172170	172170	208800	208800
Totl100%	189540t	189540t	189540t	234740t	234750t
Cauv100%					
Tax Value:					
Land 35%	6080	6080	6080	9080	9080
Bldg 35%	60260	60260	60260	73080	73080
Totl 35%	66340t	66340t	66340t	82160t	82160t
Hmstd35%	61460	61460	61460	74580	
Owner Oc	61.78	61.14	60.50	69.12	hmstd 6300 l 68280 b
Hmstd RB					
Net Tax	2520.06	2696.98	2624.86	3028.10	
Sp-Asmnt	31.99	32.00	31.99	**31.99**	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1538		a	*MAIN
	OFP	P		160	4800	b	PORCH
	F	G		440	10560	c	GRAGE
	DK	P		392	5880	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
136	1	2019-04-12	STOUT CHRISTOPHER B & PAM	1QC *	0	16770	143340
446	1	2014-09-03	STOUT CHRISTOPHER BENJAMI	1WD *	0	15260	97600
433	1	2003-07-29	STOUT JERALD M	1WD	60000	0	0

Year	Land	Bldg	Total	Net Tax
2019	5870	50170	56040	2080.82
2018	5870	50170	56040	2103.90

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2023			
103 BELL - LITTLE MIAMI	XA/2023			
227 REED #979 - LITTLE MIAMI	XA/2023			



17651 CR 75 43310

Occupancy 1 Single Family

Story Height 1
Floor Level

			Sq-Ft	Value
	Main	FRAME	1538	121470
	Basement		1538	28450
	Subtotal			149920
Shingle	Roof	GABLE		

*DWELLING COMPUTATIONS

B 1 2 U A

Plaster/Drywall	D
Floor/Carpet	X
Floor/Tile-Lino	X
Number of Rooms	6
Bedrooms	3
Central Heat	A
PROPANE	
Central A/C	A
Plumbing	
Standard	1
Extra 3 Fixture	1

Air Conditioning	2620
Plumbing	2100
Garages and Carports	10560
Extra Features	10680
Total Value	175880

PUB ELECTRIC
PUB PAVED ST/RD

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.1800

	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 F		1538		C	2016AV	175880	.06		195090
2	Pole Build		72X45	3240		C	1975AV	38880	.65		13610
3	Shed	*SV	12X20	240			OLD/PR	100			100

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				18000	18000	18000	18000
small acreage	1.5900				5000	5000	7950	7950

Call Back: Sign: PSN Date: 2017-07-07 Lister: 32-190034.0000-v082020R