

MCDONALD TWP
BENJAMIN LOGAN SD

00310

Hardin County, Ohio
Michael T. Bacon, Auditor

32-200001.0000
I81

AGR
2023

sale

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

2020 FAUS SAMUEL L JR & EM	2019-01-03			
2021 FAUS SAMUEL L JR & EM	2019-01-03			
2022 FAUS SAMUEL L JR & EM	2019-01-03			
2023 FAUS SAMUEL L JR & EMIL	2019-01-03	10035	61.00A	
16548 TR 65	1SD			
BELLE CENTER OH 43310		\$406,000	10.0-07-20-001	

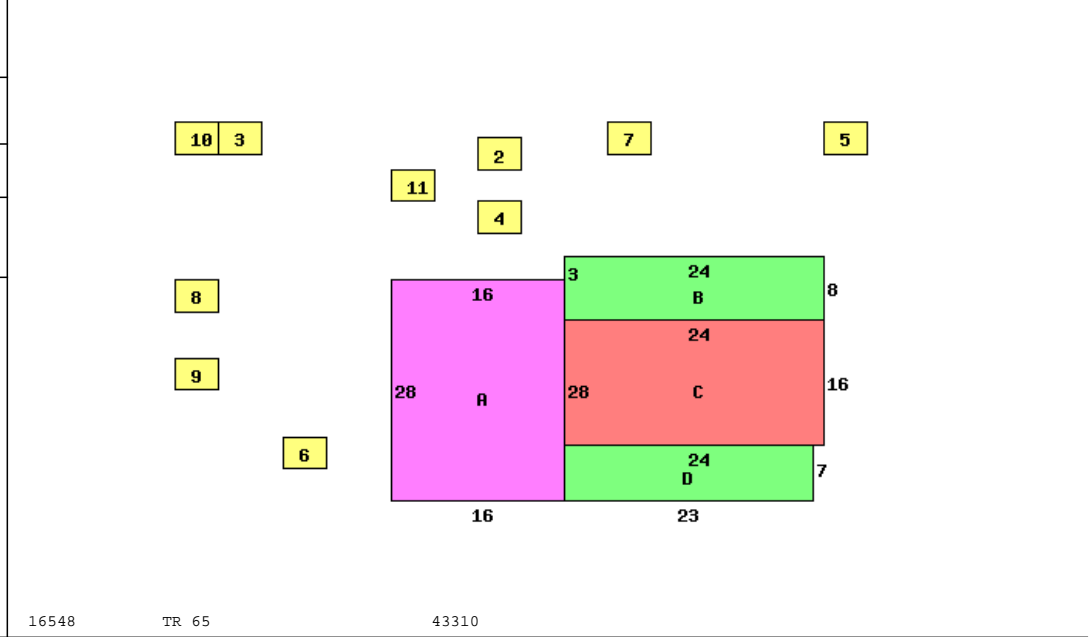
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	111	111	111	111	111
Acres	61.0000	61.0000	61.0000	61.0000	
Land100%	232490	232490	232490	258230	258240
Bldg100%	221890	221890	221890	283910	283900
Totl100%	454370t	454370t	454370t	542140t	542140t
Cauv100%	37400	37400	37400	82110	82110
Tax Value:					
Land 35%	13090	13090	13090	28740	90380
Bldg 35%	77660	77660	77660	99370	99370
Totl 35%	90750t	90750t	90750t	128110t	189750t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	3531.82	3772.98	3673.44	4829.40	
Cauv Sav	2657.34	2838.78	2763.88	2323.66	
Sp-Asmnt	242.22	242.22	242.22	279.10	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		448			
1 B	FFP	P		192	7680	b	PORCH
	F	A		384		c	ADDIN
	OFF	P		161	4830	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
3	1	2019-01-03	FAUS SAMUEL L JR & EMILY	1SD	406000	231890	210200
258	1	1989-04-06		1UN *	0	0	74630
1051	0	1986-12-19			0	0	100710

Year	Land	Bldg	Total	Net Tax
2019	20410	73570	93980	3554.38
2018	20410	73570	93980	3593.72

p r o j e c t		ben acres / % factor	
902 MAIN DISTRICT CONSERVANCY	XA/2023		
135 BADER #888 SCIOTO RIVER MCDO	XA/2023		
177 RITTER #975 SCIOTO RIVER MCD	XA/2023		
500 HARDIN COUNTY LANDFILL	XA/2023		



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 832 98580
Full Upper	FRAME 448 40160
Basement	96 2350
Subtotal	141090
Metal	Roof GABLE
Plaster/Drywall	X X
Unfinished Wall	X
Floor/Pine	X X
Floor/Tile-Lino	X
Number of Rooms	1 3 2
Bedrooms	2
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1
Air Conditioning	840
Extra Features	12510
Total Value	154440
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
Neighborhood:	
Code:	3100
Dwl/Gar/NC%	1.1800

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	2 F/C		1280		C-	OLD/FR		139000	.65		57410
2 Shed	*SV 0	26X32	832			OLD/AV		700			700
3 Shed	M 0	40X64	2560		C	1999AV		37120	.55		16700 CONCRET FL
4 Poultry Ho	*SV 0	14X28	392			OLD/FR		400			400
5 Pole Build		45X65	2925		D	2009AV		14040	.40		8420 ALL SD OPN
6 Garage		36X36	1296		C	2007AV		31100	.45		20180
7 Pole Build	M 0	45X90	4050		C	1978FR		48600	.70		14580
8 Grain Bin	*PP	10X8	80		C	1950FR		0			0
9 Grain Bin	*PP	10X8	80		C	1950FR		0			0
10	2	224X80	17920		C	2013AV		215040	.30		150530
11 Pole Build		30X64	1920		C	2011AV		23040	.35		14980
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 2	BOB BLOUNT SILT LOAM, 2	6.1951	5770	35750	2360	14620					
C 11	FPC2 FOX CLAY LOAM, 6-12%	2.0606	4370	9000	350	720					
C 14	GWB GLYNWOOD SILT LOAM	12.4672	5400	67320	1750	21820					
C 16	GVC2 GLYNWOOD CLAY LOAM	13.8495	4750	65790	1050	14540					
C 30	MRD2 MORLEY CLAY LOAM 12	2.4249	4670	11320	350	850					
C 31	MSC2 MORLEY-BELMORE CMPL	3.5479	4600	16320	800	2840					
C 51	WSTL WASTE LAND	4.0000	120	480	50	200					
W 14	GWB GLYNWOOD SILT LOAM	2.9335	2830	8300	750	2200					
W 16	GVC2 GLYNWOOD CLAY LOAM	9.0603	1460	13230	230	2080					
W 26	MF MILFORD SILTY CLAY	2.2174	5740	12730	1910	4240					
671	HSITE HOMESITE	1.0000	18000	18000	18000	18000					
980	ROAD ROAD	1.2436									
		61		258240	(100%)	82110		CAUV # 4242			
				90380	(35%)	28740					

Call Back: Sign: PSN Date: 2014-11-04 Lister: 32-200001.0000-v082020R