

MCDONALD TWP
BENJAMIN LOGAN SD

00310

Hardin County, Ohio
Michael T. Bacon, Auditor

32-200020.0000
A58

RES
2025

sale

Eff Rate:- 44.42 — 41.40 — 41.78 — 40.51 — a/r

| | | | | | |
|----------------------|------------|-------|-------|--------|--|
| 2022 KROCK FARMS LLC | 2012-10-30 | | | | |
| 2023 KROCK FARMS LLC | 2012-10-30 | | | | |
| 2024 KROCK FARMS LLC | 2012-10-30 | | | | |
| 2025 KROCK FARMS LLC | 2012-10-30 | 11068 | 12198 | 1.365A | |
| 15895 CR 75 | 1QC | | | | |
| KENTON OH 43326 | \$0 | | | | |

| | | | | | |
|------------|---------|---------|---------|---------|----------------------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 1.3650 | 1.3650 | 1.3650 | 1.3650 | |
| Land100% | 13710 | 19830 | 19830 | 19830 | 19830 |
| Bldg100% | 189030 | 215690 | 215690 | 215690 | 215680 |
| Totl100% | 202740t | 235510t | 235510t | 235510t | 235510t |
| Cauvl00% | 92400 | 92400 | 92400 | 92400 | |
| Tax Value: | | | | | |
| Land 35% | 4800 | 6940 | 6940 | 6940 | 6940 |
| Bldg 35% | 66160 | 75490 | 75490 | 75490 | 75490 |
| Totl 35% | 70960t | 82430t | 82430t | 82430t | 82430t |
| Hmstd35% | 52610 | 58610 | 58610 | 58610 | |
| Owner Oc | 51.78 | 54.32 | 54.26 | 53.04 | hmstd 6300 l 52310 b |
| Hmstd RB | | | | | |
| Net Tax | 2820.58 | 3053.08 | 3084.08 | 2988.04 | |
| Sp-Asmnt | 37.02 | 37.02 | 65.36 | 71.36 | |

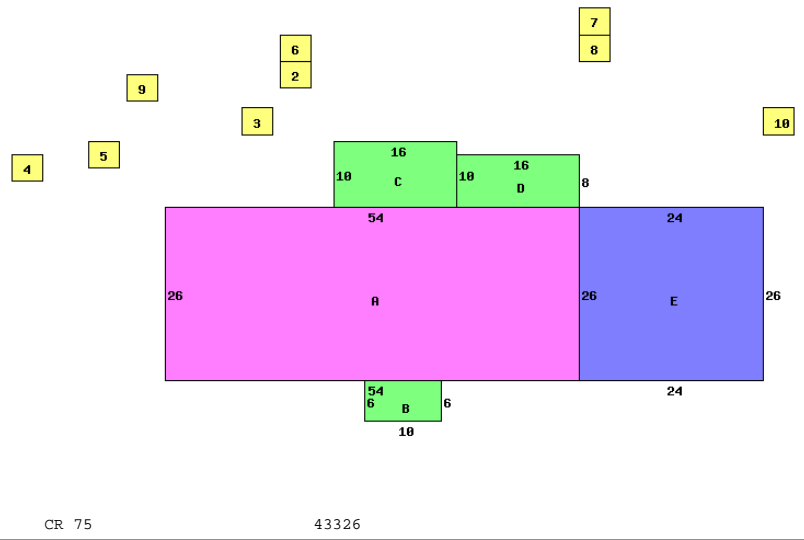
| | | | | | | |
|----------|--------|--------|------|------------|-------|---------|
| SHB+ 1 B | CONS F | TYPE M | FACT | SQ-FT 1404 | VALUE | a *MAIN |
| | OFF P | | | 60 | 1800 | b PORCH |
| | EFP P | | | 160 | 6400 | c PORCH |
| | DK F | | | 128 | 1920 | d PORCH |
| | F | G | | 624 | 14980 | e GRAGE |

#: 24, L/W
322000240000 1.01a

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|-----------------|---------------|--------|---------|---------|
| 431 | 1 | 2012-10-30 | KROCK FARMS LLC | 1QC * | 0 | 10910 | 144110 |
| 417 | 1 | 1989-05-26 | | 1UN * | 0 | 0 | 3310 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 4800 | 57460 | 62260 | 2536.16 |
| 2020 | 4800 | 57460 | 62260 | 2370.16 |

| Project | ben acres | % | factor |
|-------------------------------|-----------|---|---------|
| 227 REED #979 - LITTLE MIAMI | | | XA/2025 |
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 500 HARDIN COUNTY LANDFILL | | | XA/2025 |
| 299 HESS #1056 - LITTLE MIAMI | | | XA/2025 |



15895 CR 75 43326

| | |
|---------------------------|--------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height 1 | Sq-Ft Value |
| Floor Level | Main FRAME 1404 111000 |
| | Basement 1404 25990 |
| | Subtotal 136990 |
| Shingle | Roof GABLE |
| Plaster/Drywall | D |
| Unfinished Wall | X |
| Floor/Carpet | X |
| Floor/Concrete | X |
| Floor/Tile-Lino | X |
| Number of Rooms | 6 |
| Bedrooms | 3 |
| Central Heat | A |
| FORCED AIR | A |
| Heat Pump | A |
| Central A/C | A |
| Plumbing | |
| Standard | 1 |
| Extra 3 Fixture | 1 |
| | Neighborhood: Code: 3100 |
| | Dwl/Gar/NC% 1.1800 |

| Bldg Type | SHB+Cons | DixHt | Area | Unit Rate | Grade | Blt/Renov | Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---------------|-----------------|--------------------|-------|---------------|----------------|----------------|------------|---------------|---------|---------|------------|
| 1 DWELLING | 1 B F | 1404 | 1404 | | C | 1996AV | 166650 | .24 | | | 149450 |
| 2 Pole Build | | 30X55 | 1650 | | D | 1940AV | 15840 | .65 | | | 5540 |
| 3 Shed | *SV 0 | 10X16 | 160 | | C | 1930FR | 600 | | | | 600 |
| 4 Grain Bin | *PP 0 | 28X18 | 504 | | C | 1990AV | 0 | | | | 0 |
| 5 Grain Bin | *PP | 14X13 | 182 | | C | 1980AV | 0 | | | | 0 |
| 6 Lean-To | | 20X55 | 1100 | | D | 2001AV | 7040 | .55 | | | 3170 |
| 7 Lean-To | | 16X30 | 480 | | C | 2003AV | 5040 | .50 | | | 2520 |
| 8 Pole Build | | 50X70 | 3500 | | C | 2003AV | 42000 | .50 | | | 21000 |
| 9 Grain Bin | *PP | 30X16 | 480 | | C | 1980AV | 0 | | | | 0 |
| 10 Pole Build | | 3274 | 3274 | | C | 2020AV | 39290 | .15 | | | 33400 |
| homesite | acres/ frontage | effective frontage | depth | actual factor | effective rate | extended value | true value | | | | |
| small acreage | 1.0000 | 18000 | 18000 | 5000 | 5000 | 18000 | 18000 | | | | |
| | .3650 | 5000 | 5000 | | | 1830 | 1830 | | | | |

Call Back:

Sign: PSN Date: 2014-10-31 Lister:

32-200020.0000-v082020R