ROUNDHEAD TWP
UPPER SCIOTO SD 00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-030007.0000 AGR
F10 2026

sale

2023 DYER KENNETH B & GLOR
2024 DYER KENNETH B & GLOR
2025 DYER KENNETH B & GLOR
2026 DYER KENNETH B & GLORIA SW 1/4 SW 1/4 4 40.00A
12854 SR 235
$0
HARROD OH 45850

Eff Rate: 41.39 — 40.07 — 40.02 — 40.02 — a/r

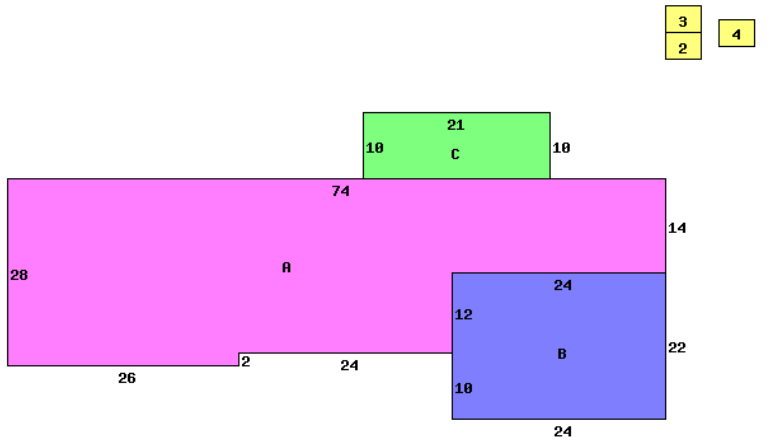
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	40.0000	40.0000	40.0000	40.0000	40.0000			
Land100%	211800	211800	211800	211800		211800	307140	307150
Bldg100%	150970	150970	150970	150970		150970	190570	190580
Totl100%	362770t	362770t	362770t	362770t		362770t	497710t	497730t
Cauv100%	84110	84110	84110	84110		211800	307140	81400
Tax Value:								
Land 35%	29440	29440	29440	29440		29440	28490	107500
Bldg 35%	52840	52840	52840	52840		52840	66700	66700
Totl 35%	82280t	82280t	82280t	82280t		82280t	95190t	174210t
Hmstd35%	52030	52030	52030	52030		52030	68250	
Owner Oc	46.28	44.02	44.04	44.04	44.04	hmstd 5250 l	46780 b	
Hmstd RB	338.76	351.24	363.26	363.26	363.26			
Net Tax	2727.76	2623.08	2607.22	2607.22	2607.22			
Cauv Sav	2170.06	1690.70	1639.40	1637.32				
Sp-Asmnt	34.89	95.98	95.98	95.98				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1688		a	*MAIN
	F2	G		528	12670	b	GRAGE
	PAT	P		210	630	c	PORCH

gas fireplace is capped off

Year	Land	Bldg	Total	Net Tax
2022	14700	47520	62220	2158.56
2021	14700	47520	62220	2278.76

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
500	HARDIN COUNTY LANDFILL	XA/2025		



12854 SR 235 45850

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1688	126450
	Basement		1688	31230
	Subtotal			157680
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall		D	Air Conditioning	3020
Unfinished Wall	X		Plumbing	2800
Floor/Carpet		X	Garages and Carports	12670
Number of Rooms		7	Extra Features	630
Bedrooms		3	Total Value	176800
Central Heat		A	PUB ELECTRIC	
F/A VENTLE			PUB GAS	
Central A/C		A	PRIV WATER	
Plumbing			PRIV SEWER	
Standard	1		PUB PAVED ST/RD	
Extra 2 Fixture	2		Topo: ROLLING	
			Neighborhood:	
			Code:	3800
			Dwl/Gar/NC%	1.4000

	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		1688		C	1975GD	176800	.30		173260	
2	Pole Build		32X40	1280		C	1980AV	15360	.65		5380	
3	Lean-To		14X28	392		D	1985AV	2510	.65		880	
4	Pole Build		48X60	2880		C	1993AV	27650	.60		11060	1 SIDE OPN

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	2	BOB	BLOUNT SILT LOAM, 2	11.2474	8370	94140	2230	25080
C	14	GWB	GLYNWOOD SILT LOAM	2.5974	7830	20340	1630	4230
C	16	GYC2	GLYNWOOD CLAY LOAM	8.9758	6890	61840	870	7810
C	39	PM	PEWAMO SILTY CLAY L	1.4033	9410	13210	3450	4840
C	47	SO	SLOAN SILT LOAM, FR	5.7057	9410	53690	2790	15920
W	14	GWB	GLYNWOOD SILT LOAM	.0056	4100	20	230	
W	16	GYC2	GLYNWOOD CLAY LOAM	1.8146	2120	3850	230	420
W	30	MRD2	MORLEY CLAY LOAM 12	.1852	610	110	230	40
W	39	PM	PEWAMO SILTY CLAY L	1.1016	7790	8580	230	250
W	47	SO	SLOAN SILT LOAM, FR	4.4653	6610	29520	230	1030
C	51	WSTL	WASTE LAND	.5758	170	100	50	30
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	.9223				
				40		307150	(100%)	81400
						107500	(35%)	28490

CAUV # 1867

Call Back: Sign: PSN Date: 2014-10-22 Lister:

37-030007.0000-v082020R