ROUNDHEAD TWP
UPPER SCIOTO SD 00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-040007.0000 AGR
G62 2026

## sale

| | | |
|---|---|---|
| 2023 VERTNER BEVERLY | 2003-01-22 | |
| 2024 VERTNER BEVERLY | 2003-01-22 | |
| 2025 VERTNER BEVERLY | 2003-01-22 | |
| 2026 VERTNER BEVERLY | 2003-01-22 SE 1/4 SE 1/4 5 | 40.00A |
| 12899 SR 235 | 3QC | |
| | $0 | |
| HARROD OH 45850 | | |

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

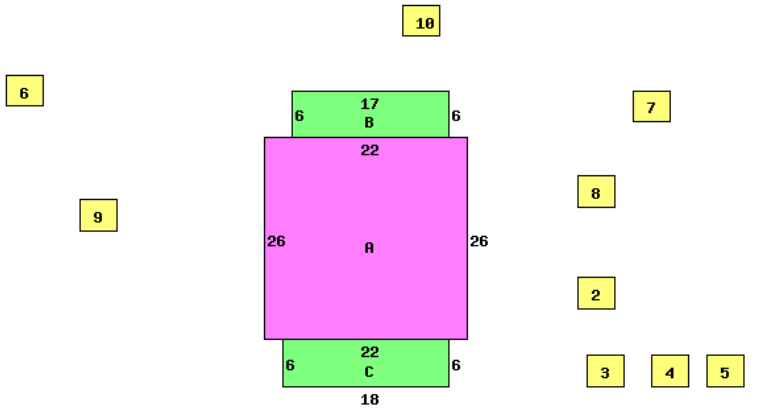
| | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Tax Year | | | | | | | | |
| Prop Cls | 111 | 111 | 111 | 111 | 0 | 111 | 111 | 111 |
| Acres | 40.0000 | 40.0000 | 40.0000 | 40.0000 | 40.0000 | | | |
| Land100% | 219710 | 219710 | 219710 | 219710 | | 219710 | 318600 | 318600 |
| Bldg100% | 54490 | 54490 | 54490 | 54490 | | 54490 | 67600 | 67590 |
| Totl100% | 274200t | 274200t | 274200t | 274200t | | 274200t | 386200t | 386190t |
| Cauv100% | 86370 | 86370 | 86370 | 86370 | | 219710 | 318600 | 90960 |
| Tax Value: | | | | | | | | |
| Land 35% | 30230 | 30230 | 30230 | 30230 | | 30230 | 31840 | 111510 |
| Bldg 35% | 19070 | 19070 | 19070 | 19070 | | 19070 | 23660 | 23660 |
| Totl 35% | 49300t | 49300t | 49300t | 49300t | | 49300t | 55500t | 135170t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1865.10 | 1808.52 | 1806.22 | 1806.22 | 1806.22 | | | |
| Cauv Sav | 2197.62 | 1765.60 | 1712.02 | 1709.86 | | | | |
| Sp-Asmnt | 30.75 | 74.66 | 74.66 | 74.66 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 BA | F | M | | 572 | | a | *MAIN |
| | EFP | P | | 102 | 4080 | b | PORCH |
| | EFP | P | | 108 | 4320 | c | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 38 | 3 | 2003-01-22 | VERTNER BEVERLY | 3QC | * | 0 | 67630 | 38340 |
| 516 | 7 | 2002-12-03 | GRATZ JANICE K & | 7CT | * | 0 | 67630 | 38340 |
| 497 | 1 | 1990-06-25 | | 1UN | * | 0 | 0 | 68710 |
| 177 | 0 | 1986-03-18 | | | * | 0 | 0 | 109310 |
| 17576 | 0 | 1986-03-18 | | | * | 94666 | 0 | 109310 |
| 27 | 0 | 1986-01-15 | | | * | 0 | 0 | 109310 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 16590 | 17000 | 33590 | 1382.12 |
| 2021 | 16590 | 17000 | 33590 | 1459.10 |

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




12899 SR 235 45850

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 572 | 78440 |
| | Qtr Story | FRAME | 572 | 2390 |
| | Basement | | 429 | 8250 |
| | Subtotal | | | 89080 |
| Metal | Roof | GABLE | | |

B 1 2 U A

| | | | | | |
|---|---|---|---|---|---|
| Panelled Wall | X | X | 572 sq ft | Attic Finish | 9640 |
| Unfinished Wall | X | | | Extra Features | 8400 |
| Floor/Carpet | | X X | | Total Value | 107120 |
| Number of Rooms | | 2 2 | | | |
| Bedrooms | | 2 | | PUB ELECTRIC | |
| | | | | PUB GAS | |
| Central Heat | | A | | PRIV WATER | |
| FORCED AIR | | | | PRIV SEWER | |
| Plumbing | | | | PUB PAVED ST/RD | |
| Standard | 1 | | | 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 BAF | | | 1144 | | D+ | 1938AV | 91050 | .55 | | 57360 |
| 2 | Garage | *SV | 0 | 18X18 | 324 | | | OLD/PR | 200 | | | 200 |
| 3 | Grain Bin | *PP | 0 | 12X18 | 216 | | C | OLD/FR | 0 | | | 0 |
| 4 | Grain Bin | *PP | 0 | 12X18 | 216 | | C | OLD/FR | 0 | | | 0 |
| 5 | Grain Bin | *PP | 0 | 12X8 | 96 | | C | OLD/FR | 0 | | | 0 |
| 6 | STORAGE | *SV | | 10X12 | 120 | | | 1955AV | 200 | | | 200 |
| 7 | Flat Barn | | | 50X80 | 4000 | | D | OLD/FR | 38400 | .80 | .50 | 3840 |
| 8 | Crib/Grana | *SV | 0 | 20X26 | 1040 | | | OLD/PR | 200 | | | 200 |
| 9 | Shed | | | 30X67 | 2010 | | D | 1967FR | 19300 | .70 | | 5790 |
| 10 | Shed | *PP | | 10X12 | 0 | | | OLD/ | 0 | | | 0 |

| Tab # | | S O I L | | Acres | Mkt/Ac | Market | Au/Ac | Cauv |
|---|---|---|---|---|---|---|---|---|
| C | 1 | BOA | BLOUNT SILT LOAM 0- | .2874 | 8740 | 2510 | 2550 | 730 |
| C | 2 | BOB | BLOUNT SILT LOAM, 2 | 11.2567 | 8370 | 94220 | 2230 | 25100 |
| C | 14 | GWB | GLYNWOOD SILT LOAM | 4.1286 | 7830 | 32330 | 1630 | 6730 |
| C | 16 | GYC2 | GLYNWOOD CLAY LOAM | 6.6268 | 6890 | 45660 | 870 | 5770 |
| C | 30 | MRD2 | MORLEY CLAY LOAM 12 | 7.2606 | 6770 | 49150 | 630 | 4570 |
| C | 39 | PM | PEWAMO SILTY CLAY L | 7.6021 | 9410 | 71540 | 3450 | 26230 |
| W | 2 | BOB | BLOUNT SILT LOAM, 2 | .1366 | 4540 | 620 | 230 | 30 |
| W | 16 | GYC2 | GLYNWOOD CLAY LOAM | .0244 | 2120 | 50 | 230 | 10 |
| W | 30 | MRD2 | MORLEY CLAY LOAM 12 | .0916 | 610 | 60 | 230 | 20 |
| W | 39 | PM | PEWAMO SILTY CLAY L | .0915 | 7790 | 710 | 230 | 20 |
| | 670 | HSITE | HOMESITE | 1.0000 | 21750 | 21750 | 21750 | 21750 |
| | 980 | ROAD | ROAD | 1.4937 | | | | |
| | | | | 40 | | 318600 | (100%) | 90960 |
| | | | | | | 111510 | ( 35%) | 31840 |

CAUV # 3196

Call Back: Sign: PSN Date: 2014-10-21 Lister:

37-040007.0000-v082020R