ROUNDHEAD TWP
UPPER SCIOTO SD 00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-290055.0000 RES
A10.02 2026

sale

2023 GRATZ BLAKE A		2019-12-12
2024 GRATZ BLAKE A		2019-12-12
2025 GRATZ BLAKE A		2019-12-12
2026 GRATZ BLAKE A		2019-12-12 10009 5.588A
1732 SR 385		1FD
		$200,000
WAYNESFIELD OH 45896		

Orig Tax Year 2020
Parent: 37-290051.0000

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

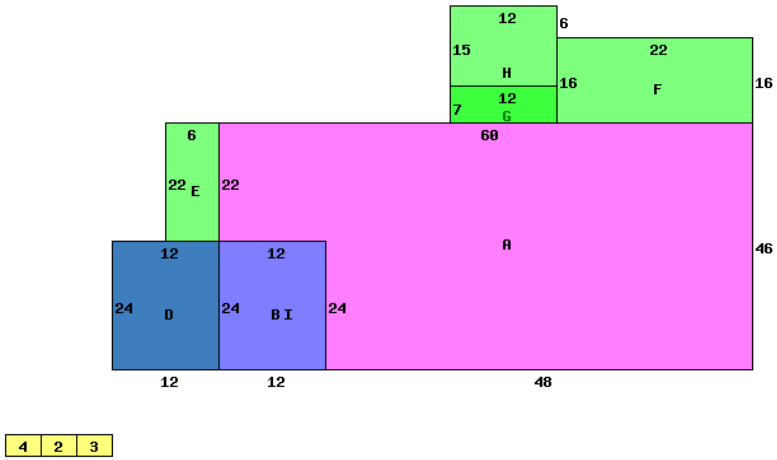
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	5.5880	5.5880	5.5880	5.5880	5.5880			
Land100%	32710	32710	32710	32710		32710	34970	34960
Bldg100%	243140	243140	243140	243140		243140	310460	310450
Totl100%	275860t	275860t	275860t	275860t		275860t	345430t	345410t
Cauv100%								
Tax Value:								
Land 35%	11450	11450	11450	11450		11450	12240	12240
Bldg 35%	85100	85100	85100	85100		85100	108660	108660
Totl 35%	96550t	96550t	96550t	96550t		96550t	120900t	120890t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	3652.64	3541.80	3537.34	3537.34	3537.34			
Sp-Asmnt	18.00	104.60	104.60	104.60				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		2472		a	*MAIN
	BAS1	G		288	1200	b	GRAGE
	EFP	P		288	11520	c	PORCH
	BAS1	G		288	1200	d	GRAGE
	OFP	P		132	3960	e	PORCH
	EFP	P		352	14080	f	PORCH
	CAN	P		84	670	g	PORCH
	PAT	P		264	790	h	PORCH
1	F	A		288		i	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
553	1	2019-12-12	GRATZ BLAKE A	1FD	200000	0	0

Year	Land	Bldg	Total	Net Tax
2022	8120	74570	82690	3402.40
2021	8120	74570	82690	3591.98

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



1732 SR 385 45896

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	2760	194470
	Basement		2472	45440
	Subtotal			239910
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	600 sq ft	Basement Finish	6560
Unfinished Wall	X		Fireplaces	4000
Floor/Carpet	X		Air Conditioning	4750
Floor/Concrete	X		Plumbing	4200
Floor/Tile-Lino	L		Garages and Carports	2400
Number of Rooms	2 6		Extra Features	31020
Bedrooms	3		Total Value	292840
Fireplace				
Openings	2		Neighborhood:	
Stacks	1		Code:	3800
Central Heat	A		Dwl/Gar/NC%	1.4000
HOT WATER				
Central A/C	A			
Plumbing				
Standard	1			
Extra 3 Fixture	2			

	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 B		3360		C+	1967GD	322120	.35		293130
2	Pole Build		44X92	4048		C	1975AV	48580	.65		17000
3	Grain Bin	*PP	24X18	432		C	1965FR	0			0
4	P	CAN	10X14	140		D	1980AV	900	.65		320

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	4.5880				5000	3860	17710	17710