ROUNDHEAD TWP
UPPER SCIOTO SD 00360

Hardin County, Ohio
Michael T. Bacon, Auditor

37-340020.0000 RES
A54 2026

sale

2023 MANCHESTER CROSBY L		2018-03-23
2024 MANCHESTER CROSBY L		2018-03-23
2025 MANCHESTER CROSBY L		2018-03-23
2026 MANCHESTER CROSBY L		2018-03-23 10300 2.136A
18259 CR 25		2WD
		$123,000
ROUNDHEAD OH 43346		

Orig Tax Year 2005
Parent: 37-340008.0000

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

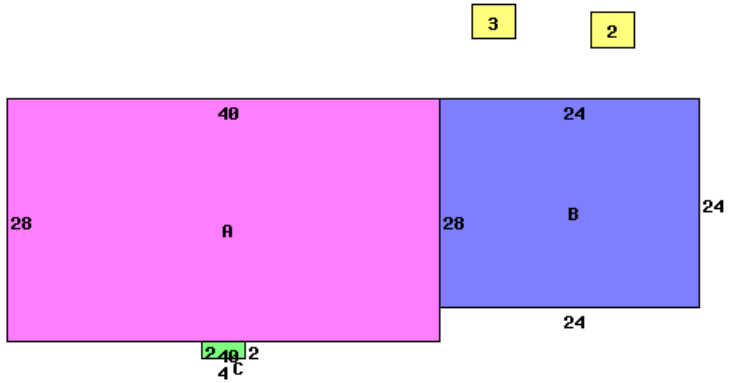
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.1360	2.1360	2.1360	2.1360	2.1360			
Land100%	20690	20690	20690	20690		20690	22940	22930
Bldg100%	105940	105940	105940	105940		105940	134310	134320
Totl100%	126630t	126630t	126630t	126630t		126630t	157260t	157250t
Cauv100%								
Tax Value:								
Land 35%	7240	7240	7240	7240		7240	8030	8030
Bldg 35%	37080	37080	37080	37080		37080	47010	47010
Totl 35%	44320t	44320t	44320t	44320t		44320t	55040t	55040t
Hmstd35%	38800	38800	38800	38800		38800	49520	
Owner Oc	34.50	32.82	32.84	32.84	32.84	hmstd 5250 l	33550 b	
Hmstd RB								
Net Tax	1642.20	1593.00	1590.92	1590.92	1590.92			
Sp-Asmnt	27.36	63.64	63.64	63.64				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1120		a	*MAIN
	F2	G		576	13820	b	GRAGE
	STP	P		8	30	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
109	2	2018-03-23	MANCHESTER CROSBY L	2WD	123000	15430	82140
552	1	2004-09-01	MILLER JON A & NATASHA M	1WD	104000	0	0

Year	Land	Bldg	Total	Net Tax
2022	5610	32790	38400	1542.68
2021	5610	32790	38400	1628.60

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			



18259 CR 25 43346

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1120	103370
	Basement		1120	20870
	Subtotal			124240
Shingle	Roof	GABLE		

B 1 2 U A

Panelled Wall	X	Air Conditioning	1980
Unfinished Wall	X	Garages and Carports	13820
Floor/Pine	X	Extra Features	830
Floor/Carpet	X	Total Value	140870
Floor/Concrete	X		
Number of Rooms	1 5	PUB ELECTRIC	
Bedrooms	2	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
ELECTRIC			
Central A/C	A	Neighborhood:	
Plumbing		Code:	3800
Standard	1	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		1120		C-	1973GD	126780	.30		124240
2	Pole Build		40X60	2400		C	1973AV	28800	.65		10080
3	Shed	*PP	8X18	0			2017	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.1360				5000	5000	5680	5680

Call Back: Sign: PSN Date: 2014-10-16 Lister:

37-340020.0000-v082020R