TAYLOR CREEK TWP
BENJAMIN LOGAN SD 00390

Hardin County, Ohio
Michael T. Bacon, Auditor

42-060018.0000 COM
E48 2025

sale

2022 HARDIN WIND LLC	2019-02-05
2023 HARDIN WIND LLC	2019-02-05
2024 HARDIN WIND LLC	2019-02-05
2025 HARDIN WIND LLC	2019-02-05 9991 15.603A
20616 US 68 S	2WD
	$760,000
BELLE CENTER OH 43310	

Orig Tax Year 1997
Parent: 42-060005.0000

Eff Rate: – 43.71 — 46.21 — 46.62 — 45.04 — a/r

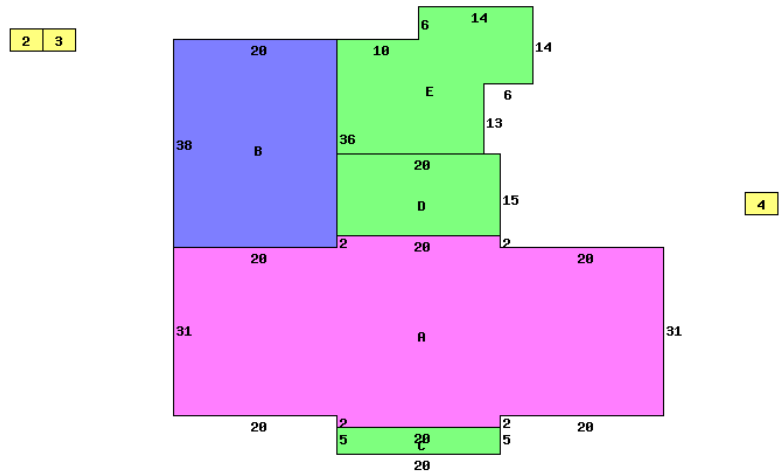
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	512	447	447	447	447
Acres	15.6030	15.6030	15.6030	15.6030	
Land100%	33800	57400	57400	57400	57400
Bldg100%	283340	253740	253740	253740	253730
Totl100%	317140t	311140t	311140t	311140t	311130t
Cauv100%	39710	39710	39710	39710	
Tax Value:					
Land 35%	11830	20090	20090	20090	20090
Bldg 35%	99170	88810	88810	88810	88810
Totl 35%	111000t	108900t	108900t	108900t	108900t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	4422.22	5032.56	5076.88	4905.28	
Sp-Asmnt	23.71	485.71	493.37	493.37	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 BA	F	M		1940		a	*MAIN
	F	G		760	18240	b	GRAGE
	OFP	P		100	3000	c	PORCH
	OFP	P		300	9000	d	PORCH
	PAT	P		510	1530	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
37	2	2019-02-05	HARDIN WIND LLC	2WD	760000	33200	242830
42	1	2007-01-26	GRANT JOSEPH J & DEBORAH	1WD	202000	27910	189060
611	1	2006-10-04	FEDERAL NATIONAL MORTGAG	1SH	166667	27910	189060
770	1	1996-12-13	BAILEY BUDDY DEAN & GAIL	1SD	32000	0	0

Year	Land	Bldg	Total	Net Tax
2021	11830	99170	111000	4544.24
2020	11830	99170	111000	4249.32

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			
333 TAYLOR CREEK #1096 - SCIOTO	XA/2025			



20616 US 68 43310

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1A				
Floor Level	Main	FRAME	1940	135630
	Qtr Story	FRAME	1940	6630
	Basement		1455	26920
	Subtotal			169180
Shingle	Roof	GABLE		

	B 1 2 U A			
Plaster/Drywall	D X	1940 sq ft	Attic Finish	26290
Unfinished Wall	X		Fireplaces	2000
Floor/Carpet	X		Air Conditioning	6640
Floor/Concrete	X		Plumbing	2100
Floor/Tile-Lino	L		Garages and Carports	18240
Number of Rooms	1 6 2		Extra Features	13530
Bedrooms	3		Total Value	237980
Fireplace			PUB ELECTRIC	
Openings	1		PRIV WATER	
Stacks	1		PRIV SEWER	
Central Heat	A		PUB PAVED ST/RD	
			Topo: LEVEL	
Central A/C	A			
Plumbing			Neighborhood:	
Standard	1		Code:	3900
Extra 3 Fixture	1		Dwl/Gar/NC%	1.2300

	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		3880		B-	1997GD	285580	.22		222750
2	Shed	F	16X20	320		D	2003AV	3070	.50		1540
3	P	RFX	8X20	160		D	2003AV	1280	.50		640
4	Pole Build		60X80	4800		C	2003AV	57600	.50		28800

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
other	14.1330				3000	3000	42400	42400
road	.4700							

Call Back: Sign: PSN Date: 2014-11-25 Lister: 42-060018.0000-v082020R