

WASHINGTON TWP  
NORTHERN SD

00400

Hardin County, Ohio  
Michael T. Bacon, Auditor

43-010043.0000  
A31

RES  
2025

sale

Eff Rate:- 49.61 — 39.31 — 39.59 — 39.44 — a/r

2022 SHEPHERD TAMMY & KAY	2020-10-30
2023 SHEPHERD TAMMY & KAY	2020-10-30
2024 SHEPHERD TAMMY & KAY	2020-10-30
2025 SHEPHERD TAMMY & KAY ED	2020-10-30 PT SW4 SE4 S1 6.864A
11571 TR 20	1SD
DUNKIRK OH 45836	\$41,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	501	501	501	501	511
Acres	6.8640	6.8640	6.8640	6.8640	
Land100%	25030	35770	35770	35770	35760
Bldg100%	169290	204970	204970	204970	204970
Totl100%	194310t	240740t	240740t	240740t	240730t
Cauvl00%					

Orig Tax Year 2006  
Parent: 43-010009.0000

Tax Value:	8760	12520	12520	12520	12520
Land 35%	59250	71740	71740	71740	71740
Bldg 35%	68010t	84260t	84260t	84260t	84260t
Totl 35%					
Hmstd35%	76990	76990	76990	76990	
Owner Oc	71.96	71.70	71.42		hmstd 5250 l 71740 b
Hmstd RB					
Net Tax	3054.14	2925.32	2950.86	2939.32	
Sp-Asmnt	22.57	28.09	24.09	27.13	

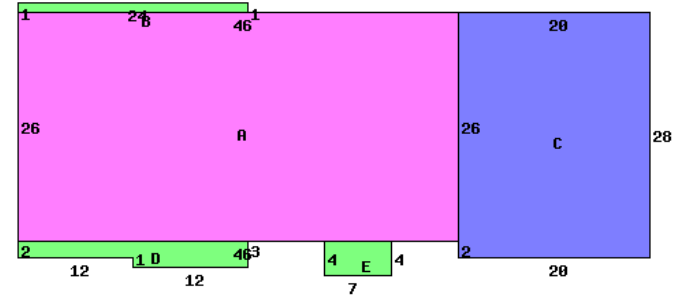
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F	M		1196			
1	OH	P		24	910	b	PORCH
1	F	G		560	13440	c	GRAGE
1	OH	P		60	2280	d	PORCH
	STP	P		28	110	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
499	1	2020-10-30	SHEPHERD TAMMY & KAY EDDI	1SD	41000	13910	0
212	1	2007-05-07	MOORE SETH M & ELIZABETH	1SD	23000	13910	0
316	12	2005-08-24	BRUNER LAND CO INC	12	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	8760	0	8760	395.42
2020	4390	0	4390	198.96

Project	ben acres	%	factor
592 EAGLE CREEK MAINT HANCOCK CO			XA/2018
125 HYDRAULIC - BLANCHARD			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2025

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11571 TR 20 45836

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height		Sq-Ft	Value
Floor Level	Main	FRAME	1196 105950
	Basement		1196 22280
	Subtotal		128230
Shingle	B 1 2 U A	624 sq ft	
Plaster/Drywall	D D		Basement Finish 6880
Wood Joist Frame	X x		Air Conditioning 2130
Floor/Hardwood	X		Plumbing 2100
Floor/Carpet	X		Garages and Carpets 13440
Number of Rooms	2 4		Extra Features 3300
Bedrooms	3		Total Value 156080
Insulation	X x		PUB PAVED ST/RD
Central Heat	A		
F/A LP			Neighborhood:
Central A/C	A		Code: 4300
Plumbing			Dwl/Gar/NC% 1.2100
Standard	1		
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	10X12	1820	2021AV	172850	.02	Dpr	204970
2 Shed	*PP		120	2022AV	0		Dpr	0
	acres/	effective	depth	actual	effective	extended	true	
small acreage	frontage	frontage	depth	rate	rate	value	value	
homesite	5.8640	1.0000	120	5000	3540	20760	20760	
				15000	15000	15000	15000	

Call Back:

Sign: PSN Date: 2015-09-14 Lister:

43-010043.0000-v082020R