

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-040013.0000
D22

AGR
2025

sale

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

2022 BOEHM EDWIN C	
2023 BOEHM EDWIN C	
2024 BOEHM EDWIN C	
2025 BOEHM EDWIN C	
8060 CR 10	
FOREST OH 45843	\$0

W 1/2 N 1/2 NW 1/4 4
35.08A

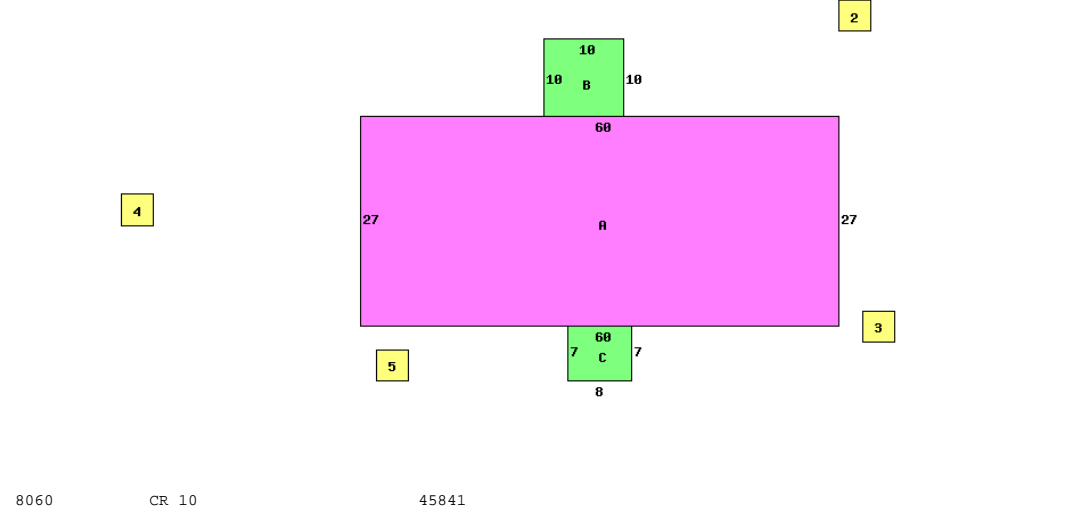
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	35.0800	35.0800	35.0800	35.0800	
Land100%	194710	214000	214000	214000	214000
Bldg100%	124630	135490	135490	135490	135490
Totl100%	319340t	349490t	349490t	349490t	349490t
Cauv100%	58890	106060	106060	106060	106050
Tax Value:					
Land 35%	20610	37120	37120	37120	74900
Bldg 35%	43620	47420	47420	47420	47420
Totl 35%	64230t	84540t	84540t	84540t	122320t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2884.38	3007.24	3032.60	3020.76	
Cauv Sav	2134.88	1343.90	1355.24	1349.96	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1620		a	*MAIN
	PAT	P		100	300	b	PORCH
	PAT	P		56	170	c	PORCH

MOBILE HOME ACCT: 43-0023 TITLE: 65-11017204 1971 PARKWOOD *STORAGE ONLY
1 acre of land came off of this parcel with the pole bldg and put on parcel
43-040013.1200 for a separate taxbill for being leased to Marshview
Enterprises

Year	Land	Bldg	Total	Net Tax
2021	20610	43620	64230	2899.32
2020	20610	43620	64230	2910.88

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



8060 CR 10 45841

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1620	124290
	Basement		1620	29970
	Subtotal			154260
Shingle	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	D	Air Conditioning		2880
Unfinished Wall	X	Plumbing		2800
Floor/Carpet	X	Extra Features		470
Floor/Concrete	X	Total Value		160410
Floor/Tile-Lino	X			
Number of Rooms	1 6	PUB ELECTRIC		
Bedrooms	3	PRIV WATER		
		PRIV SEWER		
Central Heat	A	PUB PAVED ST/RD		
FORCED AIR				
Central A/C	A	Neighborhood:		
Plumbing		Code:		4300
Standard	1	Dwl/Gar/NC%		1.2100
Extra 3 Fixture	1			
Extra Fixture	1			

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1620			D	2009AV	128330		.13	Dpr	135090
2 MH/LRE	*NV	12X60	720			1971PR	0				0
3 Shed	*NV	12X20	240			OLD/VP	0				0
4 Shed	*SV 0	12X30	360			OLD/VP	400				400
5 Shed	*NV	8X12	96			OLD/VP	0				0
Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-		15.4952	6030	93440	2660	41220				
C 2	BOB BLOUNT SILT LOAM, 2		6.1714	5770	35610	2360	14570				
C 52	PKA PEWAMO SICL 0-1% SL		9.2622	6490	60110	3560	32970				
W 1	BOA BLOUNT SILT LOAM 0-		2.1791	3610	7870	770	1680				
W 52	PKA PEWAMO SICL 0-1% SL		.3669	5370	1970	1670	610				
670	HSITE HOMESITE		1.0000	15000	15000	15000	15000				
980	ROAD ROAD		.6052								

	35.08	214000	(100%)	106050	CAUV # 2191
		74900	(35%)	37120	