

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-190008.0000
EE12

AGR
2025

sale

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

2022 NAYLOR ESTATE LLC	2021-05-13	
2023 NAYLOR ESTATE LLC	2021-05-13	
2024 NAYLOR ESTATE LLC	2021-05-13	
2025 NAYLOR ESTATE LLC	2021-05-13	
6607 TR 50	2021-05-13 PT S 1/2 19 80.50A	7WD
DOLA OH 45835	\$821,000	

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	111	111	111	111	111	111
Acres	80.5000	80.5000	80.5000	80.5000	80.5000	
Land100%	502570	550740	550740	550740	302800	550740
Bldg100%	48260	63460	63460	63460	63460	63460
Totl100%	550830t	614200t	614200t	614200t	366260t	614200t
Cauv100%	178800	302800	302800	302800		302790
Tax Value:						
Land 35%	62580	105980	105980	105980	105980	192760
Bldg 35%	16890	22210	22210	22210	22210	22210
Totl 35%	79470t	128190t	128190t	128190t	128190t	214970t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	3568.76	4559.94	4598.42	4580.46	4580.46	
Cauv Sav	5088.88	3086.90	3112.94	3100.80	3100.80	
Sp-Asmt	100.85	100.85	79.88	121.84		

SHB+ 1H	CONS F/C	TYPE M	FACT P	SQ-FT 672	VALUE 2880	a *MAIN
1	OFF	P	A	128		b PORCH
	F/C	A				c ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
200	7	2021-05-13	NAYLOR ESTATE LLC	7WD	821000	502570	48260
211	7	2021-05-13	NAYLOR ESTATE LLC	7WD *	0	502570	48260
189	7	2021-05-03	NAYLOR PERRY L & PENNY L	7TD *	0	502570	48260
188	7	2021-05-03	NAYLOR PERRY L & PENNY L	7CT *	0	502570	48260
187	7	2021-05-03	NAYLOR GARY	7QC *	0	502570	48260
110	7	1999-03-23	NAYLOR GARY E TRUSTEE	7WD *	0	102170	24710
304	7	1994-04-20	NAYLOR MYRA E LIVING TRU	7WD *	0	0	115800

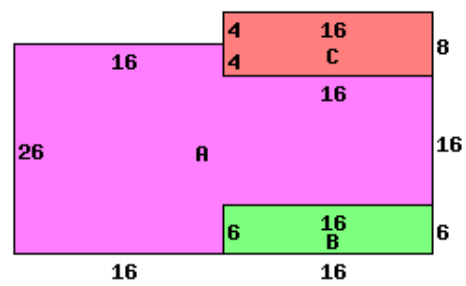
Year	Land	Bldg	Total	Net Tax
2021	62580	16890	79470	3587.26
2020	62580	16890	79470	3601.54

project	ben acres	%	factor
110 HOG CREEK MAINLINE - HOG CR.			XA/2025
121 TIGHE - HOG CREEK			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
577 OTTAWA RIVER PROJECT MAINT			XA/2021

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6607 TR 50 45835

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	800 97750
	Part Upper	FRAME	672 32160
	Roof	GABLE	Subtotal 129910
Plaster/Drywall	D D	Extra Features	2880
Floor/Hardwood	X X	Total Value	132790
Floor/Tile-Lino	X X		
Number of Rooms	4 2	PUB ELECTRIC	
Bedrooms	1 2	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Plumbing		Neighborhood:	
Standard	1	Code:	4300
		Dwl/Gar/NC%	1.2100

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C	Area	Rate	Grade	Cond	Value	Dpr	Dpr
2 Shed	*NV	8X12	96	C-	1905AV	119510	.55	.10
3 Shed		20X40	800	D	OLD/FR	0		
4 Crib/Grana		30X36	1080	D	OLD/FR	7680	.70	2300
						8640	.70	2590

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	1.0327	6030	6230	2660	2750
C 6	DEA DEL RAY SILT LOAM 0	7.5745	5880	44540	2370	17950
C 26	MF MILFORD SILTY CLAY	70.2656	6900	484830	3800	267010
C 39	PM PEWAMO SILTY CLAY L	.0213	6490	140	3560	80
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD ROAD	.6059				

		80.5		550740	(100%)	302790	CAUV # 4393
				192760	(35%)	105980	