

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-290018.0000
Q04

RES
2025

sale

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

2022 DUNCAN JASON E & MEGA	2021-08-26	
2023 DUNCAN JASON E & MEGA	2021-08-26	
2024 DUNCAN JASON E & MEGA	2021-08-26	
2025 DUNCAN JASON E & MEGAN	2021-08-26 S 1/2 SW 1/4 29	5.631A
7097 CR 60	LWD	
DOLA OH 45835	\$239,000	

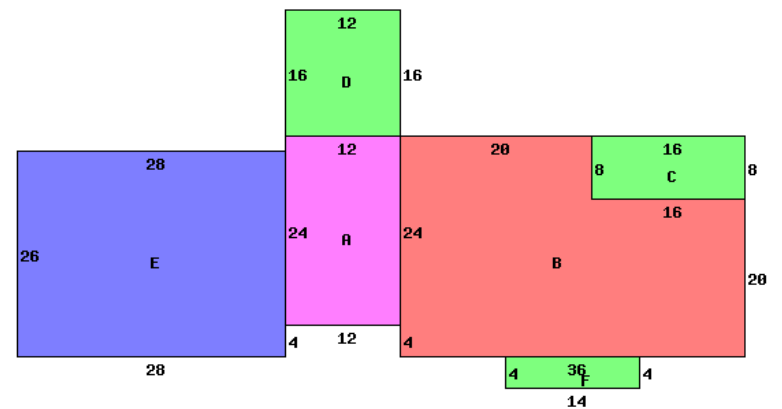
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	5.6310	5.6310	5.6310	5.6310	
Land100%	23260	32770	32770	32770	32780
Bldg100%	172740	202940	202940	202940	202930
Totl100%	196000t	235710t	235710t	235710t	235710t
Cauv100%					
Tax Value:					
Land 35%	8140	11470	11470	11470	11470
Bldg 35%	60460	71030	71030	71030	71030
Totl 35%	68600t	82500t	82500t	82500t	82500t
Hmstd35%	64870	76280	76280	76280	
Owner Oc	76.30	71.30	71.04	70.76	hmstd 5250 l 71030 b
Hmstd RB					
Net Tax	3004.32	2863.38	2888.40	2877.10	
Sp-Asmnt	34.69	34.69	31.69	37.18	

SHB+ 1	CONSB/C	TYPE M	FACT	SQ-FT 288	VALUE	a *MAIN
1HB	B	A		880		b ADDTN
F	OMP	P		128	4480	c PORCH
	DK	P		192	2880	d PORCH
	B2	G		728	20380	e GRAGE
	STP	P		56	220	f PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
434	1	2021-08-26	DUNCAN JASON E & MEGAN E	LWD	239000	23260	172740
229	1	2019-06-06	VANATTA NICHOLAS A & JUST	1FD	209000	20690	152860
20	1	2018-01-24	WILSON THOMAS R & JULIE T	1QC *	0	26060	152860
356	1	2002-08-23	WILSON THOMAS R & JULIE	1QC *	0	21060	103170

Year	Land	Bldg	Total	Net Tax
2021	8140	60460	68600	3019.86
2020	8140	60460	68600	3031.96

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



7097 CR 60 45835

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	2	Sq-Ft Value
Floor Level	Main	BRICK 1168 108640
	Full Upper	BRICK 128 15890
	Part Upper	BRICK 880 40720
	Basement	440 8460
	Subtotal	173710
Shingle	Roof	GAMBREL

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 B/C	FtxFt	Area	Grade	Cond	Dpr Dpr	Value
		2176		C+	1979GD	.28	202930
homesite	effective	depth	actual	effective	extended	true	
small acreage	1.0000	frontage	rate	rate	value	value	
	4.6310		15000	15000	15000	15000	
			5000	3840	17780	17780	

Plaster/Drywall	X X	Fireplaces	2000
Panelled Wall	X	Air Conditioning	3880
Unfinished Wall	X	Plumbing	4200
Floor/Carpet	X X	Garages and Carports	20380
Floor/Concrete	X	Extra Features	7580
Floor/Tile-Lino	L	Total Value	211750
Number of Rooms	1 5 3		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Fireplace		PRIV SEWER	
Openings	1	PUB PAVED ST/RD	
Stacks	1		
Central Heat	A	Neighborhood:	
		Code:	4300
Heat Pump	A	Dwl/Gar/NC%	1.2100
Central A/C	A		
Plumbing			
Standard	1		
Extra 3 Fixture	1		
Extra 2 Fixture	1		
Extra Fixture	1		