

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-290020.0000
Q07

RES
2025

sale

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

2022 COLE CHRIS D &	2004-06-24
2023 COLE CHRIS D &	2004-06-24
2024 COLE CHRIS D &	2004-06-24
2025 COLE CHRIS D &	2004-06-24
7859 CR 60	2004-06-24 PT S1/2 SE1/4 S29 3.00A
	LWD
DOLA OH 45835	\$120,000

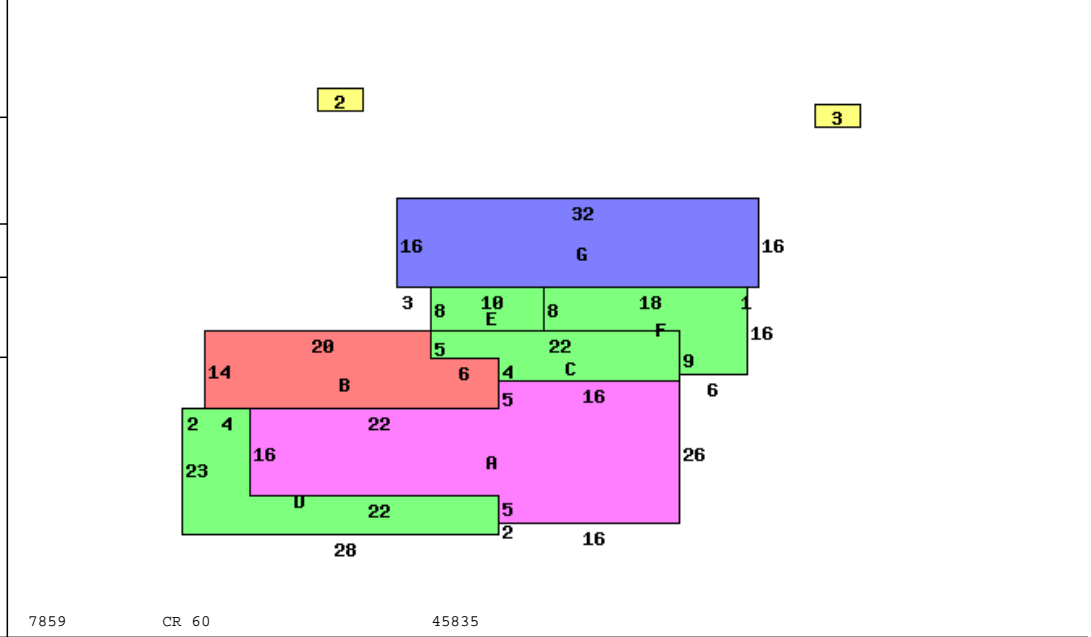
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	25000	25000	25000	25000
Bldg100%	118110	144540	144540	144540	144540
Totl100%	136710t	169540t	169540t	169540t	169540t
Cauv100%					
Tax Value:					
Land 35%	6510	8750	8750	8750	8750
Bldg 35%	41340	50590	50590	50590	50590
Totl 35%	47850t	59340t	59340t	59340t	59340t
Hmstd35%	42730	51810	51810	51810	
Owner Oc	50.26	48.42	48.26	48.06	
Hmstd RB					
Net Tax	2098.54	2062.40	2080.38	2072.26	
Sp-Asmnt	93.02	69.02	66.02	69.02	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 BA	F	M		768			ADDTN
1	F/C	A		334			PORCH
	EFP	P		174	6960		PORCH
	OFF	P		292	8760		PORCH
	EFP	P		80	3200		PORCH
	DK	P		192	2880		PORCH
	F	G		512	12290		GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
358	1	2004-06-24	COLE CHRIS D &	LWD	120000	14000	76800
640	1	1997-10-29	OBENOUR MARK E & AMY	LSL *	0	9800	44890
165	1	1993-03-08	OBENOUR MARK E	LWD	55000	0	37310
717	1	1990-09-07		LUN *	0	0	30000
322	0	1987-04-30		*	14500	0	42430
976	0	1986-11-21		*	14200	0	42430

Year	Land	Bldg	Total	Net Tax
2021	6510	41340	47850	2109.40
2020	6510	41340	47850	2117.86

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



7859 CR 60 45835

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1102 101700
	Full Upper	FRAME	768 56200
	Qtr Story	FRAME	768 3060
	Basement		768 14370
	Subtotal		175330
Metal	Roof	HIP	
	B 1 2 U A		
	X X	Air Conditioning	3330
	X X	Plumbing	2800
	X	Garages and Carports	12290
	X	Extra Features	21800
	X	Total Value	215550
Number of Rooms	1 5 3 1	PUB ELECTRIC	
Bedrooms	3	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
F/A STOVE			
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 Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 BAF	1870	1870		C	OLD/GD	215550	.40	.15	133020
2 Pole Build		40X60	2400		C	1996AV	28800	.60		11520
3 POND	*.21AC	0	0			OLD/	0			0
homesite	acres/ frontage	effective depth	depth factor	actual rate	effective rate	extended value	true value			
small acreage	1.0000	frontage	depth	15000	5000	15000	15000			

Call Back:	Sign: PSN Date: 2015-09-17	Lister:	43-290020.0000-v082020R
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