

WASHINGTON TWP  
NORTHERN SD

00400

Hardin County, Ohio  
Michael T. Bacon, Auditor

43-310014.0000  
S08

RES  
2025

sale

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

2022 MCPHERON CARL G & CHA	2007-05-16			
2023 MCPHERON CARL G & CHA	2007-05-16			
2024 MCPHERON CARL G & CHA	2007-05-16			
2025 MCPHERON CARL G & CHARL	2007-05-16	PT NE 1/4 NE 1/4 31		
6870 & 6896 CR 60	1WD	1.691A		
DOLA OH 45835	\$0			

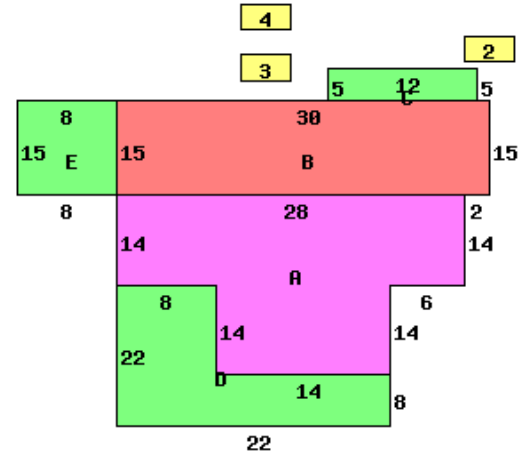
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.6900	1.6900	1.6900	1.6900	18450
Land100%	14660	18460	18460	18460	115060
Bldg100%	86370	115060	115060	115060	133510t
Totl100%	101030t	133510t	133510t	133510t	
Cauv100%					
Tax Value:					
Land 35%	5130	6460	6460	6460	6460
Bldg 35%	30230	40270	40270	40270	40270
Totl 35%	35360t	46730t	46730t	46730t	46730t
Hmstd35%	29640	39690	39690	39690	
Owner Oc	34.86	37.10	36.96	36.82	hmstd 5250 l 34440 b
Hmstd RB					
Net Tax	1553.06	1625.16	1639.34	1632.92	
Sp-Asmnt	24.00	24.00	21.00	24.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		588		b	ADDTN
1H	F/C	A		450		c	PORCH
	EFP	P		60	2400	d	PORCH
	EFP	P		288	11520	e	PORCH
	OFF	P		120	3600		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
182	1	2007-05-16	MCPHERON CARL G & CHARLE	1WC *	0	11970	65710
143	1	2007-04-11	MCPHERON CALVIN D & CARL	1CT *	0	11970	65710
318	1	2000-07-27	MCPHERON ROBERT G	1CT *	0	9060	65400
963	1	1995-10-04	MCPHERON ROBERT G	1WD *	0	10400	41910
962	1	1995-10-04	MCPHERON CARL G	1QC *	12000	10400	41910

Year	Land	Bldg	Total	Net Tax
2021	5130	30230	35360	1561.08
2020	5130	30230	35360	1567.34

project	ben acres	/ %	factor
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



6870 6896 CR 60 45835

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1H	Sq-Ft Value
Floor Level	Main	FRAME 1038 104480
	Part Upper	FRAME 1038 38730
	Basement	588 11190
	Subtotal	154400
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X X	Heating -1965
Unfinished Wall	X	Extra Features 17520
Floor/Pine	X X	Total Value 169955
Number of Rooms	1 5 2	
Bedrooms	2 2	PUB ELECTRIC
		PRIV WATER
Floor/Wall	X	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	
		Neighborhood:
		Code: 4300
		Dwl/Gar/NC% 1.2100

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	FtxFt	Area	Grade	Cond	Value	Dpr	Value
2 Poultry Ho	*NV	10X12	120		OLD/	0		0
3 Garage		24X24	576	C	1991AV	13820	.65	5850
4 Pole Build		45X60	2700	C	1990AV	32400	.65	11340
5 Garage	F	16X21	336	C	2000AV	8060	.55	4390
6 MH Additio		14X20	280	D	1990AV	2690	.65	940
homesite	acres/	effective	depth	actual	effective	extended	true	
small acreage	frontage	frontage	depth	rate	rate	value	value	
	1.0000		factor	15000	15000	15000	15000	
	.6900			5000	5000	3450	3450	