WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-320030.0000 RES
T10.01 2025

sale

2022 SHEPHERD DYLAN A & CA		2020-04-22
2023 SHEPHERD DYLAN A & CA		2020-04-22
2024 SHEPHERD DYLAN A & CA		2020-04-22
2025 SHEPHERD DYLAN A & CARL		2020-04-22 PT E2 SE4 S32 2.00A
7815 SR 701		1QC
		$0
ADA OH 45810		

Orig Tax Year 2016
Parent: 43-320005.0000

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

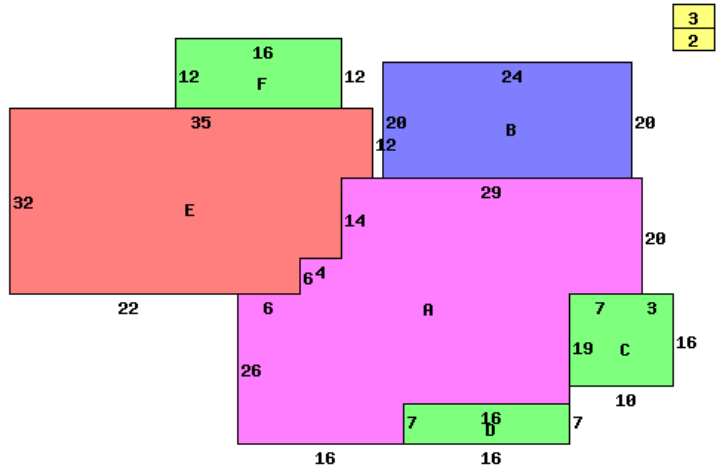
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.0000	2.0000	2.0000	2.0000	
Land100%	15600	20000	20000	20000	20000
Bldg100%	61660	84630	84630	120000	120010
Totl100%	77260t	104630t	104630t	140000t	140010t
Cauv100%					
Tax Value:					
Land 35%	5460	7000	7000	7000	7000
Bldg 35%	21580	29620	29620	42000	42000
Totl 35%	27040t	36620t	36620t	49000t	49000t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1214.28	1302.64	1313.64	1750.86	
Sp-Asmnt	30.63	30.63	27.63	32.28	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1324		a	*MAIN
	F	G		480	11520	b	GRAGE
	OFP	P		160	4800	c	PORCH
	PAT	P		112	340	d	PORCH
1	F/C	A		1036		e	ADDTN
	OFP	P		192	5760	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
172	1	2020-04-22	SHEPHERD DYLAN A & CARLIE	1QC *	0	15000	54690
391	1	2015-08-13	SHEPHERD DYLAN	1WD	78000	0	0

Year	Land	Bldg	Total	Net Tax
2021	5460	21580	27040	1220.56
2020	5460	21580	27040	1225.44

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



7815 SR 701 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2360	156420
	Basement		662	12540
	Subtotal			168960
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X			
Unfinished Wall	X				
Floor/Hardwood		X			
Floor/Pine		X			
Floor/Concrete	X				
Number of Rooms		1	6		
Bedrooms			4		
Central Heat					A
FORCED AIR					
Central A/C					A
Plumbing					
Standard		1			
Extra 3 Fixture		1			

Air Conditioning	4060
Plumbing	2100
Garages and Carports	11520
Extra Features	10900
Total Value	197540
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	4300
Dwl/Gar/NC%	1.2100

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	1 B F		2360		C	OLD/AV	197540	.55		107560	
2	Pole Build		40X70	2800		C	1974AV	26880	.65		9410	1 SIDE OPN
3	Lean-To		10X40	400		C	2024AV	3200	.05		3040	

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	1.0000				5000	5000	5000	5000

Call Back: Sign: PSN Date: 2015-09-17 Lister: 43-320030.0000-v082020R