WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-350006.0000 AGR
W11 2026

sale

2023 MINTER TERRY E TRUSTE	2005-12-06	
2024 MINTER TERRY E TRUSTE	2005-12-06	
2025 MINTER TERRY E TRUSTE	2005-12-06	
2026 MINTER TERRY E TRUSTEE	2005-12-06 PT NE 1/4 35 80.00A	
10878 CR 60	4QC SEE PCL 43-350006.01 FOR	
	$0 REST OF SPECIALS	
DOLA OH 45835		

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	80.0000	80.0000	80.0000	80.0000	80.0000			
Land100%	498490	498490	498490	498490		498490	722740	722740
Bldg100%	183110	183110	183110	183110		183110	229340	229330
Totl100%	681600t	681600t	681600t	681600t		681600t	952090t	952070t
Cauv100%	256310	256310	256310	256310		498490	722740	254200
Tax Value:								
Land 35%	89710	89710	89710	89710		89710	88970	252960
Bldg 35%	64090	64090	64090	64090		64090	80270	80270
Totl 35%	153800t	153800t	153800t	153800t		153800t	169240t	333220t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	5470.92	5517.08	5495.54	5495.54	5495.54			
Cauv Sav	4917.30	3015.08	3040.50	3028.62				
Sp-Asmnt	255.10	247.10	360.14	360.14				

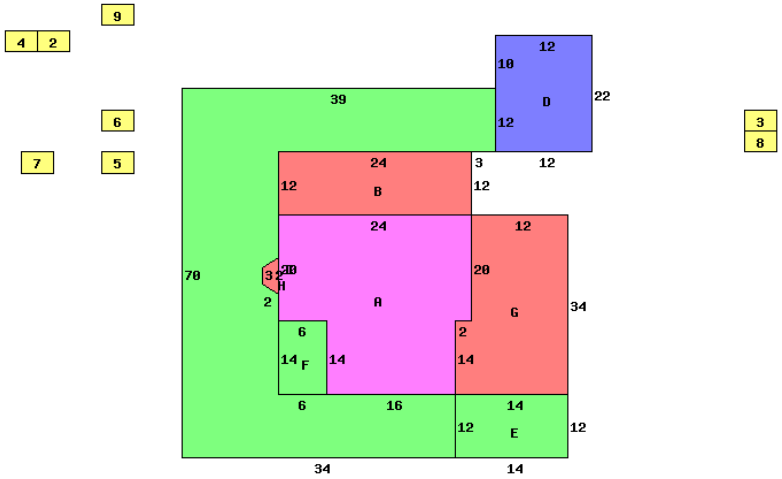
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		704		a	*MAIN
1	F/C	A		288		b	ADDTN
	OFP	P		1418	42540	c	PORCH
	F	G		264	6340	d	GRAGE
	OFP	P		168	5040	e	PORCH
	EFP	P		84	3360	f	PORCH
1	F	A		436		g	ADDTN
1 B	F	A		10		h	ADDTN

#: 007 L/W
433500070000 35.00a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
476	4	2005-12-06	MINTER TERRY E TRUSTEE	4QC *	0	101740	57710
324	3	2005-09-01	MINTER TERRY E	3CT *	0	82860	61200
327	1	1989-04-26		1WD	80000	0	88110

Year	Land	Bldg	Total	Net Tax
2022	49800	46870	96670	4341.18
2021	49800	46870	96670	4363.66

project		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
125 HYDRAULIC - BLANCHARD	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
131 BLANCHARD RIVER MAINT	XA/2025			
183 WARMBROD - BLANCHARD	XA/2025			
235 KELLOGG #983 - BLANCHARD	XA/2025			
286 DEARDORFF #1024 - BLANCHARD	XA/2025			
592 EAGLE CREEK MAINT HANCOCK CO	XA/2018			



10878 CR 60 45835

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1438	113690
	Full Upper	FRAME	704	53150
	Basement		528	10070
	Subtotal			176910
Metal	Roof	GABLE		

	B	1	2	U	A		
Plaster/Drywall		P	P			Air Conditioning	3780
Panelled Wall		X	X			Plumbing	2800
Unfinished Wall	X					Garages and Carports	6340
Floor/Hardwood		X	X			Extra Features	50940
Floor/Carpet		X				Total Value	240770
Floor/Concrete	X						
Number of Rooms		3	4	3		PUB ELECTRIC	
Bedrooms			3			PRIV WATER	
						PRIV SEWER	
Central Heat		A				PUB PAVED ST/RD	
FORCED AIR							
Heat Pump		A				Neighborhood:	
Central A/C		A				Code:	4300
Plumbing						Dwl/Gar/NC%	1.5300
Standard	1						
Extra 3 Fixture	1						
Extra Fixture	1						

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	2 B F		2142		C	1911GD	240770	.40		221030	
2	Flat Barn		66X60	3960		D	OLD/AV	38020	.80	.50	3800	
3	Shed	*SV 0	24X34	816		C-	OLD/FR	500			500	
4	Lean-To		24X56	1344		D	OLD/AV	6880	.65		2410	1 SIDE OPN
5	Shop-Stud	*SV 0	16X20	320			OLD/FR	500			500	
6	Shed	*SV 0	30X40	1200			OLD/FR	600			600	
7	Poultry Ho	*SV 0	14X40	560			OLD/FR	300			300	
8	Lean-To		10X10	100		D	1900F	640	.70		190	
9	Pool	*PP		0			2020AV	0			0	

Tab	#	S	O	I	L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-				26.6291	8740	232740	2550	67900
C	2	BOB	BLOUNT SILT LOAM, 2				7.5510	8370	63200	2230	16840
C	52	PKA	PEWAMO SICL 0-1% SL				42.7849	9410	402610	3450	147610
W	2	BOB	BLOUNT SILT LOAM, 2				.3603	4540	1640	230	80
W	52	PKA	PEWAMO SICL 0-1% SL				.1029	7790	800	230	20
	670	HSITE	HOMESITE				1.0000	21750	21750	21750	21750
	980	ROAD	ROAD				1.5718				
							80		722740	(100%)	254200
									252960	(35%)	88970

CAUV # 2337

Call Back: Sign: PSN Date: 2017-06-07 Lister:

43-350006.0000-v082020R