

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-380016.0000
KK18

RES
2025

sale

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

2022	KELLY JAMES H & WANDA	2015-10-05			
2023	KELLY JAMES H & WANDA	2015-10-05			
2024	KELLY WANDA E	2023-08-01			
2025	KELLY WANDA E	2023-08-01	ORIGINAL 21		
	9802 WASHINGTON		2CT		
	DOLA OH 45835	\$0			

Tax Year	2022	2023	2024	2025	
Prop Cls	510	510	510	510	CAMA 510
Acres	2630	3710	3710	3710	3700
Land100%	34430	39400	39400	39400	39390
Bldg100%	37060t	43110t	43110t	43110t	43090t
Totl100%					
Cauv100%					

2026	KINNISON MELISSA	2025-07-23			
	9802 WASHINGTON		LWD		
	DOLA OH 45835				

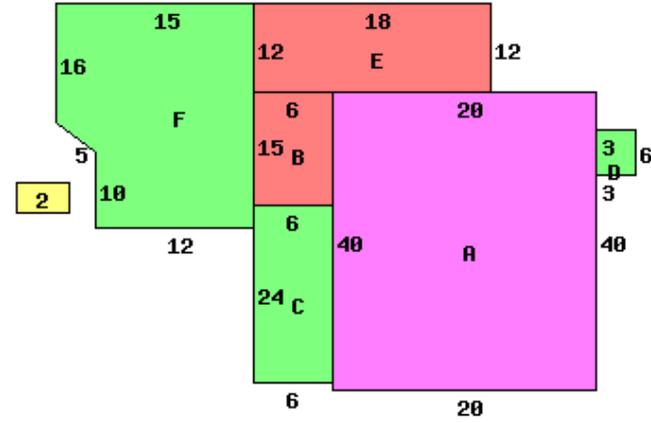
Tax Value:					
Land 35%	920	1300	1300	1300	1300
Bldg 35%	12050	13790	13790	13790	13790
Totl 35%	12970t	15090t	15090t	15090t	15080t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	582.44	536.78	541.30	539.20	
Sp-Asmnt	21.00	25.00	21.00	21.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 A	F/C	M		800		a	*MAIN
1	F/C	A		90		b	ADDTN
	OP	P		144	4320	c	PORCH
	DK	P		18	270	d	PORCH
1	F/C	A		216		e	ADDTN
	DK	P		414	6210	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
327	1	2025-07-23	KINNISON MELISSA	LWD *	0	3710	39400
311	2	2023-08-01	KELLY WANDA E	2CT *	0	2630	34430
516	2	2015-10-05	KELLY JAMES H & WANDA E	2WD	35000	3230	38060
79	2	1994-02-01	SANDERSON FRED A M	2WD	36000	0	22030
570	0	1986-07-28		*	10000	0	18710

Year	Land	Bldg	Total	Net Tax
2021	920	12050	12970	585.46
2020	920	12050	12970	587.80

Project	ben acres	/ %	factor
592 EAGLE CREEK MAINT HANCOCK CO			XA/2018
125 HYDRAULIC - BLANCHARD			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023



9802 WASHINGTON 45835

Occupancy	1 Single Family				
		*DWELLING COMPUTATIONS			
Story Height	1	Sq-Ft	Value		
Floor Level	Main	FRAME	1106	102070	
	Qtr Story	FRAME	800	3190	
	Subtotal			105260	
Metal	Roof	GABLE			
Plaster/Drywall	X	X	800 sq ft	Attic Finish	12690
Panelled Wall	X			Extra Features	10800
Floor/Carpet	X			Total Value	128750
Floor/Tile-Lino	X	X			
Number of Rooms	5	2		PUB ELECTRIC	
Bedrooms	1	2		PUB GAS	
Central Heat	A			PRIV WATER	
FORCED AIR				PRIV SEWER	
Plumbing				PUB SIDEWALK	
Standard	1			Neighborhood:	
				Code:	4310
				Dwl/Gar/NC%	.8000

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 AF/C	FtxFt	Area	Grade	Cond	Value	Dpr	Dpr
2 Garage		16X20	320	C-	OLD/AV	115880	.55	.10
				C	OLD/FR	7680	.70	1840
front lot	acres/	effective	depth	actual	effective	extended	true	true
	frontage	frontage	depth	rate	rate	value	value	value
		66.00	132	94	60	3700	3700	3700