WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-380059.0000 RES
LL36 2026

sale

2023	ARMENTROUT BRICE	2018-01-17
2024	ARMENTROUT BRICE	2018-01-17
2025	ARMENTROUT BRICE	2018-01-17
2026	ARMENTROUT BRICE	2018-01-17 ORIGINAL 50
	2549 WAYNE ST	1WD
		$56,700
	DOLA OH 45835	

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

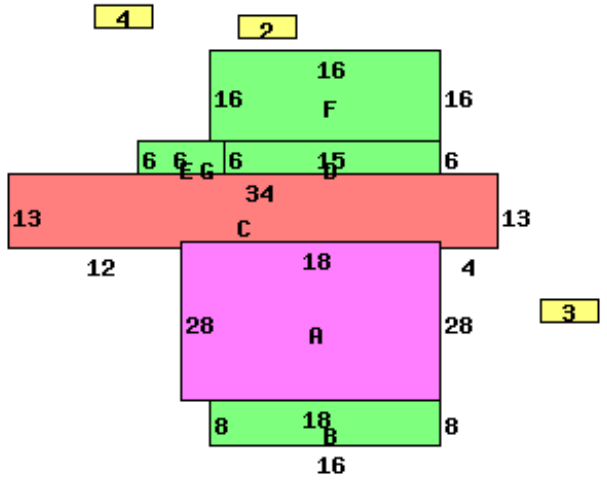
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3710	3710	3710	3710		3710	4290	4290
Bldg100%	56030	56030	56030	56030		56030	59510	59520
Totl100%	59740t	59740t	59740t	59740t		59740t	63800t	63810t
Cauv100%								
Tax Value:								
Land 35%	1300	1300	1300	1300		1300	1500	1500
Bldg 35%	19610	19610	19610	19610		19610	20830	20830
Totl 35%	20910t	20910t	20910t	20910t		20910t	22330t	22330t
Hmstd35%	20910	20910	20910	20910		20910	22330	
Owner Oc	19.54	19.48	19.40	19.40	19.40	hmstd 1300 l 19610 b		
Hmstd RB								
Net Tax	724.26	730.60	727.76	727.76	727.76			
Sp-Asmnt	25.00	21.00	21.00	21.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		504		a	*MAIN
	OFP	P		128	3840	b	PORCH
1	F/C	A		424		c	ADDTN
	EFP	P		90	3600	d	PORCH
	CAN	P		36	290	e	PORCH
	DK	P		256	3840	f	PORCH
	DK	P		36	540	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
21	1	2018-01-17	ARMENTROUT BRICE	1WD		56700	2510	47340
136	1	1999-04-08	ACTON CHAD & JAYME	1CQ	*	0	3710	18860
141	1	1995-02-24	SALYER JEFFREY LEE	1QC	*	0	0	22430
697	1	1994-08-03	SALYER JEFFERY LEE	1QC	*	0	0	22430

Year	Land	Bldg	Total	Net Tax
2022	920	18230	19150	837.46
2021	920	18230	19150	841.80

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			



2549 WAYNE 45835

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	928	101640
	Full Upper	FRAME	504	42780
	Subtotal			144420
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	X	Air Conditioning	2460
Floor/Hardwood	X	X	Extra Features	12110
Floor/Carpet	X	X	Total Value	158990
Floor/Tile-Lino	X			
Number of Rooms	4	3	PUB ELECTRIC	
Bedrooms	1	3	PUB GAS	
			PRIV WATER	
Central Heat	A		PRIV SEWER	
FORCED AIR			PUB PAVED ST/RD	
Central A/C	A			
Plumbing			Neighborhood:	
Standard	1		Code:	4310
			Dwl/Gar/NC%	.8500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 F/C		1432		D+	OLD/AV	135140	.55		51690
2	Shed	*PP	12X12	144			OLD/FR	0			0
3	Garage	F	24X32	768		C	2003AV	18430	.50		7830
4	Pool	*PP		0			2014	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		66.00	132	94	69	65	4290	4290

Call Back: Sign: PSN Date: 2015-09-22 Lister: 43-380059.0000-v082020R