MCDONALD USV RHD FIRE DISTRICT
00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-280019.0000 RES
H17.03 2025

sale

2022 GRENER BARBARA LYNN
2023 GRENER BARBARA LYNN
2024 GRENER BARBARA LYNN
2025 GRENER BARBARA LYNN 11068 ETC 5.879A
4187 SR 67
$0
KENTON OH 43326

Orig Tax Year 2000
Parent: 45-280017.0000

Eff Rate: – 44.45 — 40.66 — 39.34 — 39.29 — a/r

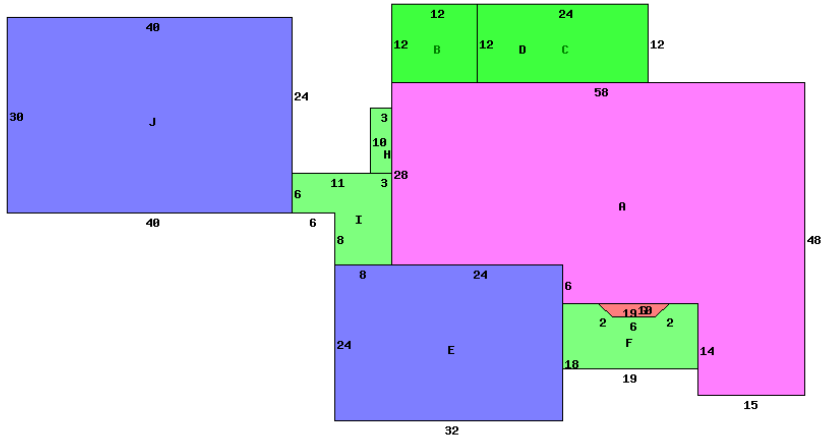
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	511	511	511	511	511
Acres	5.8790	5.8790	5.8790	5.8790	5.8790	
Land100%	23030	35370	35370	35370	35370	38080
Bldg100%	226110	286090	286090	286090	286090	375780
Totl100%	249140t	321460t	321460t	321460t	321460t	413860t
Cauv100%						
Tax Value:						
Land 35%	8060	12380	12380	12380	12380	13330
Bldg 35%	79140	100130	100130	100130	100130	131520
Totl 35%	87200t	112510t	112510t	112510t	112510t	144850t
Hmstd35%	83550	106430	106430	106430	106430	
Owner Oc	87.46	92.72	88.10	88.12	88.12	hmstd 6300 l 100130 b
Hmstd RB						
Net Tax	3423.14	4090.12	3965.48	3959.88	3959.88	
Sp-Asmnt	34.33	37.33	102.38	102.38		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2038		a	*MAIN
	OFP2	P		144	4320	b	PORCH
	EFP2	P		288	11520	c	PORCH
	PAT	P		432	1300	d	PORCH
	F2	G		768	18430	e	GRAGE
	OFP	P		174	5220	f	PORCH
1 B	F	A		16		g	ADDTN
	BAY	P		30	1140	h	PORCH
	EFP	P		148	5920	i	PORCH
	F	G		1200	28800	j	GRAGE

gas fireplace and wood burning fireplace

Year	Land	Bldg	Total	Net Tax
2021	8060	79140	87200	3617.80
2020	8060	79140	87200	3667.56

p r o j e c t	ben acres / % factor
500 HARDIN COUNTY LANDFILL	XA/2025
902 MAIN DISTRICT CONSERVANCY	XA/2025
135 BADER #888 SCIOTO RIVER MCDO	XA/2025
298 HUGHES #1053 - SCIOTO RIVER	XA/2025



4187 SR 67 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2054	139900
	Basement		2054	37860
	Subtotal			177760
Shingle	Roof	HIP/GABLE		

B 1 2 U A

Plaster/Drywall	D	16 sq ft	Basement Finish 380
Unfinished Wall	X		Fireplaces 2000
Floor/Carpet	X		Air Conditioning 3660
Number of Rooms	3 7		Plumbing 3500
Bedrooms	4		Garages and Carports 47230
Dining Rooms	1		Extra Features 31300
			Total Value 265830
Fireplace			
Openings	1		PUB ELECTRIC
Stacks	1		PRIV WATER
Heat Pump	A		PRIV SEWER
Central A/C	A		PUB PAVED ST/RD
Plumbing			
Standard	1		Neighborhood:
Extra 3 Fixture	1		Code: 3100
Extra 2 Fixture	1		Dwl/Gar/NC% 1.5500

	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		2070		B-	1994AV	319000	.24		375780

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	4.4790				5000	3880	17380	17380
road	.4000							

Call Back: Sign: PSN Date: 2014-11-06 Lister: 45-280019.0000-v082020R