MCDONALD USV RHD FIRE DISTRICT 00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-280047.0000 RES
H14.01 2026

sale

2023 COX ALLEN REED & MARS
2024 COX ALLEN REED & MARS
2025 COX ALLEN REED & MARS
2026 COX ALLEN REED & MARSHA 11068-11074 2.00A
3585 SR 67
$0
BELLE CENTER OH 43310

2028 COX MARSHA D 2026-01-15
3585 SR 67 2CT
BELLE CENTER OH 43310

Eff Rate:- 40.66 — 39.34 — 39.29 — 39.29 — a/r

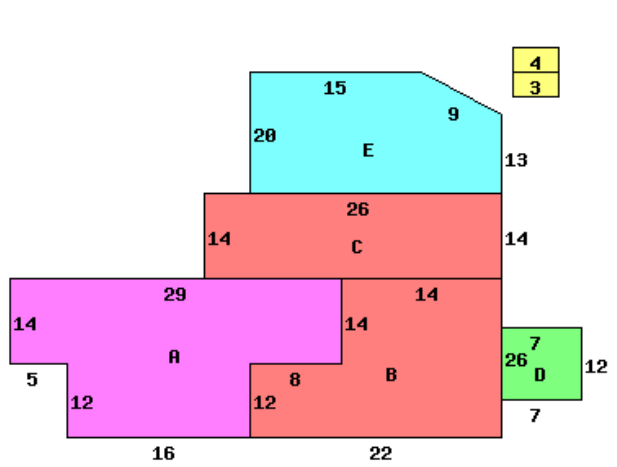
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.0000	2.0000	2.0000	2.0000	2.0000			
Land100%	23000	23000	23000	23000		23000	25710	25700
Bldg100%	153630	153630	153630	153630		153630	199570	199560
Totl100%	176630t	176630t	176630t	176630t		176630t	225290t	225260t
Cauv100%								
Tax Value:								
Land 35%	8050	8050	8050	8050		8050	9000	9000
Bldg 35%	53770	53770	53770	53770		53770	69850	69850
Totl 35%	61820t	61820t	61820t	61820t		61820t	78850t	78840t
Hmstd35%	58250	58250	57580	57580		57580	74600	
Owner Oc	50.74	48.22	47.68	47.68	47.68	hmstd 6300 l	51280 b	
Hmstd RB	332.92	344.98	356.78	356.78	356.78			
Net Tax	1914.66	1834.08	1819.76	1819.76	1819.76			
Sp-Asmnt	34.23	76.20	76.20	76.20				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		598		a	*MAIN
1	F/C	A		460		b	ADDTN
1	F/C	A		364		c	ADDTN
	OFP	P		84	2520	d	PORCH
	PAT	X		416		e	OTHER

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
22	2	2026-01-15	COX MARSHA D	2CT @	0	23000	153630

Year	Land	Bldg	Total	Net Tax
2022	5460	49720	55180	1823.30
2021	5460	49720	55180	1927.00

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
135 BADER #888 SCIOTO RIVER MCDO	XA/2025			
298 HUGHES #1053 - SCIOTO RIVER	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



3585 SR 67 43310

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1422	112420
	Full Upper	FRAME	598	49230
	Subtotal			161650
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D D	Plumbing	700	
Panelled Wall	X	Extra Features	2520	
Floor/Hardwood	X X	Total Value	164870	
Floor/Carpet	X X			
Floor/Tile-Lino	X	PUB ELECTRIC		
Number of Rooms	5 3	PUB GAS		
Bedrooms	3	PRIV WATER		
		PRIV SEWER		
Central Heat	A	PUB PAVED ST/RD		
FORCED AIR		Topo: ROLLING		
Plumbing				
Standard	1	Neighborhood:		
Extra Fixture	1	Code:	3100	
		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	2 F/C		2020		C	OLD/VG	164870	.30		178880	
2	Shed		36X40	1440		C	1955FR	17280	.70		5180	
3	Garage		24X30	720		C	1998AV	19440	.55		13560	CONCRET FL ELECTRIC
4	P	OFP0	6X24	144		C	1998AV	4320	.55		1940	

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	1.0000				5000	5000	5000	5000

Call Back: Sign: PSN Date: 2014-11-06 Lister: 45-280047.0000-v082020R