

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-290052.0000
F52

RES
2025

sale

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

| | | | | | |
|------|------------------------|------------|-----------|----------|--|
| 2022 | HOLBROOK MATTHEW & S | 2014-09-10 | | | |
| 2023 | HOLBROOK MATTHEW & S | 2014-09-10 | | | |
| 2024 | HOLBROOK MATTHEW & S | 2014-09-10 | | | |
| 2025 | HOLBROOK MATTHEW & SER | 2014-09-10 | 10221 ETC | 9.594A | |
| | 16481 TR 39 | | 1SH | | |
| | BELLE CENTER OH 43310 | | | \$67,000 | |

| | | | | | |
|----------|---------|---------|---------|---------|---------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 9.5940 | 9.5940 | 9.5940 | 9.5940 | 42490 |
| Land100% | 27290 | 42490 | 42490 | 42490 | 89280 |
| Bldg100% | 81370 | 89290 | 89290 | 89290 | 131770t |
| Totl100% | 108660t | 131770t | 131770t | 131770t | |
| Cauv100% | | | | | |

Orig Tax Year 2006
Parent: 45-290003.0000

| | | | | | |
|------------|---------|---------|---------|---------|--------|
| Tax Value: | | | | | |
| Land 35% | 9550 | 14870 | 14870 | 14870 | 14870 |
| Bldg 35% | 28480 | 31250 | 31250 | 31250 | 31250 |
| Totl 35% | 38030t | 46120t | 46120t | 46120t | 46120t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 1531.08 | 1714.62 | 1661.64 | 1659.36 | |
| Sp-Asmnt | 26.23 | 26.23 | 59.72 | 59.72 | |

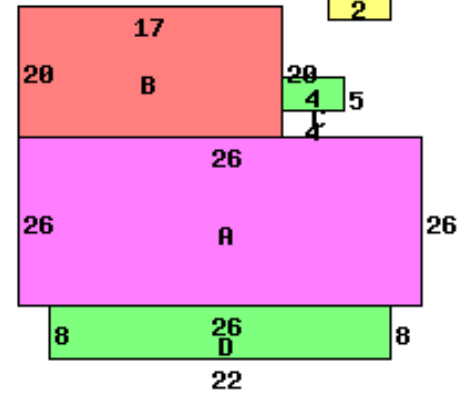
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 2 | F/C | M | | 676 | | | |
| 1 B | F | A | | 340 | | b | ADDTN |
| | STP | P | | 20 | 80 | c | PORCH |
| | EPF | P | | 176 | 7040 | d | PORCH |

| | | | | | | | |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
| 393 | 1 | 2014-09-10 | HOLBROOK MATTHEW & SEREN | 1SH * | 67000 | 25200 | 51800 |
| 285 | 1 | 2005-05-06 | BADERTSCHER MARK A & HEA | 1 | 80000 | 0 | 0 |

| | | | | |
|------|------|-------|-------|---------|
| Year | Land | Bldg | Total | Net Tax |
| 2021 | 9550 | 28480 | 38030 | 1618.16 |
| 2020 | 9550 | 28480 | 38030 | 1640.42 |

| | | | |
|-------------------------------|-----------|-----|---------|
| project | ben acres | / % | factor |
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 500 HARDIN COUNTY LANDFILL | | | XA/2025 |

3



16481 TR 39 43310

| | |
|---------------------------|-------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height 2 | Sq-Ft Value |
| Floor Level | |
| Main | FRAME 1016 102260 |
| Full Upper | FRAME 676 52560 |
| Basement | 85 2080 |
| Subtotal | 156900 |
| Metal | Roof GABLE |
| Plaster/Drywall | X X Extra Features 7120 |
| Panelled Wall | X Total Value 164020 |
| Unfinished Wall | X |
| Floor/Carpet | X X PUB ELECTRIC |
| Floor/Concrete | X PRIV WATER |
| Floor/Tile-Lino | X PRIV SEWER |
| Number of Rooms | 1 5 4 PUB PAVED ST/RD |
| Bedrooms | 1 4 Topo: ROLLING |
| Central Heat | A Neighborhood: |
| FORCED AIR | Code: 3100 |
| Plumbing | Dwl/Gar/NC% 1.1800 |
| Standard | 1 |

| | | | | | | | | | |
|---------------|----------|------------|-------|--------|-----------|----------|-------|-----|-------|
| Bldg Type | SHB+Cons | DixHt | Unit | Grade | Blt/Renov | Replace | Phy | Fnc | True |
| 1 DWELLING | 2 F/C | 1692 | | C- | OLD/AV | 147620 | .55 | Dpr | 78390 |
| 2 Garage | | 24X24 576 | | C | 1975AV | 13820 | .65 | Dpr | 5710 |
| 3 Shed | | 30X60 1800 | | D | 1972FR | 17280 | .70 | Dpr | 5180 |
| homesite | acres/ | effective | depth | actual | effective | extended | true | | |
| small acreage | frontage | frontage | depth | rate | rate | value | value | | |
| | 1.0000 | 18000 | | 5000 | 18000 | 18000 | 18000 | | |
| | 8.5940 | 5000 | | | 2850 | 24490 | 24490 | | |

Call Back:

Sign: PSN Date: 2014-11-05 Lister:

45-290052.0000-v082020R