

MCDONALD USV RHD FIRE DISTRICT

07:25 PM

RES
2025

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

- sale

2022	ABOUAF	BRITTANY	2012-09-21		
2023	ABOUAF	BRITTANY	2012-09-21		
2024	ABOUAF	BRITTANY	2012-09-21		
2025	ABOUAF	BRITTANY	2012-09-21	10221	1.00A
	16861	TR 39		2WD	
				\$118,000	
	BELLE CENTER OH	43310			

BELLE CENTER OH 43310

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

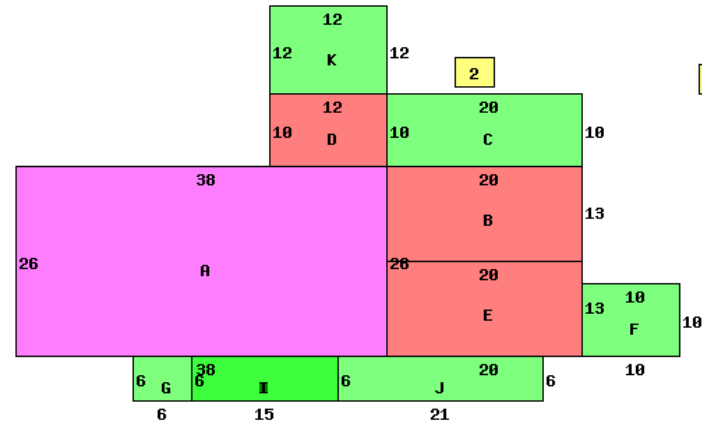
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	9310	13310	13310	13310	13320
Bldg100%	105060	111910	111910	111910	111920
Tot l100%	114370t	125230t	125230t	125230t	125240t
Cauv100%					
Tax Value:					
Land 35%	3260	4660	4660	4660	4660
Bldg 35%	36770	39170	39170	39170	39170
Tot l 35%	40030t	43830t	43830t	43830t	43830t
Hmstd35%					
Owner Oc	41.90	38.18	36.28	36.30	
Hmstd RB					
Net Tax	1569.68	1591.30	1542.86	1540.66	
Sp-Asmnt	26.52	26.52	58.76	58.76	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		988		a	*MAIN
1	F/C	A		260		b	ADDTN
	EFF	P		200	8000	c	PORCH
1	F/C	A		120		d	PORCH
1	F/C	A		260		e	ADDTN
	PAT	P		100	300	f	PORCH
	STP	P		36	140	g	PORCH
	STP	P		90	360	h	PORCH
	RFX	P		90	900	i	PORCH
	RFX	P		126	1260	j	PORCH
	DK	P		144	2160	k	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
424	1	2012-09-21	ABOUAF BRITTANY	2WD	118000	7140	54200
808	2	2005-12-07	SUEVER DARY E & BILLIE	2SD	90000	7860	53170
153	3	2004-04-09	DANIELS MARY ANN	3AF *	0	7140	49090

Year	Land	Bldg	Total	Net Tax
2021	3260	36770	40030	1658.92
2020	3260	36770	40030	1681.76

p r o j e c t				ben acres	/ %	factor
902	MAIN DISTRICT	CONSERVANCY	XA/2025			
500	HARDIN COUNTY	LANDFILL	XA/2025			



16861 TR 39 43310

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1			Sq-Ft	Value
Floor Level		Main	FRAME	1628	124900
		Subtotal	Roof		124900
Shingle			GABLE		
Plaster/Drywall	B 1	2 U A			
Panelled Wall		X		Air Conditioning	2900
Floor/Carpet		X		Plumbing	2100
Floor/Tile-Lino		X		Extra Features	14240
Number of Rooms		8		Total Value	144140
Bedrooms		4			
Central Heat	A			PUB ELECTRIC	
FORCED AIR				PRIV WATER	
Central A/C	A			PRIV SEWER	
Plumbing				PUB PAVED ST/RD	
Standard	1			Neighborhood:	
Extra 3 Fixture	1			Code:	3100
				Dwl/Gar/NC%	1,1800

1	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
2	DWELLING	1 F/C	FtxFt	1628		C-	Cond	Value	Dpr	Dpr	Value
3	Shed	*NV	8X12	96			1973GD	129730	.30		107160
3	Garage		20X24	480		C	OLD/ OLD/AV	0 11520	.65		0 4760
front lot		acres/ frontage	effective frontage	depth 225	depth factor	actual rate	effective rate	extended value	true value		
			193.00		115	60	69	13320	13320		

Call Back:

Sign: PSN Date: 2014-10-05 Lister:

45-291021.0000-v082020R