MCDONALD USV RHD FIRE DISTRICT
00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-300018.0000 AGR
F81 2025

sale

2022 SEARSON STEVE A ETAL	2016-01-12	
2023 SEARSON STEVE A ETAL	2016-01-12	
2024 SEARSON STEVE A ETAL	2016-01-12	
2025 SEARSON STEVE A ETAL	2016-01-12 13360 108.00A	
17689 CR 65	1WD	
	$0	
BELLE CENTER OH 43310		

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

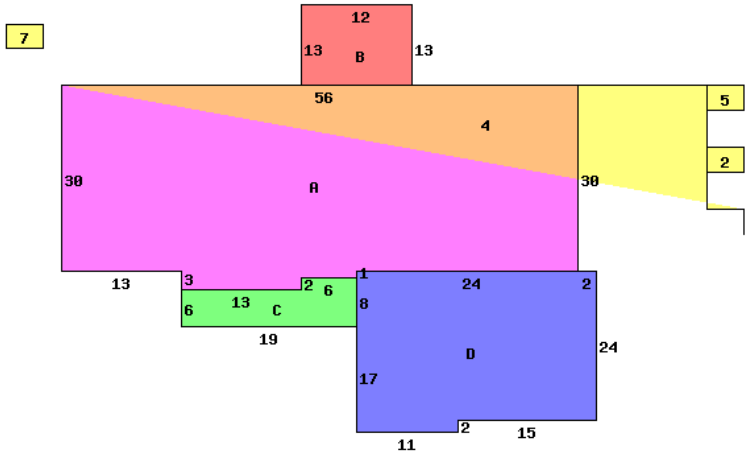
Tax Year	2022	2023	2024	2025	2025		CAMA
Prop Cls	111	111	111	111	111		111
Acres	108.0000	108.0000	108.0000	108.0000	108.0000		
Land100%	543340	597940	597940	597940	173600		597940
Bldg100%	79600	61630	6230	6230	6230		247560
Totl100%	622940t	659570t	604170t	604170t	179830t		845500t
Cauv100%	91970	173600	173600	173600			173590
Tax Value:							
Land 35%	32190	60760	60760	60760	60760		209280
Bldg 35%	27860	21570	2180	2180	2180		86650
Totl 35%	60050t	82330t	62940t	62940t	62940t		295930t
Hmstd35%	80720	25690	90770	90770	90770		
Owner Oc	62.86	22.38	52.10	52.12	52.12	hmstd 6300 l 84470 b	
Hmstd RB	343.14	332.92	344.98	356.78	356.78		
Net Tax	2011.58	2705.52	1870.56	1855.62	1855.62		
Cauv Sav	6360.16	5521.60	5350.96	5343.62			
Sp-Asmnt	481.90	395.20	506.06	898.36			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1725		a	*MAIN
1	F/C	A		156		b	ADDTN
	OFP	P		126	3780	c	PORCH
	F	G		646	15500	d	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
11	1	2016-01-12	SEARSON STEVE A ETAL	1WD *	0	391860	182860

Year	Land	Bldg	Total	Net Tax
2021	32190	85090	117280	4538.22
2020	32190	85090	117280	4592.54

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
147	KILLOUGH #919 SCIOTO RIVER M	XA/2025		
324	HARPSTER - SCIOTO RIVER	XA/2025		
500	HARDIN COUNTY LANDFILL	XA/2025		



17689 CR 65 43310

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1881	133140
	Basement		1725	31910
	Subtotal			165050
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	3290
Unfinished Wall	X	Plumbing	2100
Floor/Hardwood	X	Garages and Carports	15500
Floor/Carpet	X	Extra Features	3780
Floor/Concrete	X	Total Value	189720
Number of Rooms	1 6		
Bedrooms	3	PUB ELECTRIC	
		PUB GAS	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB PAVED ST/RD	
Plumbing		Topo: ROLLING	
Standard	1		
Extra 3 Fixture	1	Neighborhood:	
		Code:	3100
		Dwl/Gar/NC%	1.1800

	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		1881		C+	2023AV	208690	.02		241330
2	Flat Barn		40X60	2400		D	OLD/FR	23040	.80	.50	2300
4	Hog House		34X52	1768		D	1975AV	21220	.65	.50	3710
5	PIT	*SV 0	8X16	128			1975AV	2200	.80	.50	220
7	Shed	*PP	10X10	100			OLD/AV	0			0

Tab #		SOIL	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	1.4806	6030	8930	2660	3940
C 2	BOB	BLOUNT SILT LOAM, 2	21.1084	5770	121800	2360	49820
C 14	GWB	GLYNWOOD SILT LOAM	5.3404	5400	28840	1750	9350
C 16	GYC2	GLYNWOOD CLAY LOAM	3.9585	4750	18800	1050	4160
C 39	PM	PEWAMO SILTY CLAY L	18.7029	6490	121380	3560	66580
C 49	WA	WALLKILL SLT LOAM F	.4483	5470	2450	2050	920
W 2	BOB	BLOUNT SILT LOAM, 2	4.2760	3130	13380	470	2010
W 14	GWB	GLYNWOOD SILT LOAM	3.2910	2830	9310	750	2470
W 16	GYC2	GLYNWOOD CLAY LOAM	2.2183	1460	3240	230	510
W 39	PM	PEWAMO SILTY CLAY L	3.7612	5370	20200	1670	6280
671	HSITE	HOMESITE	1.0000	18000	18000	18000	18000
980	ROAD	ROAD	.9344				
C 2	BOB	BLOUNT SILT LOAM, 2	18.9636	5770	109420	230	4360
C 14	GWB	GLYNWOOD SILT LOAM	1.3687	5400	7390	230	320
C 16	GYC2	GLYNWOOD CLAY LOAM	12.1995	4750	57950	230	2810
C 39	PM	PEWAMO SILTY CLAY L	7.7483	6490	50290	230	1780
C 49	WA	WALLKILL SLT LOAM F	1.1999	5470	6560	230	280

108		597940	(100%)	173590
		209280	(35%)	60760

CAUV # 1291

Call Back: Sign: PSN Date: 2014-11-05 Lister:
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45-300018.0000-v082020R