

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-300027.0000
A07

AGR
2025

sale

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

2022 CONRAD DUARD SL	1995-10-13				
2023 CONRAD DUARD SL	1995-10-13				
2024 CONRAD DUARD SL	1995-10-13				
2025 CONRAD DUARD SL	1995-10-13	11068	12198	20.13A	
5126 SR 67	1FD				
KENTON OH 43326	\$49,900				

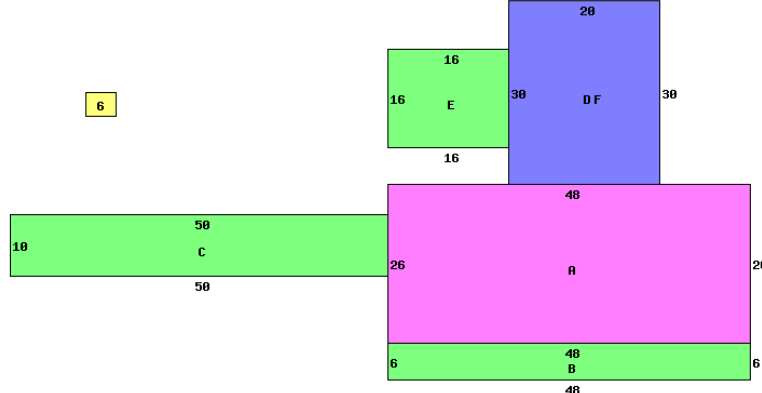
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	20.1300	20.1300	20.1300	20.1300	
Land100%	104570	118460	118460	118460	118470
Bldg100%	185430	197430	197430	197430	197630
Totl100%	290000t	315890t	315890t	315890t	316100t
Cauv100%	28400	53430	53430	53430	53430
Tax Value:					
Land 35%	9940	18700	18700	18700	41460
Bldg 35%	64900	69100	69100	69100	69170
Totl 35%	74840t	87800t	87800t	87800t	110640t
Hmstd35%	61470	66160	66160	66160	
Owner Oc	64.34	57.64	54.76	54.78	hmstd 6300 l 59860 b
Hmstd RB					
Net Tax	2948.66	3206.54	3108.54	3104.18	
Cauv Sav	1073.32	846.16	820.02	818.88	
Sp-Asmnt	50.09	55.72	110.07	110.07	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 +	F/C	M		1248		b	PORCH
	DK	P		288	8640	c	PORCH
	BAS	G		600	7500	d	GRAGE
	DK	P		256	3840	e	PORCH
1	F	A		600		f	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
1000	1	1995-10-13	CONRAD DUARD SL	1FD	0	20000	12600
987	1	1995-10-12	PATRICK KENDALL	1CT *	0	20000	12600

Year	Land	Bldg	Total	Net Tax
2021	9940	67000	76940	3205.70
2020	9940	67000	76940	3249.80

Project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
135 BADER #888 SCIOTO RIVER MCDO	XA/2025			
177 RITTER #975 SCIOTO RIVER MCD	XA/2025			
298 HUGHES #1053 - SCIOTO RIVER	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



5126 SR 67 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1H	Sq-Ft	Value
Floor Level	Main	FRAME 1848 132260
	Qtr Story	FRAME 1248 4780
	Subtotal	137040
Shingle	Roof	GABLE
B 1 2 U A		
Plaster/Drywall	D D	1248 sq ft Attic Finish 18830
Floor/Carpet	X X	Plumbing 2100
Floor/Concrete	X X	Garages and Carperts 1200
Number of Rooms	5 1	Extra Features 19980
Bedrooms	2 1	Total Value 179150
Central Heat	A	PUB ELECTRIC
		PUB GAS
Floor/Wall	X	PRIV WATER
Plumbing		PRIV SEWER
Standard	1	PUB PAVED ST/RD
Extra 3 Fixture	1	Topo: ROLLING
		Neighborhood:
		Code: 3100
		Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Phy	Fnc	True
1 DWELLING	1 +F/C	Area	Rate	Cond	Dpr	Dpr	Value
2 Shed	*NV	10X16	160	OLD/			0
3 Pole Barn	1	100X40	4000	C 2008AV	.45		26400
6 Shed	*PP	4X6	24	OLD/			0
7 Greenhouse	*PP	10X16	160	OLD/			0
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv	
C 2	BOB BLOUNT SILT LOAM, 2	2.8800	5770	16620	2360	6800	
C 14	GWB GLYNWOOD SILT LOAM	1.7600	5400	9500	1750	3080	
C 16	GVC2 GLYNWOOD CLAY LOAM	8.7600	4750	41610	1050	9200	
C 19	KAB KENDALLVILLE SILT L	1.4700	5800	8530	2090	3070	
C 39	PM PEWAMO SILTY CLAY L	3.7300	6490	24210	3560	13280	
671	HSITE HOMESITE	1.0000	18000	18000	18000	18000	
980	ROAD ROAD	.5300					
				20.13	118470	(100%)	53430
					41460	(35%)	18700
							CAUV # 1967

Call Back:

Sign: PSN Date: 2014-10-31 Lister:

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